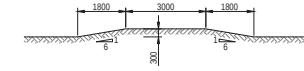
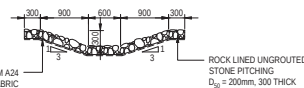




LEGEND	
	EXISTING HOUSE PLATFORM TO BE REMOVED AND MADE LEVEL WITH SURROUNDS TAKE UP EX GRAVEL AND REVEGETATE.
	RESHAPE AND REVEGETATE EXISTING DRAINAGE CORRIDORS
	EROSION SCOUR FILLING AREAS
	DRAINAGE CORRIDORS TO BE REPAIRED WITH UNGROUTED STONE PITCHING 300mm THICK
	SLASH GRASS AND RUBBISH REMOVAL TO DRAINAGE CORRIDOR
	RIP AND RECOMPACT TO A DEPTH OF 60mm



TYPICAL SOIL CONSERVATION BUND DETAIL
SCALE 1:100



TYPICAL STONE PITCHING DETAIL
SCALE 1:50

EROSION SCOUR FILLING PLAN
SCALE 1:2500

PROJECT TEAM

Consulting Engineer:

i³ consulting pty ltd

engineering consultants

innovation, ingenuity, inspiration

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mail@icubed.com.au

ACN 106 675 156

A	INITIAL ISSUE	06.09.17	A.H.
REV	DESCRIPTION	DATE	BY
Status			
FOR APPROVAL			
Project			
PROPOSED YARRANLEA SOLAR FARM, 538 AND 752 YARRANLEA RD YARRANLEA			
for YARRANLEA SOLAR PTY LTD			
Title			
EROSION SCOUR FILLING PLAN			
Drawn	Date	Chkd	Date
A.H.	06.09.17	N.C.	06.09.17
Design	Date	Scale	AS SHOWN
A.H.	06.09.17		
Project No.	Dwg. No.	Rev	
15-282	C41	A	

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CURRENT TITLE SEARCH

DEPT OF NATURAL RESOURCES AND MINES, QUEENSLAND

Request No: 27419342

Search Date: 24/11/2017 11:59

Title Reference: 15183168

Date Created: 21/06/1974

Previous Title: 12040116

REGISTERED OWNER

Interest

Dealing No: 718182939 28/07/2017

s.73 irrelevant information

JOINT TENANTS INTER SE

1/2

ESTATE AND LAND

Estate in Fee Simple

LOT 3347 CROWN PLAN A341649
Local Government: TOOWOOMBA

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by Deed of Grant No. 10394131 (POR 3347A)
2. MORTGAGE No 718182940 28/07/2017 at 15:45
RABOBANK AUSTRALIA LIMITED A.C.N. 001 621 129
3. CAVEAT No 718288499 21/09/2017 at 15:03
YARRANLEA SOLAR PTY LTD A.C.N. 609 850 553

ADMINISTRATIVE ADVICES - NIL

UNREGISTERED DEALINGS - NIL

CERTIFICATE OF TITLE ISSUED - No

Caution - Charges do not necessarily appear in order of priority

** End of Current Title Search **

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Requested By: D-ENQ PROPERTY & TITLE SEARCH

CURRENT TITLE SEARCH

DEPT OF NATURAL RESOURCES AND MINES, QUEENSLAND

Request No: 27419346

Search Date: 24/11/2017 11:59

Title Reference: 15183170

Date Created: 21/06/1974

Previous Title: 12628055

REGISTERED OWNER

Interest

Dealing No: 718182939 28/07/2017

s.73 irrelevant information

JOINT TENANTS INTER SE

1/2

ESTATE AND LAND

Estate in Fee Simple

LOT 2 REGISTERED PLAN 18249
Local Government: TOOWOOMBA

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by
Deed of Grant No. 10394187 (POR 3348A)
2. MORTGAGE No 718182940 28/07/2017 at 15:45
RABOBANK AUSTRALIA LIMITED A.C.N. 001 621 129
3. CAVEAT No 718288499 21/09/2017 at 15:03
YARRANLEA SOLAR PTY LTD A.C.N. 609 850 553

ADMINISTRATIVE ADVICES - NIL

UNREGISTERED DEALINGS - NIL

CERTIFICATE OF TITLE ISSUED - No

Caution - Charges do not necessarily appear in order of priority

** End of Current Title Search **

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CURRENT TITLE SEARCH

DEPT OF NATURAL RESOURCES AND MINES, QUEENSLAND

Request No: 27419350

Search Date: 24/11/2017 11:59

Title Reference: 15183172

Date Created: 21/06/1974

Previous Title: 12628056

REGISTERED OWNER

Interest

Dealing No: 718182939 28/07/2017

s.73 irrelevant information

JOINT TENANTS INTER SE

1/2

ESTATE AND LAND

Estate in Fee Simple

LOT 2 REGISTERED PLAN 7475
Local Government: TOOWOOMBA

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by Deed of Grant No. 10741174 (POR 3674)
2. EASEMENT IN GROSS No 602245449 (F121475) 17/03/1976
BURDENING THE LAND
TO THE SOUTH WEST QUEENSLAND ELECTRICITY BOARD
OVER EASEMENT A ON RP152970
3. TRANSFER No 703666001 01/11/1999 at 12:39
EASEMENT IN GROSS: 602245449 (F121475)
SOUTH WEST QUEENSLAND ELECTRICITY CORPORATION LIMITED
4. MORTGAGE No 718182940 28/07/2017 at 15:45
RABOBANK AUSTRALIA LIMITED A.C.N. 001 621 129
5. CAVEAT No 718288499 21/09/2017 at 15:03
YARRANLEA SOLAR PTY LTD A.C.N. 609 850 553

ADMINISTRATIVE ADVICES - NIL**UNREGISTERED DEALINGS - NIL****CERTIFICATE OF TITLE ISSUED - No**

Caution - Charges do not necessarily appear in order of priority

**** End of Current Title Search ****

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CURRENT TITLE SEARCH

DEPT OF NATURAL RESOURCES AND MINES, QUEENSLAND

Request No: 27419339

Search Date: 24/11/2017 11:59

Title Reference: 16373143

Date Created: 29/10/1982

Previous Title: 15174170
15174171

REGISTERED OWNER

Dealing No: 718182939 28/07/2017

s.73 irrelevant information

JOINT TENANTS

ESTATE AND LAND

Estate in Fee Simple

LOT 2 CROWN PLAN A34925
Local Government: TOOWOOMBA

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by
Deed of Grant No. 10653227 (POR 1906)
2. MORTGAGE No 718182940 28/07/2017 at 15:45
RABOBANK AUSTRALIA LIMITED A.C.N. 001 621 129
3. CAVEAT No 718288499 21/09/2017 at 15:03
YARRANLEA SOLAR PTY LTD A.C.N. 609 850 553

ADMINISTRATIVE ADVICES - NIL

UNREGISTERED DEALINGS - NIL

CERTIFICATE OF TITLE ISSUED - No

Caution - Charges do not necessarily appear in order of priority

** End of Current Title Search **

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Requested By: D-ENQ PROPERTY & TITLE SEARCH

CURRENT TITLE SEARCH

DEPT OF NATURAL RESOURCES AND MINES, QUEENSLAND

Request No: 27419338

Search Date: 24/11/2017 11:59

Title Reference: 18408001

Date Created: 30/10/1992

Previous Title: 13359093

13359094

REGISTERED OWNER

Dealing No: 718182939 28/07/2017

s.73 irrelevant information

JOINT TENANTS

ESTATE AND LAND

Estate in Fee Simple

LOT 2 REGISTERED PLAN 18242
Local Government: TOOWOOMBA

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by
Deed of Grant No. 10469049 (POR 1397)
2. MORTGAGE No 718182940 28/07/2017 at 15:45
RABOBANK AUSTRALIA LIMITED A.C.N. 001 621 129

ADMINISTRATIVE ADVICES - NIL

UNREGISTERED DEALINGS - NIL

CERTIFICATE OF TITLE ISSUED - No

Caution - Charges do not necessarily appear in order of priority

** End of Current Title Search **

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Requested By: D-ENQ PROPERTY & TITLE SEARCH

Assessment Report

Environmental Protection Act 1994

Assessment of a site specific application

This assessment report is for a site specific application for an environmental authority (EA) for an environmentally relevant activity (ERA) under the Environmental Protection Act 1994 (EP Act). If you are assessing a development application made under the Planning Act 2016 (Planning Act) for a material change of use to carry out an ERA and the associated application for EA under the EP Act, please use the 'Assessment of a development application involving a prescribed ERA' available on the Policy Register (publication number ESR/2015/1843).

PROJECT NAME: <enter project name if applicable>	
PRINCIPAL APPLICANT: Yarranlea Solar Pty Ltd	
JOINT APPLICANTS: NA	
PRINCIPAL ADDRESS: Level 2, 39 Sherwood Road, Toowong QLD 4066	
AGENT/ SERVICE ADDRESS: AS above.	
ERA DESCRIPTION: Environmentally Relevant Activity (ERA) 16 – Extraction and Screening, 2: Extracting, other than by dredging, in a year, the following quantity of material, (a) 5,000t to 100,000t.	
LOCATION DESCRIPTION: Lot 2/A34925	
TENURE DESCRIPTION: N/A	
ECOTRACK PROJECT NO: N/A	ENVIRONMENTAL AUTHORITY NO: TBA
REGISTERED SUITABLE OPERATOR NO: RSO001250	FILE NO: TBA

1) Brief summary of operation

The activity is associated with the development of a private rural ring tank, which once completed will operate as a method of capturing contaminated stormwater runoff from the landholder's property. The application for ERA 16(2)(a) is to extract the materials from the site prior to development of the ring tank, to be used for subgrade improvement of access tracks, a new substation yard, and a temporary construction compound for the Yarranlea Solar Farm that is approved on the property and surrounding Lots.

2) EA Assessment—Environmental values and associated environmental risks

These must be considered as part of section 51(2)(b) of the Environmental Protection Regulation 2008 (EP Reg). That is, for an environmental management decision relating to a prescribed ERA, the administering authority must:

- consider the environmental values declared under the EP Reg; and
- if the activity is to be carried out in a strategic environmental area – consider the impacts of the activity on the environmental attributes for the area under the *Regional Planning Interests Act 2014*; and
- consider each of the following under any relevant environmental protection policies –
 - the management hierarchy;
 - environmental values
 - quality objectives; and
 - the management intent.

In the following table list all **environmental risks, proposed discharges or emissions** associated with the activity and highlight the level of risk (cumulative / widespread / irreversible). The level of risk should be determined by the applicant. The level of detail and analysis of risk provided in this assessment report should be commensurate to the nature and scale of the activity proposed.

Environmental values	Environmental risks, proposed discharges or emissions associated with the activity
<u>AIR</u> Consider (for example): Any point source emissions from the activity? Frequency of discharge, start-up/shut down, contaminants released etc. Any risk of fugitive emissions?	Emissions from vehicles and dust will be produced as a result of the relevant activity – The application states that dust suppression will be carried out on site to minimise dust nuisance. Ground cover vegetation will be left as long as possible before works commence. No fugitive emissions, blasting or screening is proposed. The EA will not authorise emission points to air.
<u>WATER</u> Consider (for example): Location of discharge points Concentrations of contaminants Risks of unplanned / uncontrolled release?	A Stormwater Management Plan was submitted with the application. Erosion and sediment controls are proposed on site.
<u>NOISE</u> Consider (for example):	Sensitive receptors:

<p><i>Noise emissions from equipment or activities such as blasting</i></p>	<p>2 residential dwellings are located within 1,000m of the development site. One residence is located 370m east (The application states that it is approved for demolition, will not be occupied by the time activities commence). The other residence is location 840m South-west behind a stand of vegetation (been consulted extensively).</p> <p>The application states that noise from the activity will not be above the Acoustic Quality Objectives as per the Environmental Protection (Noise) Policy 2008 (EPP Noise) at the dwelling located 840m from the activity.</p> <p>EA conditions will be added to the EA to ensure noise is not authorised above EPP (Noise).</p>
<p><u>WASTE</u></p> <p><i>Consider (for example):</i></p> <p><i>If release of wastewater or waste to land you must consider the following:</i></p> <p><i>Topography and flood potential</i></p> <p><i>Climate</i></p> <p><i>Land availability and wet weather storage</i></p> <p><i>Any irrigation of wastewater proposed?</i></p>	<p>The application states that wastes from the site are expected to be negligible. Where waste is generated, it will be stored in a dedicated area on site and periodically disposed of at the nearest waste transfer station.</p> <p>The application states that general waste associated with the activity will be managed in accordance with the waste and resource management hierarchy under the <i>Waste Reduction and Recycling Act 2011</i>, and any waste requiring disposal will be done so off-site at a lawful point.</p> <p>No hazardous waste will be produced from the activity.</p>
<p><u>LAND</u></p> <p><i>Consider (for example):</i></p> <p><i>Disturbance of ASS or acid producing rock – acid discharge?</i></p> <p><i>Any disturbance from excavation or clearing of vegetation – associated impacts on fauna?</i></p> <p><i>Any potential for land contamination?</i></p>	<p>The site is located on previously cleared land.</p> <p>The application included an Ecological Assessment conducted by Ecology and Heritage Partners. This report determined that fauna is unlikely to use the site.</p>

3) EA Assessment—Environmental objective assessment

An environmental objectives assessment must be completed as per section 51(2)(a) of the EP Reg. That is, for an environmental management decision relating to a prescribed ERA, the administering authority making the decision must—

- carry out an environmental objective assessment against the environmental objective and performance outcomes mentioned in Schedule 5, Part 3, Table 1 of the EP Reg.

It is important to note that this information must be provided by the applicant as part of the EA application. Officers can also use sources such as Ecomaps, Queensland Globe, the business and industry portal and the environmental protection policies.

Environmental objective	Performance outcomes	How the proposal meets the environmental objective and performance outcomes? Include other EPP considerations where relevant (Management hierarchy, environmental values, quality objectives, management intent)
AIR		
EO1 The activity will be operated in a way that protects the environmental values of air.	<p>PO1.1 There is no discharge to air of contaminants that may cause an adverse effect on the environment from the operation of the activity.</p> <p>OR</p> <p>PO1.2 All of the following—</p> <ol style="list-style-type: none"> (1) fugitive emissions of contaminants from storage, handling and processing of materials and transporting materials within the site are prevented or minimised; (2) contingency measures will prevent or minimise adverse effects on the environment from unplanned emissions and shut down and start up emissions of contaminants to air; (3) releases of contaminants to the atmosphere for dispersion will be managed to prevent or minimise adverse effects on environmental values. 	<p>There will only be minor emissions to air from construction vehicles and trucks.</p> <p>The EA will not authorise fugitive emissions.</p>
WATER		
EO2 The activity will be operated in a way that protects environmental values of waters.	<p>PO2.1 There is no actual or potential discharge to waters of contaminants that may cause an adverse effect on an environmental value from the operation of the activity.</p> <p>OR</p> <p>PO2.2 All of the following—</p> <ol style="list-style-type: none"> (1) the storage and handling of contaminants will include effective means of secondary containment to prevent or minimise releases to the environment from spillage or leaks; (2) contingency measures will prevent or minimise adverse effects on the environment due to unplanned releases or discharges of contaminants to water; 	<p>There is no actual or potential discharge to waters of contaminants that may cause an adverse effect on an environmental value from the operation of the activity.</p> <p>There are no watercourses located near the site. Erosion and sediment control measures will be implemented.</p>

Environmental objective	Performance outcomes	How the proposal meets the environmental objective and performance outcomes? Include other EPP considerations where relevant (Management hierarchy, environmental values, quality objectives, management intent)
	<p>(3) the activity will be managed so that stormwater contaminated by the activity that may cause an adverse effect on an environmental value will not leave the site without prior treatment;</p> <p>(4) the disturbance of any acid sulfate soil, or potential acid sulfate soil, will be managed to prevent or minimise adverse effects on environmental values;</p> <p>(5) acid producing rock will be managed to ensure that the production and release of acidic waste is prevented or minimised, including impacts during operation and after the environmental authority has been surrendered;</p> <p>(6) any discharge to water or a watercourse or wetland will be managed so that there will be no adverse effects due to the altering of existing flow regimes for water or a watercourse or wetland;</p> <p>(7) for a petroleum activity, the activity will be managed in a way that is consistent with the coal seam gas water management policy, including the prioritisation hierarchy for managing and using coal seam gas water and the prioritisation hierarchy for managing saline waste;</p> <p>(8) the activity will be managed so that adverse effects on environmental values are prevented or minimised.</p>	
WETLANDS		
EO3 The activity will be operated in a way that protects the environmental values of wetlands.	<p>P03.1 There will be no potential or actual adverse effect on a wetland as part of carrying out the activity.</p> <p>OR</p> <p>P03.2 The activity will be managed in a way that prevents or minimises adverse effects on wetlands.</p>	P03.1 – There are no wetlands likely to be impacted by the activity.

Environmental objective	Performance outcomes	How the proposal meets the environmental objective and performance outcomes? Include other EPP considerations where relevant (Management hierarchy, environmental values, quality objectives, management intent)
GROUNDWATER		
EO4 The activity will be operated in a way that protects the environmental values of groundwater and any associated surface ecological systems.	<p>PO4.1 Both of the following apply—</p> <p>(1) there will be no direct or indirect release of contaminants to groundwater from the operation of the activity;</p> <p>(2) there will be no actual or potential adverse effect on groundwater from the operation of the activity.</p> <p>OR</p> <p>PO4.2 The activity will be managed to prevent or minimise adverse effects on groundwater or any associated surface ecological systems.</p> <p><i>Note—</i></p> <p>Some activities involving direct releases to groundwater are prohibited under section 63 of this regulation.</p>	P04.1 – No impacts to groundwater are expected.
NOISE		
EO5 The activity will be operated in a way that protects the environmental values of the acoustic environment.	<p>PO5.1 Sound from the activity is not audible at a sensitive receptor.</p> <p>OR</p> <p>PO5.2 The release of sound to the environment from the activity is managed so that adverse effects on environmental values including health and wellbeing and sensitive ecosystems are prevented or minimised.</p>	P05.1 Noise from the activity will not be above the Acoustic Quality Objectives as per the <i>Environmental Protection (Noise) Policy 2008</i> .
WASTE		
EO6 Any waste generated, transported, or received as part of carrying out the activity is managed in a way that protects all environmental values.	<p>PO6.1 Both of the following apply—</p> <p>(1) waste generated, transported or received is managed in accordance with the waste and resource management hierarchy in the <i>Waste Reduction and Recycling Act 2011</i>;</p> <p>(2) if waste is disposed of, it is disposed of in a way that prevents or minimises adverse effects on environmental values</p>	P06.1 The site will generate minimal waste – there are no defined waste streams. Minimal waste is expected from the operations. General waste will be managed in accordance with the waste management hierarchy in the <i>Waste Reduction and Recycling Act 2011</i> .

Environmental objective	Performance outcomes	How the proposal meets the environmental objective and performance outcomes? Include other EPP considerations where relevant (Management hierarchy, environmental values, quality objectives, management intent)
LAND		
E07 The activity is operated in a way that protects the environmental values of land including soils, subsoils, landforms and associated flora and fauna.	<p>PO7.1 There is no actual or potential disturbance or adverse effect to the environmental values of land as part of carrying out the activity.</p> <p>OR</p> <p>PO7.2 All of the following—</p> <ol style="list-style-type: none"> (1) activities that disturb land, soils, subsoils, landforms and associated flora and fauna will be managed in a way that prevents or minimises adverse effects on the environmental values of land; (2) areas disturbed will be rehabilitated or restored to achieve sites that are— <ol style="list-style-type: none"> a. safe to humans and wildlife; and b. non-polluting; and c. stable; and d. able to sustain an appropriate land use after rehabilitation or restoration; (3) the activity will be managed to prevent or minimise adverse effects on the environmental values of land due to unplanned releases or discharges, including spills and leaks of contaminants; (4) the application of water or waste to the land is sustainable and is managed to prevent or minimise adverse effects on the composition or structure of soils and subsoils. 	The land is previously cleared land from agricultural activity.

4) Standard Criteria

The standard criteria must be considered when deciding the EA application as per section 176 of the EP Act. Refer to departmental guideline 'Information for assessing an application for an environmental authority' available on the Policy Register (publication number ESR/2015/1809) for guidance on how to consider the standard criteria.

Standard criteria	How the standard criteria have been considered
SC1 The following principles of environmental policy as set out in the Intergovernmental Agreement on the Environment— (1) the precautionary principle; (2) intergenerational equity; (3) conservation of biological diversity and ecological integrity.	The precautionary principle, intergenerational equity and conservation of biological diversity and ecological integrity have been considered under this assessment. The precautionary principle is the most important consideration for this particular assessment. Appropriate conditions were included in the EA to ensure that the environmental values likely to be impacted are protected.
SC2 Any Commonwealth or State government plans, standards, agreements or requirements about environmental protection or ecologically sustainable development.	Considerations were made in accordance with the environmental objectives and performance outcomes in Schedule 5, Part 3, Table 1, with particular emphasis on land, air, noise and water.
SC3 Any relevant strategic environmental area designation.	N/A - as the subject site is not located in a strategic environmental area.
SC4 Any relevant environmental impact study, assessment or report.	The application form and the following supporting documents were taken into consideration during this assessment: <ul style="list-style-type: none"> • Cover Letter; • Environmental Risk Assessment prepared by i3 consulting; • Suitable Operator Approval (Reference: RSO001250); • Proposed Plans of Development prepared by RMA Engineers; • DILGP Approval (Reference: 1708-906 SDA); • Contaminated Land Register and Environmental Management Register Results; and Assessment against State Code 22 – Environmentally Relevant Activities.
SC5 The character, resilience and values of the receiving environment.	The character, resilience and values of the receiving environment have been considered in this assessment. The character, resilience and values of the receiving environment will be protected by the mitigation measures proposed by the applicant, as well as the conditions included in the EA.

Standard criteria	How the standard criteria have been considered
SC6 All submissions made by the applicant and submitters.	All submissions made by the applicant have been considered under this assessment (see SC4 above).
SC7 The best practice environmental management for activities under any relevant instrument, or proposed instrument, as follows— (1) an environmental authority; (2) a transitional environmental program; (3) an environmental protection order; (4) a disposal permit; (5) a development approval.	Best practice environmental management for extraction activities under an environmental authority (EA) have been considered in this assessment. The conditions included in the EA comprise the relevant/appropriate model and common conditions for extraction activities.
SC8 the financial implications of the requirements under an instrument, or proposed instrument, mentioned in paragraph (g) as they would relate to the type of activity or industry carried out, or proposed to be carried out, under the instrument.	The financial implications of the EA were considered to be reasonable and acceptable by the EA holder (who will agree to the conditions in the EA before it is issued).
SC9 The public interest.	The public interest has been considered under this assessment. The development of a private rural ring tank (for stormwater containment) for the landholder and using the extracted material for upgrading access tracks, a new substation yard and a temporary construction compound for a solar farm are all deemed by the Assessing Officer to be of public interest, as long as the environmental values are protected.
SC10 Any relevant site management plan .	N/A there are no relevant site management plan.
SC11 Any relevant integrated environmental management system or proposed integrated environmental management system.	No IEMS or proposed IEMS was considered under this assessment.
SC12 Any other matter prescribed under a regulation.	Considerations were also made under the EPP (Noise), EPP (Water) and EPP (Air) for this assessment in relation to the conditions applied in the EA.

5) Other assessment considerations

Native Title Notification given (PaLM process)	☐ Yes – comments received or period expired. ☐ Not applicable
Regional Interest Development Application approved	☐ Yes

	☐ No – EA cannot be granted ☐ Not applicable
EIS process and public notification requirements compliant (If applicable)?	☐ Yes ☐ No – EA cannot be granted ☐ Not applicable
Public Notification requirements in Division 2 complied with, or substantially complied with?	☐ Yes ☐ No – EA cannot be granted ☐ Not applicable
The application relates to a significant project and Coordinator-general conditions have been imposed on the EA?	☐ Yes ☐ Not applicable

6) Consultation

<include any site visits and meetings relevant to the assessment and decision. Also include any consultation in relation to conditions and if the applicant has accepted the conditions>

7) Conditioning

The conditions must reflect the outcomes identified in Tables 1 and 2 of Schedule 5 of the EP Reg . The conditions must be necessary and desirable and should not prescribe how the outcomes are to be achieved unless the risk of environmental harm warrants it. Officers **must** use the conditions approved by the department (e.g. model operating conditions or model mining conditions) unless the outcome that the applicant must achieve is not included in this material. You **must** consider conditioning for the following where appropriate:

Conditions to be considered as per section 52 of the EP Reg:	Included in EA?	State the reasons why conditions have, or have not, been included in the EA. Also state here conditions that have been used which have not been taken from the conditions library.
Conditions to implement a system for managing risk	☐ Yes ☐ No	

Conditions to be considered as per section 52 of the EP Reg:	Included in EA?	State the reasons why conditions have, or have not, been included in the EA. Also state here conditions that have been used which have not been taken from the conditions library.
Conditions prescribing how any high risks identified must be managed, including measures for avoiding or minimising the release of contaminants. This may be appropriate when the contaminant of concern poses a high environmental risk (for example, persistent organic pollutants), the technology being employed is new and not well understood or the receiving environmental values warrant prescriptive conditions to reduce the risk. Conditions may include how contaminants are stored, handled and disposed of.	☐ Yes ☐ No	
Conditions requiring buffers to sensitive receptors to ensure the environmental values are protected. For example, riparian buffers	☐ Yes ☐ No	
Conditions about the quality, quantity and way in which contaminants are permitted to be released to the environment including any specific requirements which limit/reduce the initial attenuation or mixing zone (e.g. specific dilution required for releases to waters) or prescribe that contaminants must be treated before release (e.g. prescribing a level of treatment of by-pass flows from an STP).	☐ Yes ☒ No	

Conditions to be considered as per section 52 of the EP Reg:	Included in EA?	State the reasons why conditions have, or have not, been included in the EA. Also state here conditions that have been used which have not been taken from the conditions library.
The purpose of these conditions is to ensure the on-going protection of environmental values.		
Conditions ensuring a minimum degree of dispersion happens when a contaminant is released	☐ Yes ☐ No	
Conditions to protect environmental values and meet quality objectives under any relevant environmental protection policies	☐ Yes ☐ No	
Conditions about recycling, storing, transferring or disposing of waste in a particular way	☐ Yes ☐ No	
Conditions stating the rehabilitation outcomes required.	☐ Yes ☐ No	
Any conditions required to reduce the risk of not achieving the environmental objectives when considering high risk activities.	☐ Yes ☐ No	

Other conditions that may be considered:	Included in EA?	State the reasons why conditions have, or have not, been included in the EA. Also state here conditions that have been used which have not been taken from the conditions library.
Conditions about the frequency and parameters of monitoring any releases, including any receiving environment monitoring program when appropriate. <i>(refer to section 53 of the EP Act for matters to consider for decisions imposing a monitoring condition)</i>	☐ Yes ☐ No	

Other conditions that may be considered:	Included in EA?	State the reasons why conditions have, or have not, been included in the EA. Also state here conditions that have been used which have not been taken from the conditions library.
Conditions imposed by the Coordinator General (only relevant if the project is declared a coordinated project under s.26 of the <i>State Development and Public Works Organisation Act 1971</i> . (refer to section 205 and 208 of the EP Act for further details)	☐ Yes ☐ No	
Conditions relating to remediating and rehabilitating environmental harm because of the ERA. (refer to section 207 of the EP Act)	☐ Yes ☐ No	
Conditions relating to access to land of which the ERA is being carried out. (refer to section 207 of the EP Act)	☐ Yes ☐ No	
Conditions requiring a statement of compliance about a document or works relating to the ERA. (refer to section 207 of the EP Act)	☐ Yes ☐ No	
Conditions' relating to environmental offsets. (refer to section 209 of the EP Act)	☐ Yes ☒ N	
Conditions requiring financial assurance. (refer to section 292 of the EP Act) ALL mining activities authorised under a mining lease and petroleum activities authorised under a petroleum lease must include a condition requiring financial assurance.	☒ Yes ☐ No	

9) Further relevant information

<Use this space to record any further information relevant to the assessment and recommendation>

10) Recommendation

It is recommended that the application be:

☐ **Approved**

☐ **Refused** – provide statement of reasons

<Insert statement of reasons if recommending refusal>

Assessing Officer: <Insert recommending officer's name>

Position:

Signed:

Date:

11) Review and endorsement

Insert any comments relevant for the delegates consideration:		
<name>		<date>
Team Leader	Signed	Date

Approval

I approve the recommendation based on the reasons stated in this report.		
<name>		<date>
Delegate	Signed	Date

Post decision considerations

<p>Copy of approval and WaTERS Approval Proforma has been sent to psd.help@qld.gov.au</p> <p><if the approval includes conditions for release to water and/or to land or requires monitoring of releases, storages, surface water and/or groundwater; then the WaTERS Approval Proforma available on the Policy Register (publication number ESR/2016/2532) must be completed and the WaTERS administrators (psd.help@qld.gov.au) must be notified. This applies to both resource and non-resource activities. For further</p>	<p>☐ Yes</p> <p>☐ Not applicable</p>
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details, please consult WaTERS website (www.business.qld.gov.au/industry/water/water-release-monitoring) or call (07) 3170 5555	
Offset condition has been included in the offsets register <if the application is approved and an offset condition is imposed, details of the offset condition must be included in the offsets register.	☐ Yes ☐ Not applicable

Noise from the activity must not exceed the levels identified in Table - Noise limits when measured in accordance with the associated monitoring requirements.

Table - Noise limits

Noise level measured in dB(A)	Monday to Friday		Monday to Saturday	Saturday	Sunday	All other times and public holidays
	7am - 6pm	6pm-10pm	6am-7am	7am-12pm	12pm-6pm	6pm-10pm
Noise measured at a sensitive place						
L _{Amax} adj, T	Bkg +5	Bkg	Bkg +5	Bkg +5	Bkg	Bkg
Noise measured at a commercial place						
L _{Amax} adj, T	Bkg +5	Bkg	Bkg +10	Bkg +10	Bkg	Bkg

Bkg = for a specified time interval, in relation to an investigation of a noise, means the A-weighted sound pressure level that is equalled or exceeded for 90% of that part of the interval in which the investigated noise is absent.

1. All monitoring devices must be calibrated and maintained according to the manufacturer's instruction manual.
2. Any monitoring must be in accordance with the most recent version of the administering authority's Noise Measurement Manual.
3. Any monitoring of noise emissions from the activity must be undertaken when the activity is in operation.

When required by the administering authority, noise monitoring must be undertaken in accordance with the associated monitoring requirements of *Table - Noise Limits*, and the results notified within 14 days to the administering authority. Monitoring must include:

1. **LAeq, adj, T**
2. **Background** noise (Background) as **LA 90,adj, T**
3. **MaxLpA,T**
4. the level and frequency of occurrence of any impulsive or tonal noise
5. atmospheric conditions including wind speed and direction
6. Effects due to extraneous factors such as traffic noise
7. recording of location, date and time of measurements.

Legislative Requirements and Conditions of Environmental Authority

Legislative Requirements

A1 Development Approval

(PLR024) This permit is not a development approval under the *Planning Act 2016*. The conditions of this environmental authority are separate, and in addition to, any conditions that may be on the development approval. If a copy of this environmental authority is attached to a development approval, it is for information only, and may not be current. Please contact the Department of Environment and Heritage Protection to ensure that you have the most current version of the environmental authority relating to this site.

Conditions

General

- G1 Any activity operating under this environmental authority must not be conducted contrary to any of the following limitations:
1. Extraction to take place only on Lot 2 Plan A34925 and within the polygon indicated in Attachment 1 – Site boundary for proposed ERA 16(2)(a).
- G2 All reasonable and practicable measures must be taken to prevent or minimise environmental harm caused by the activities.
(PMG008)
- G3 Other than as permitted by this environmental authority, the release of a contaminant into the environment must not occur.
(PMG014)
- G4 Any breach of a condition of this environmental authority must be reported to the administering authority as soon as practicable within 24 hours of becoming aware of the breach. Records must be kept including full details of the breach and any subsequent actions taken.
(PMG007)
- G5 When required by the administering authority, monitoring must be undertaken in the manner prescribed by the administering authority to investigate a complaint of environmental nuisance arising from the activity. The monitoring
(PMG009)

Permit
Environmental authority

results must be provided within 10 business days to the administering authority upon its request.

- G6 (PMG015) An appropriately qualified person(s) must monitor, record and interpret all parameters that are required to be monitored by this environmental authority and in the manner specified by this environmental authority.
- G7 (PCG011) All records must be kept for a period of at least five years and provided to the administering authority upon request.
- G8 All analyses required under this environmental authority must be carried out by a laboratory that has National Association of Testing Authorities (NATA) certification, or an equivalent certification, for such analyses.
- G9 You must record the following details of all environmental complaints received:
1. date and time the complaint was received
 2. name and contact details of the complainant when provided and authorised by the complainant
 3. nature of the complaint
 4. investigation undertaken
 5. conclusions formed
 6. actions taken.
- G10 When required by the administering authority, monitoring must be undertaken in the manner prescribed by the administering authority, to investigate a complaint of environmental nuisance arising from the activity. The monitoring results must be provided within 10 business days to the administering authority upon its request.
- G11 (PCG012) Chemicals and fuels in containers of greater than 15 litres must be stored within a secondary containment system.

- G12 (PMG017) The activity must be undertaken in accordance with written procedures that:
1. identify potential risks to the environment from the activity during routine operations, closure and an emergency
 2. establish and maintain control measures that minimise the potential for environmental harm
 3. ensure plant, equipment and measures are maintained in a proper and effective condition
 4. ensure plant, equipment and measures are operated in a proper and effective manner
 5. ensure that staff are trained in and aware of their obligations under the *Environmental Protection Act 1994*
 6. ensure that reviews of environmental performance are undertaken at least annually.

- G13 (PCG037) All waste generated in carrying out the activity must be lawfully reused, recycled or removed to a facility that can lawfully accept the waste.

Air

- A1 (PMA001) Other than as permitted within this environmental authority, odours or airborne contaminants must not cause environmental nuisance at a sensitive place or commercial place.

Acoustic

- N1 (PMN002) Noise from the activity must not exceed the levels identified in *Table - Noise limits* when measured in accordance with the associated monitoring requirements.

Table - Noise limits

Noise level measured in dB(A)	Monday to Friday		Monday to Saturday	Saturday	Sunday	All other times and public holidays
	7am - 6pm	6pm-10pm	6am-7am	7am-12pm	12pm-6pm	6pm-10pm
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Bkg = for a specified time interval, in relation to an investigation of a noise, means the A-weighted sound pressure level that is equalled or exceeded for 90% of that part of the interval in which the investigated noise is absent.

1. All monitoring devices must be calibrated and maintained according to the manufacturer's instruction manual.
2. Any monitoring must be in accordance with the most recent version of the **administering authority's Noise Measurement Manual**.
3. Any monitoring of noise emissions from the **activity** must be undertaken when the **activity** is in operation.

Commented [LFollent1]: EHP proposes the noise conditions PMN002 and PMN003, in line with the Model Operating Conditions for ERA 16. These conditions align with the EPP (Noise) limits, and the commitment to operate from Monday to Saturday.

- N2 (PMN002) When required by the **administering authority**, noise monitoring must be undertaken in accordance with the associated monitoring requirements of *Table - Noise Limits*, and the results notified within 14 days to the **administering authority**. Monitoring must include:
1. **L_{Aeq}**, adj, T
 2. **Background** noise (Background) as **L_{A 90}**, adj, T
 3. **MaxL_{pA,T}**
 4. the level and frequency of occurrence of any impulsive or tonal noise
 5. atmospheric conditions including wind speed and direction
 6. effects due to extraneous factors such as traffic noise
 7. recording of location, date and time of measurements.

N3 Blasting or the generation of substantial low frequency noise is not permitted.

Land

- L1 (PML004) Land that has been disturbed for activities conducted under this environmental authority must be rehabilitated in a manner such that:
1. suitable native species of vegetation for the location are established and sustained for earthen surfaces;
 2. potential for erosion is minimised;
 3. the quality of water released from the site, including seepage, does not cause environmental harm;
 4. potential for environmental nuisance caused by dust is minimised;
 5. the water quality of any residual water body does not have potential to cause environmental harm;
 6. the final landform is stable and protects public safety.

Commented [LFollent2]: EHP propose to include the Rehabilitation Condition PML004, in line with the Model Operating Conditions for ERA 16.
The application states that rehabilitation will not occur as the site will be utilised as a private rural ring tank. At the time of surrender of the Environmental Authority, the administering authority will consider the landholder statement stating that they are satisfied with the site.

Water

- W1 Erosion and sediment control measures must be implemented and maintained to minimise erosion and the release of sediment.
- W2 Stormwater contaminated by the activity must be managed to minimise or prevent any adverse impacts on the values of the receiving environment.
- W3 (PCW015) Contaminants must not be released to groundwater or at a location where they are likely to release to groundwater.

Definitions

- PD002 Activity means the environmentally relevant activity to which this environmental authority relates. An activity may be undertaken on the whole or a part of a site.
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- PD011 Environmental harm means as defined in Section 14 of the *Environmental Protection Act 1994*.
- PD012 Environmental nuisance means as defined in Section 15 of the *Environmental Protection Act 1994*.
- PD129 Groundwater means water that occurs naturally in, or is introduced artificially into, an aquifer.
- PD016 Land means land excluding waters and the atmosphere. Land includes land on the authorised place.
- PD018 Minimise means minimise by taking all reasonable and practical measures to minimise the adverse effect having regard to the following matters:
(a) the nature of the harm or potential harm
(b) the sensitivity of the receiving environment
(c) the current state of technical knowledge for the activity
(d) the likelihood of successful application of different measures that might be taken to minimise the adverse effects
(e) the financial implications of the different measures as they would relate to the type of activity
(f) if the adverse effect is caused by the location of the activity being carrying out, whether it is feasible to carry out the activity at another location.
- PD163 Records include breach notifications, written procedures, analysis results, monitoring reports and monitoring programs required under a condition of this authority.
- PD167 Release of a contaminant into the environment means to:
(a) deposit, discharge, emit or disturb the contaminant
(b) cause or allow the contaminant to be deposited, discharged, emitted or disturbed
(c) fail to prevent the contaminant from being deposited, discharged emitted or disturbed

Page 5 of 7



- (d) allow the contaminant to escape
- (e) fail to prevent the contaminant from escaping.

PD172 Secondary containment system means a system designed, installed and operated to prevent any release of contaminants from the system, or containers within the system, to land, groundwater, or surface waters.

PD176 Sensitive place includes the following and includes a place within the curtilage of such a place reasonably used by persons at that place:

1. a dwelling, residential allotment, mobile home or caravan park, residential marina or other residential premises; or
2. a motel, hotel or hostel; or
3. a kindergarten, school, university or other educational institution; or
4. a medical centre or hospital; or
5. a protected area under the *Nature Conservation Act 1992*, the *Marine Parks Act 2004* or a World Heritage Area; or
6. a public park or garden; or
7. for noise, a place defined as a sensitive receptor for the purposes of the Environmental Protection (Noise) Policy 2008.

PD185 Substantial low frequency noise means a noise emission that has an unbalanced frequency spectrum shown in a one-third octave band measurements, with a predominant component within the frequency range 10 to 200 Hz. It includes any noise emission likely to cause an overall sound pressure level at a noise sensitive place exceeding 55 dB(Z).

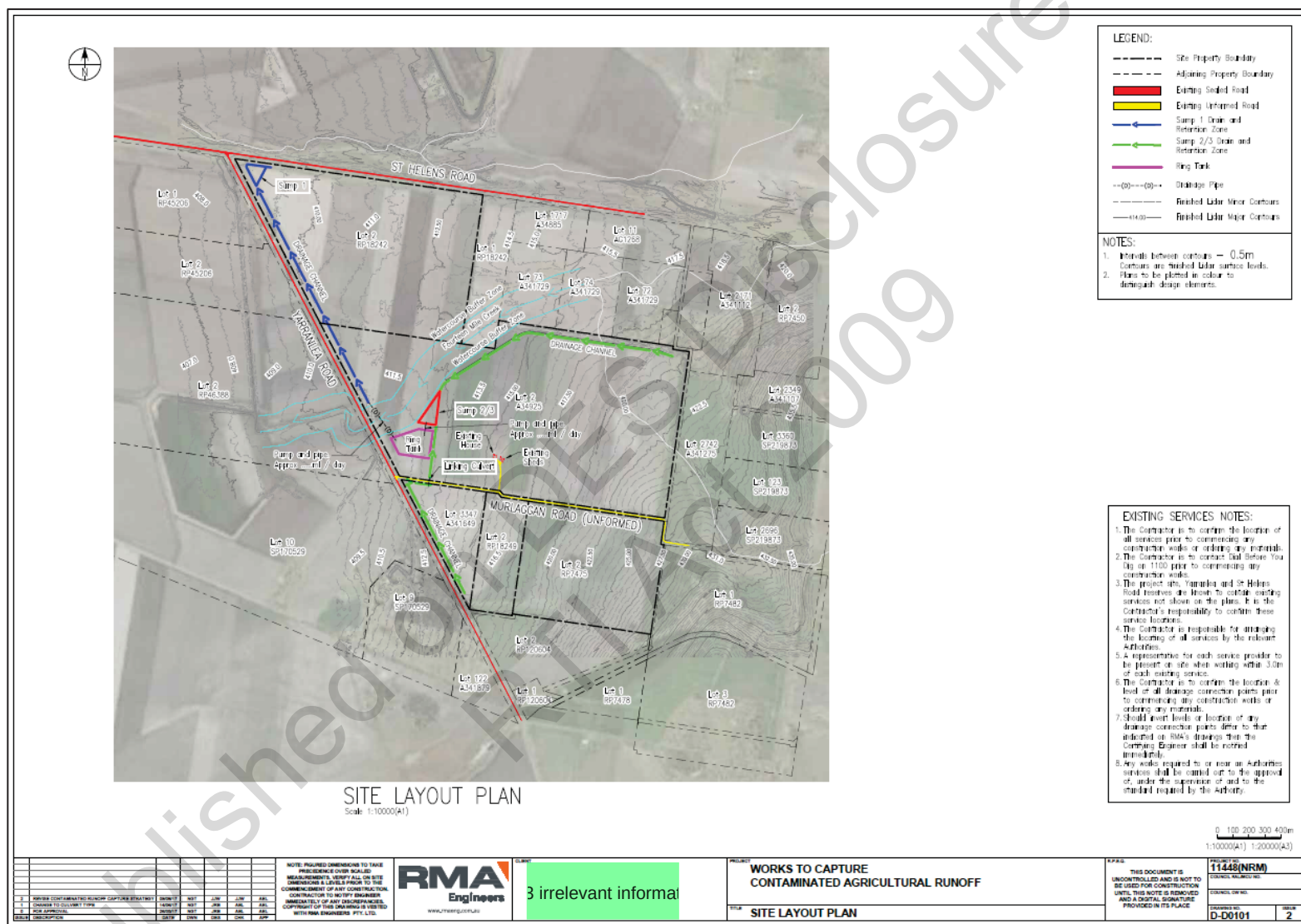
PD027 Waters means all or any part of a creek, river, stream, lake, lagoon, swamp, wetland, spring, unconfined surface water, unconfined water in natural or artificial watercourses, bed and bank of any waters, non-tidal or tidal waters (including the sea), stormwater channel, stormwater drain, roadside gutter, stormwater run-off, and underground water.

PD202 You means the holder of the environmental authority.

Attachment 1 – Site boundary for proposed ERA 16(2)(a) – LOT 2/A34924



Attachment 1 – Site Plan showing extraction area (demarcated as the ring tank boundary, with the pink line)



New EA 20170927 Application supporting documents APP0005420 Yarranlea Solar Pty Ltd

Application info:

- ERA 16(2)(a) - extractive and screening activities - extracting, other than by dredging, 5,000 to 100,000 tonnes of material in a year
- Lot 2 A34925, 538 and 752 Yarranlea Road, Yarranlea
- The material will be extracted as a result of constructing a rural ring tank (dam) on land located on Lot 2 A34925, which once completed will operate as a method of capturing stormwater runoff from the landholder's property.
- The dam (operational works – taking of overland flow – contaminated agricultural runoff) was approved by the Department of Infrastructure, Local Government and Planning on the 8th of September 2017 under Section 63 of the *Planning Act 2016* (Reference: 1708-906 SDA).

Approval name*	Legislation*	Application number*	Date lodged*	Approval status*
Operational Works	S.60 Planning Act 2016	1708-906	17/08/17	Approve

- It can be noted that the subject site is utilised for cropping activities which is deemed 'accepted development' against the Toowoomba Regional Council Planning Scheme 2017 (Version 17). This being the case, a material change of use approval is not required for this activity, along with the creation of the dam which will support this activity.
- Subject lot/plan is 199ha in size
- We also submit that the extraction of material will only **occur once** to allow for the creation of the dam for agricultural activities, with the material proposed to be transferred and utilised on Lot 3347 A341649, Lot 2 RP18249, or Lot 2 RP7475 which are all owned by the equivalent landowner as the subject site (Lot 2 A34925). This is considered to be customary work for farming activities, and thus, it is considered that there will be no impact upon neighbouring landholders. We therefore request that the assessment of this application be fast-tracked.
- A Suitable Operator License for Yarranlea Solar Pty Ltd was approved by the Department of Environment and Heritage Protection (Reference: RSO001250) on the 16th of May, 2017, against Section 318 of the *Environmental Protection Act 1994*.

Describe the proposed measures for minimising and managing waste generated by the activity/ies below *
There will be minimal waste generated from the proposed ERA. General waste associated with the works will be managed in accordance with the waste and resource management hierarchy under the Waste Reduction and Recycling Act 2011, and any waste requiring disposal will be done so off-site at a lawful point. For further details regarding waste management please refer to the Environmental Risk Assessment prepared by icubed consulting.
No hazardous waste will be produced from the activity.

CONTAMINATED WATER MANAGEMENT LAYOUT PLAN - 1	RMA Engineers	9/08/2017	D-D0201	2
CONTAMINATED WATER MANAGEMENT LAYOUT PLAN – 2.	RMA Engineers	9/08/2017	D-D0202	2
SECTIONS	RMA Engineers	9/08/2017	D-D0203	2

Overall development:

The development is in a small corner SW of the lot/plan. It is to develop a private rural ring tank (for stormwater containment) for the landholder – the material removed (scrapers and excavators, and trucks – including B-Doubles) during the earthworks (approx. 80000t) will be used to upgrade access tracks, a new substation yard and temporary construction compound for the Yarranlea solar farm (on this lot/plan and 3 surrounding lot/plans). No screening is proposed (or blasting). Propose to operate 6:30 to 6:30 Mon through to Sat – no operation on Sun or PH. No records of significant envi events or any envi complaints. Vehicle movement of materials to elsewhere on the site and to 3 adjacent sites.

Temporary stockpiles – managed for erosion and sediment and stormwater issues, as well as dust.

All necessary approvals from other departments.

Rehab:

The end use is a ring tank.

Personnel:

Site manager is responsible.

Chemicals etc;

Clean up any spills – dispose of soil appropriately. No cont will be stored on site.

Waste:

Waste will be managed according to the Waste and Reduction and Recycling act 2011. No hazardous waste will be produced.

Waste will be stored temp on site and periodically taken to a waste transfer station in the area.

Air:

Emissions from vehicles and dust are the risks – no blasting or screening – will maintain vehicles well, size of the site makes the impacts to air minimal, dust suppression will be carried out with stockpiles as well as unsealed areas vehicles use. Water trucks.....Ground cover veg will be left as long as possible before works commence. No fugitive emissions.

Odour:

Odour risk from diesel fumes – low as large distances to sensitive receptors. Odours from sour dirt a risk – unlikely due to soil type at the site.

Stormwater:

See SWMP.

Erosion and sediment controls in place to prevent cont of SW. The development is intended to capture contaminated agric run-off from the property. Any cont SW will be captured, treated and re-used for irrigation. Stockpiled material will only be for short periods, and will have measures in place to prevent sediment movement.

Weekly inspection of sediment and erosion control devices.

Noise:

Sensitive receptors:

2 residential dwellings within 100m of the development site – 370m E (approved for demolition, will not be occupied by the time activities commence) and 840m SW behind a stand of vegetation (been consulted extensively). No others within 1000m of the site. Noise at this second (only 0 noise receptor will be below the the acoustic quality objectives as per EPP Noise 2008. Communication with the occupier will be maintained and on-going.

Approval details

Development permit Operational work for Drains, sumps and storage to collect Contaminated Agricultural Runoff

Environmental values:

- 2 branches (tributaries) of Fourteen Mile Creek pass through the lot/plan (2 tributaries comprise stream order 1 and 4) – 120m NW of development site (modified significantly due to agricultural activities). No RE within 25m of the watercourse so consequently not an MSES.
- No acid sulphate soils known for the site, according to the client.

- One bore – registered – current - RN30899 - 31m to 61m depth – this bore 150m east of the planned proposed activity boundary. The client had 5 boreholes drilled on the subject lot/plan. There were no groundwater observations or groundwater seepages observed.
- Regulated vegetation category B (2 areas) – 300m south of the SW corner of the lot/plan on an adjacent lot/plan (426m from the development site) and immediately adjacent on the NE boundary of the subject lot/plan (letter 1700m away from proposed activity site). The area nearer the development site comprises RE 11.9.5 and 11.3.2.
- Minimal cat X vegetation in road reserve adjacent to the site (no risks or impacts – small chance will be flora/fauna species here but no impacts from activity likely). Addressed 2E, 1LC and 1SLC species (1 flying fox, 2 reptiles and 1 mammal). Low to high likelihood of being in road reserve, but these not impacts by proposed activity.
- No essential habitat, or koala bushland habitat.
- Footprint is 5.6ha in the south western corner
- Land cleared for cropping historically
- This site 10km W of Pittsworth
- Stormwater Management report been submitted with the application.
- Land flat drains E to W. Low chance of flooding.

Documents:

- Cover Letter;
- Environmental Risk Assessment prepared by i3 consulting;
- Suitable Operator Approval (Reference: RSO001250);
- Proposed Plans of Development prepared by RMA Engineers;
- DILGP Approval (Reference: 1708-906 SDA);
- Contaminated Land Register and Environmental Management Register Results; and
- Assessment against State Code 22 – Environmentally Relevant Activities.

Payment:

Will be paid by cheque – email from the consultant (proof of payment received).

Legislative Requirements and Conditions of Environmental Authority

Legislative Requirements

PLR024 Development Approval

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Acoustic

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Attachment 1 – Site boundary for proposed ERA 16(2)(a)



Legislative Requirements and Conditions of Environmental Authority

Legislative Requirements

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- PMG015 An appropriately qualified person(s) must monitor, record and interpret all parameters that are required to be monitored by this environmental authority and in the manner specified by this environmental authority.
- PCG011 All records must be kept for a period of at least five years and provided to the administering authority upon request.
- G7 All analyses required under this environmental authority must be carried out by a laboratory that has National Association of Testing Authorities (NATA) certification, or an equivalent certification, for such analyses.
- G8 You must record the following details of all environmental complaints received:
1. date and time the complaint was received
 2. name and contact details of the complainant when provided and authorised by the complainant
 3. nature of the complaint
 4. investigation undertaken
 5. conclusions formed
 6. actions taken.
- G9 When required by the administering authority, monitoring must be undertaken in the manner prescribed by the administering authority, to investigate a complaint of environmental nuisance arising from the activity. The monitoring results must be provided within 10 business days to the administering authority upon its request.
- PCG012 Chemicals and fuels in containers of greater than 15 litres must be stored within a secondary containment system.

- PMG017 The activity must be undertaken in accordance with written procedures that:
1. identify potential risks to the environment from the activity during routine operations, closure and an emergency
 2. establish and maintain control measures that minimise the potential for environmental harm
 3. ensure plant, equipment and measures are maintained in a proper and effective condition
 4. ensure plant, equipment and measures are operated in a proper and effective manner
 5. ensure that staff are trained in and aware of their obligations under the Environmental Protection Act 1994
 6. ensure that reviews of environmental performance are undertaken at least annually.

- PCG037 All waste generated in carrying out the activity must be lawfully reused, recycled or removed to a facility that can lawfully accept the waste.

Air

- PMA001 Other than as permitted within this environmental authority, odours or airborne contaminants must not cause environmental nuisance at a sensitive place or commercial place.

Acoustic

- PCN006 Other than as permitted within this environmental authority, noise generated by the activity must not cause environmental nuisance to any sensitive place or commercial place.

- N1 Blasting or the generation of substantial low frequency noise is not permitted.

Land

- PML004 Land that has been disturbed for activities conducted under this environmental authority must be rehabilitated in a manner such that:
1. suitable native species of vegetation for the location are established and sustained for earthen surfaces;
 2. potential for erosion is minimised;
 3. the quality of water released from the site, including seepage, does not cause environmental harm;
 4. potential for environmental nuisance caused by dust is minimised;
 5. the water quality of any residual water body does not have potential to cause environmental harm;
 6. the final landform is stable and protects public safety.

Water

- W1 Erosion and sediment control measures must be implemented and maintained to minimise erosion and the release of sediment.
- W2 Stormwater contaminated by the activity must be managed to minimise or prevent any adverse impacts on the values of the receiving environment.

PCW015

Contaminants must not be released to groundwater or at a location where they are likely to release to groundwater.

Definitions

- PD002 Activity means the environmentally relevant activity to which this environmental authority relates. An activity may be undertaken on the whole or a part of a site.
- PD078 Administering authority means the Department of Environment and Heritage Protection or its successors or predecessors.

- PD099 Commercial place means a place used as a workplace, an office or for business or commercial purposes and includes a place within the curtilage of such a place reasonably used by persons at that place.
- PD010 Contaminant(s) means as defined in Section 11 of the *Environmental Protection Act 1994*.
- PD011 Environmental harm means as defined in Section 14 of the *Environmental Protection Act 1994*.
- PD012 Environmental nuisance means as defined in Section 15 of the *Environmental Protection Act 1994*.
- PD129 Groundwater means water that occurs naturally in, or is introduced artificially into, an aquifer.
- PD016 Land means land excluding waters and the atmosphere. Land includes land on the authorised place.
- PD018 Minimise means minimise by taking all reasonable and practical measures to minimise the adverse effect having regard to the following matters:
(a) the nature of the harm or potential harm
(b) the sensitivity of the receiving environment
(c) the current state of technical knowledge for the activity
(d) the likelihood of successful application of different measures that might be taken to minimise the adverse effects
(e) the financial implications of the different measures as they would relate to the type of activity
(f) if the adverse effect is caused by the location of the activity being carrying out, whether it is feasible to carry out the activity at another location.
- PD163 Records include breach notifications, written procedures, analysis results, monitoring reports and monitoring programs required under a condition of this authority.
- PD167 Release of a contaminant into the environment means to:
(a) deposit, discharge, emit or disturb the contaminant
(b) cause or allow the contaminant to be deposited, discharged, emitted or disturbed
(c) fail to prevent the contaminant from being deposited, discharged emitted or disturbed
(d) allow the contaminant to escape
(e) fail to prevent the contaminant from escaping.
- PD172 Secondary containment system means a system designed, installed and operated to prevent any release of contaminants from the system, or containers within the system, to land, groundwater, or surface waters.

- PD176 Sensitive place includes the following and includes a place within the curtilage of such a place reasonably used by persons at that place:
1. a dwelling, residential allotment, mobile home or caravan park, residential marina or other residential premises; or
 2. a motel, hotel or hostel; or
 3. a kindergarten, school, university or other educational institution; or
 4. a medical centre or hospital; or
 5. a protected area under the *Nature Conservation Act 1992*, the *Marine Parks Act 2004* or a World Heritage Area; or
 6. a public park or garden; or
 7. for noise, a place defined as a sensitive receptor for the purposes of the Environmental Protection (Noise) Policy 2008.
- PD185 Substantial low frequency noise means a noise emission that has an unbalanced frequency spectrum shown in a one-third octave band measurements, with a predominant component within the frequency range 10 to 200 Hz. It includes any noise emission likely to cause an overall sound pressure level at a noise sensitive place exceeding 55 dB(Z).
- PD027 Waters means all or any part of a creek, river, stream, lake, lagoon, swamp, wetland, spring, unconfined surface water, unconfined water in natural or artificial watercourses, bed and bank of any waters, non-tidal or tidal waters (including the sea), stormwater channel, stormwater drain, roadside gutter, stormwater run-off, and underground water.
- PD202 You means the holder of the environmental authority.

New EA 20170927 Standard Criteria APP0005420 Yarranlea Solar Pty Ltd

The standard criteria must be considered when deciding the EA application as per section 176 of the EP Act. Refer to departmental guideline 'Information for assessing an application for an environmental authority' available on the Policy Register (publication number ESR/2015/1809) for guidance on how to consider the standard criteria.

Standard criteria	How the standard criteria have been considered
SC1 The following principles of environmental policy as set out in the Intergovernmental Agreement on the Environment— (1) the precautionary principle; (2) intergenerational equity; (3) conservation of biological diversity and ecological integrity.	The precautionary principle, intergenerational equity and conservation of biological diversity and ecological integrity have been considered under this assessment. The precautionary principle is the most important consideration for this particular assessment. Appropriate conditions were included in the EA to ensure that the environmental values likely to be impacted are protected.
SC2 Any Commonwealth or State government plans, standards, agreements or requirements about environmental protection or ecologically sustainable development.	Considerations were made in accordance with the environmental objectives and performance outcomes in Schedule 5, Part 3, Table 1, with particular emphasis on land, air, noise and water.
SC3 Any relevant strategic environmental area designation.	N/A - as the subject site is not located in a strategic environmental area.
SC4 Any relevant environmental impact study, assessment or report.	The application form and the following supporting documents were taken into consideration during this assessment: <ul style="list-style-type: none"> • Cover Letter; • Environmental Risk Assessment prepared by i3 consulting; • Suitable Operator Approval (Reference: RSO001250); • Proposed Plans of Development prepared by RMA Engineers; • DILGP Approval (Reference: 1708-906 SDA); • Contaminated Land Register and Environmental Management Register Results; and • Assessment against State Code 22 – Environmentally Relevant Activities.
SC5 The character, resilience and values of the receiving environment.	The character, resilience and values of the receiving environment have been considered in this assessment. The character, resilience and values of the receiving environment will be protected by the

Standard criteria	How the standard criteria have been considered
	mitigation measures proposed by the applicant, as well as the conditions included in the EA.
SC6 All submissions made by the applicant and submitters.	All submissions made by the applicant have been considered under this assessment (see SC4 above).
SC7 The best practice environmental management for activities under any relevant instrument, or proposed instrument, as follows— (1) an environmental authority; (2) a transitional environmental program; (3) an environmental protection order; (4) a disposal permit; (5) a development approval.	Best practice environmental management for extraction activities under an environmental authority (EA) have been considered in this assessment. The conditions included in the EA comprise the relevant/appropriate model and common conditions for extraction activities.
SC8 the financial implications of the requirements under an instrument, or proposed instrument, mentioned in paragraph (g) as they would relate to the type of activity or industry carried out, or proposed to be carried out, under the instrument.	The financial implications of the EA were considered to be reasonable and acceptable by the EA holder (who will agree to the conditions in the EA before it is issued).
SC9 The public interest.	The public interest has been considered under this assessment. The development of a private rural ring tank (for stormwater containment) for the landholder and using the extracted material for upgrading access tracks, a new substation yard and a temporary construction compound for a solar farm are all deemed by the Assessing Officer to be of public interest, as long as the environmental values are protected.
SC10 Any relevant site management plan .	N/A there are no relevant site management plan.
SC11 Any relevant integrated environmental management system or proposed integrated environmental management system.	No IEMS or proposed IEMS was considered under this assessment.
SC12 Any other matter prescribed under a regulation.	Considerations were also made under the EPP (Noise), EPP (Water) and EPP (Air) for this assessment in relation to the conditions applied in the EA.

You must record the following details of all environmental complaints received:

1. date and time the complaint was received
2. name and contact details of the complainant when provided and authorised by the complainant
3. nature of the complaint
4. investigation undertaken
5. conclusions formed
6. actions taken.

Any activity operating under this environmental authority must not be conducted contrary to any of the following limitations:

1. Extraction to take place only on Lot 2 Plan A34925 and within the polygon indicated in Attachment 1 – Site boundary for proposed ERA 16(2)(a).

Published on DES Disclosure Log
RTI Act 2009

When required by the administering authority, monitoring must be undertaken in the manner prescribed by the administering authority, to investigate a complaint of environmental nuisance arising from the activity. The monitoring results must be provided within 10 business days to the administering authority upon its request.

Published on DES Disclosure Log
RTI Act 2009

Contaminants must not be released to groundwater or at any location where they are likely to release to groundwater.

Published on DES Disclosure Log
RTI Act 2009

All analyses required under this environmental authority must be carried out by a laboratory that has National Association of Testing Authorities (NATA) certification, or an equivalent certification, for such analyses.

Published on DES Disclosure Log
RTI Act 2009

Erosion and sediment control measures must be implemented and maintained to minimise erosion and the release of sediment.

Published on DES Disclosure Log
RTI Act 2009

Stormwater contaminated by the activity must be managed to minimise or prevent any adverse impacts on the values of the receiving environment.

Published on DES Disclosure Log
RTI Act 2009

ANICI Damian

From: s.73 irrelevant information @icubed.com.au>
Sent: Monday, 27 November 2017 8:46 AM
To: SPELCHAN Daniel
Cc: s.73 irrelevant information
Subject: (15-282) RE: Yarranlea Solar Exemption for ERA 16
Attachments: Combined Yarranlea Lot Titles.pdf; 15-282-C41 [A] Erosion Scour Filling Plan.pdf

Morning Daniel,

Thanks for your time the other day.

Is it possible to get something more official from you, a letter of comfort for example, stating that the exemption as outlined below is applicable in this case? Just so that we're covered later down the track when we start work should anyone ask.

I've attached the titles for all Lots associated with this property (4 of which will be a part of the solar farm), and a sketch showing approximately where the material will be used on these Lots.

Feel free to give me a call if you wish to discuss.

Kind regards,

s.73 irrelevant information
Environmental and Community Liaison Officer

i3 consulting pty ltd

Level 2/ 39 Sherwood Road PO Box 878
TOOWONG QLD 4066 TOOWONG QLD 4066

m: irrelevant information

p: 07) 3870 8888

e: irrelevant information@icubed.com.au

From: SPELCHAN Daniel [mailto:Daniel.Spelchan@ehp.qld.gov.au]

Sent: Thursday, 23 November 2017 2:28 PM

To: s.73 irrelevant information @icubed.com.au>

Cc: s.73 irrelevant information

Subject: Yarranlea Solar

Hi relevant info

As discussed, one of the exemptions for ERA 16 is:

- (e) extracting material for reshaping land if—
 - (i) reshaping the land does not involve blasting; and
 - (ii) the material is not removed from the site from which it is extracted; or

'Site' is not lot and plan.

The proposed extraction by Yarranlea Solar on Lot 2/A34925 may fall within this exemption if the extracted material stays on the 'farm' (i.e. land owned by the same person, which is adjacent to each other). The intent of EAR16 is to capture sales of extracted material, or material extracted that is to be moved to a new 'site'.

If you believe Yarranlea Solar proposed activity falls within the above-mentioned exemption, then you can withdraw your application by email palm@ehp.qld.gov.au.

Let me know if you have any queries,

Thanks



Daniel Spelchan

Principal Environmental Officer (Assessment)

Energy, Extractive and South West Queensland Compliance

Environmental Services and Regulation

Department of Environment and Heritage Protection

P (07) 4529 8348 | E Daniel.Spelchan@ehp.qld.gov.au

146 Herries Street, Toowoomba, QLD, 4350

PO Box 731, Toowoomba, QLD, 4350



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ANICI Damian

From: s.73 irrelevant information @icubed.com.au>
Sent: Thursday, 12 October 2017 10:07 AM
To: .73 irrelevant informatio
Cc:
Subject: AR104965 ERA16(2A) Application - 752 Murlaggan Road, Yarranlea - Lot 2 A34925 (i3:15-282)
Attachments: 15-282 RMA - Combined Plans V1.0.pdf

Good Morning relevant inf

Thank you for your time over the phone this morning.

As discussed, please find attached the applicable plans which depict the ring tank on the allotment. Please be advised that these plans were submitted as part of the original ERA application, however we have removed the plans that are not deemed applicable.

Please be advised that the only area proposed to be extracted as part of this application is the ring tank on Lot 2 A34925.

Please refer to D-D0101 for the site layout plan with the ring tank being depicted by the pink outline. D-D0201 provides a contaminated water management layout plan, which shows the rural ring tank within the entire allotment (Lot 2 A34925). D-D0301 provides a detailed plan of the works to capture the contaminated agricultural runoff.

Would you please be able to advise whether the attached will suffice?

Please do not hesitate to contact us should you require any further information or have any further queries.

Kind Regards,

.73 irrelevant informatio

Cadet Town Planner

i³ consulting pty ltd
engineering consultants
innovation ingenuity inspiration

Suite 2/ 39 Sherwood Road PO Box 878
TOOWONG QLD 4066 TOOWONG QLD 4066

p: 07 3870 8888

e: irrelevant informa@icubed.com.au

www.icubed.com.au

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ANICI Damian

From: DAVIDSON Wes
Sent: Tuesday, 26 September 2017 12:58 PM
To: irrelevant informa
Subject: FW: TOOWOOMBA FW: AR104965 ERA16(2A) Application - 752 Murlaggan Road, Yarranlea - Lot 2 A34925 (i3:15-282)
Attachments: 15-282 - 20170921 - Copy of Cheque.pdf; 15-282 Environmental Assessment 20170511 v1.0.pdf; 15-282 20170920 State Code 22 - ERA.pdf; 15-282 Contaminated Land Register Results.pdf; 15-282 ERA Form v1.0.pdf; 15-282 RMA - Combined Plans.pdf; DILGP_Decision - approval with conditions_SAAL_1708-906 SDA.pdf; Suitable Operator Approval.pdf; 15-282 20170918 Ltr to DEHP.pdf

Hi relevant info

As discussed another Site specific application for a quarry for a solar farm here in Toowoomba. Longer timeframes so can fit in around after your peak of IR returns... Sorry I meant to send this yesterday.

I think this one has me against it still in the Tracker, if you can change.

Thanks
Wes

From: KHAN Tariq
Sent: Thursday, 21 September 2017 4:16 PM
To: DAVIDSON Wes <Wes.Davidson@ehp.qld.gov.au>
Subject: FW: TOOWOOMBA FW: AR104965 ERA16(2A) Application - 752 Murlaggan Road, Yarranlea - Lot 2 A34925 (i3:15-282)

Wes
Can your team please take this ERA 16 application.
Thank you
Tariq

From: Industry and Development Assessment
Sent: Thursday, 21 September 2017 3:42 PM
To: KHAN Tariq <Tariq.Khan@ehp.qld.gov.au>
Subject: FW: TOOWOOMBA FW: AR104965 ERA16(2A) Application - 752 Murlaggan Road, Yarranlea - Lot 2 A34925 (i3:15-282)

Hi Tariq

Site specific application for ERA16. The cheque was received and receipted today. Please vote yes if the application is to be entered on Connect.

Thanks
Fiona

From: PALM
Sent: Thursday, 21 September 2017 12:44 PM
To: Industry and Development Assessment <IndustryandDevelopment.Assessment@ehp.qld.gov.au>
Cc: KHAN Tariq <Tariq.Khan@ehp.qld.gov.au>

Subject: TOOWOOMBA FW: AR104965 ERA16(2A) Application - 752 Murlaggan Road, Yarranlea - Lot 2 A34925 (i3:15-282)

NOTE: This application has NOT BEEN VALIDATED.

No hard copy

An application has been received by the Customer Service Team (PaLM) and requires your assessment and processing.

Date received: 21/9/2017

Application Type: New Site-Specific

Application Date:

Client: Yarranlea Solar Pty Ltd

Permit:

Receipt:

A copy of the application is attached. Applicant has advised they are sending in a cheque for the payment of the application fee.

If you have any questions regarding this application please contact Veronica Lightfoot or send an email to palm@ehp.qld.gov.au

Regards

Veronica Lightfoot



Veronica Lightfoot

Customer Service Officer

Customer Service Team | Regulatory Capability and Customer Service Branch

Department of Environment and Heritage Protection

Telephone: 1300 130 372 (Select option 4) **Facsimile:** 07 3330 5875

400 George Street, Brisbane Q 4000

GPO Box 2454, Brisbane Q 4001

From: s.73 irrelevant information [redacted]@icubed.com.au]

Sent: Thursday, 21 September 2017 11:47 AM

To: PALM

Cc: s.73 irrelevant information [redacted]

Subject: AR104965 ERA16(2A) Application - 752 Murlaggan Road, Yarranlea - Lot 2 A34925 (i3:15-282)

Good Morning,

Please find attached our application for an ERA Permit to utilise land located at 752 Murlaggan Road, Yarranlea, commonly described as Lot 2 A34925, for Extractive Activities under ERA16(2)(A) of the Environmental Protection Regulation 2008, which includes the following documentation for your assessment;

- Cover Letter;
- Environmental Risk Assessment prepared by i3 consulting;
- Suitable Operator Approval (Reference: RSO001250);
- Proposed Plans of Development prepared by RMA Engineers;
- DILGP Approval (Reference: 1708-906 SDA);
- Contaminated Land Register and Environmental Management Register Results; and
- Assessment against State Code 22 – Environmentally Relevant Activities.

Please be advised that the relevant application fees will be paid via cheque. A copy of this cheque has been attached to this application for your records. If you could please provide a reference number for this application that would be greatly appreciated.

Should you have any queries or require any further information please do not hesitate to contact us.

Kind Regards,

s.73 irrelevant information

Cadet Town Planner

i³ consulting pty ltd
engineering consultants
innovation ingenuity inspiration

Suite 2/ 39 Sherwood Road PO Box 878
TOOWONG QLD 4066 TOOWONG QLD 4066

p: 07 3870 8888

e: irrelevant inform@icubed.com.au

www.icubed.com.au

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ANICI Damian

From: DAVIES Clare
Sent: Thursday, 14 December 2017 11:08 AM
To: FOLLENT Lucy
Subject: New EA 20170927 Draft Permit APP0005420 Yarranlea Solar Pty Ltd - for client review



Hi Lucy,

As discussed earlier over the phone – below is the email to the consultant for when you send the draft Yarranlea permit for them to review.

Thanks.

Clare

Email: 73 irrelevant information@icubed.com.au

irrelevant information

New EA 20170927 Draft Permit APP0005420 Yarranlea Solar Pty Ltd - for client review

Attached is the draft environmental authority for the Yarranlea Solar Pty Ltd new site-specific application.

Please could you review it, and send a return email agreeing to the conditions within the authority (if this is indeed the case).

Please can you respond by <INSERT>. If you require more time, please let me know at your earliest convenience.

If you have any queries, please let me know.

Thank you.

Clare

Clare Davies
Senior Environmental Officer
Energy, Extractive and South West Queensland Compliance
Department of Environment and Heritage Protection

P 07 4529 8312, F 07 4529 8388
Level 1 / 146 Herries Street, Toowoomba, Qld, 4350
PO Box 731, Toowoomba, Qld, 4350
Email: clare.davies@ehp.qld.gov.au, <https://www.ehp.qld.gov.au/>

ANICI Damian

From: DAVIES Clare
Sent: Thursday, 14 December 2017 1:47 PM
To: s.73 irrelevant information
Cc: FOLLENT Lucy
Subject: Permit for Yarranlea Solar



**Queensland
Government**

s.73 irrelevant information

As discussed over the phone earlier,

s.73 irrelevant information

s.73 irrelevant information

Lucy Follent in Brisbane, email: Lucy.Follent@ehp.qld.gov.au, tel: 07 3330 5118, will be taking over this application from the time I leave tomorrow.

Your new decision due date will be 17/01/2018. A draft permit will be sent to you to review before that date.

Thank you.

Regards,

Clare

Clare Davies

Senior Environmental Officer

Energy, Extractive and South West Queensland Compliance

Department of Environment and Heritage Protection

P 07 4529 8312, F 07 4529 8388

Level 1 / 146 Herries Street, Toowoomba, Qld, 4350

PO Box 731, Toowoomba, Qld, 4350

Email: clare.davies@ehp.qld.gov.au, <https://www.ehp.qld.gov.au/>

ANICI Damian

From: SPELCHAN Daniel
Sent: Thursday, 23 November 2017 2:28 PM
To: 73 irrelevant informatio@icubed.com.au
Cc: DAVIES Clare; KHAN Tariq
Subject: Yarranlea Solar

3 irrelevant informa

As discussed, one of the exemptions for ERA 16 is:

- (e) extracting material for reshaping land if—
 - (i) reshaping the land does not involve blasting; and
 - (ii) the material is not removed from the site from which it is extracted; or

‘Site’ is not lot and plan.

The proposed extraction by Yarranlea Solar on Lot 2/A34925 may fall within this exemption if the extracted material stays on the ‘farm’ (i.e. land owned by the same person, which is adjacent to each other). The intent of EAR16 is to capture sales of extracted material, or material extracted that is to be moved to a new ‘site’.

If you believe Yarranlea Solar proposed activity falls within the above-mentioned exemption, then you can withdraw your application by email palm@ehp.qld.gov.au.

Let me know if you have any queries,

Thanks



Daniel Spelchan
Principal Environmental Officer (Assessment)
Energy, Extractive and South West Queensland Compliance
Environmental Services and Regulation
Department of Environment and Heritage Protection

P (07) 4529 8348 | E Daniel.Spelchan@ehp.qld.gov.au
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