



Office of the  
**Coordinator-General**

Our ref: OUT23/2353

15 June 2023

The Neilsen Group  
c/- Ms Megan Benham  
Project Director  
Groundwork Plus Pty Ltd  
mbenham@groundwork.com.au

Dear Ms Benham

**AP2022/022 – SDA application for a material change of use (MCU) for extractive industry (quarry expansion) in the Bromelton State Development Area (SDA)**

Reference is made to your SDA application for a material change of use (MCU) for extractive industry (quarry expansion) in the Bromelton SDA.

As stated in the referral notice of 23 January 2023, the SDA application was referred to the following referral entities:

- Scenic Rim Regional Council
- Department of Environment and Science
- Department of Transport and Main Roads
- Department of Resources
- Seqwater.

Please find enclosed a coordinated request for additional information required by referral entities in order to properly assess your SDA application.

In accordance with Schedule 2, Part 2, Section 2.2 of the Bromelton SDA Development Scheme (December 2017), you have until 15 December 2023 to provide a response to the information request (noting that the response may be provided sooner) to the Office of the Coordinator-General. The application will lapse if you do not provide, to the satisfaction of the Coordinator-General, the requested information by the required date.

Once the Coordinator-General has received your response, any additional information will be provided to the referral entities for their assessment. On completion of the referral stage, you will be notified of the next stage in the development assessment process.

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If you require any further information, please contact Amanda Koenig, Principal Project Officer, Office of the Coordinator-General on (07) 3452 7575 or at [amanda.koenig@coordinatorgeneral.qld.gov.au](mailto:amanda.koenig@coordinatorgeneral.qld.gov.au), who will be pleased to assist.

Yours sincerely

A handwritten signature in black ink, appearing to read 'D. Stolz', with a stylized flourish at the end.

David Stolz  
**Assistant Coordinator-General**  
**Planning and Services**  
(as delegate of the Coordinator-General)

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The proponent is required to provide the Coordinator-General with a response to the information requested below.

The requested additional information relates to stormwater quality, erosion and sediment control plan, long term rehabilitation plan, workshop/refuelling area, water quality monitoring, sludge removal and disposal, on-site sewage management and site plans.

Responding comprehensively to this request is required to assist in streamlining the assessment process. Note: The Seqwater Development Guidelines referenced below refer to the 'Seqwater Development Guidelines – Water Quality Management in Drinking Water Catchments (July 2017)'.

No.	Issue	Information Requested
Stormwater quality		
1	Stormwater management	<p>The Environmental Management Report (Groundwork Plus, dated December 2022 (Issue 3)) includes a basic Stormwater Management Plan Drawing; however this document lacks the level of detail expected for a development of this type and scale. No detailed site-based stormwater design information or calculations have been included in this document.</p> <p>It is considered appropriate that the release limits during large storm events should meet the Water Quality Objectives for drinking water quality outlined in the Environmental Protection (Water and Wetland Biodiversity) Policy 2019 Schedule 1 for the Logan River.</p> <p><b>1) The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. a comprehensive Site-Based Stormwater Management Plan (quality and quantity) that details:               <ul style="list-style-type: none"> <li>i. stormwater management over the proposed stages of development</li> <li>ii. design information and justification of basin sizing (for both existing and new basins) to demonstrate how construction throughout development will be managed to protect drinking water supply Environmental Values and facilitate the Water Quality Objectives for the Logan River basin and achieve compliance with Performance Outcomes PO7 and PO8 of the Seqwater Development Guidelines for both construction and</li> </ul> </li> </ul>

		<ul style="list-style-type: none"> <li>operational phases</li> <li>iii. the number of existing and proposed discharge points as well as release limits</li> <li>iv. achievement of the stormwater management design objectives outlined in the State Planning Policy, Appendix 2, Table B and be prepared by a Registered Professional Engineer of Queensland.</li> </ul>
Erosion and sediment control plan		
2	Erosion and sediment control	<p>Whilst mention of erosion and sedimentation control has been made in the Environmental Assessment Report, no erosion and sediment control plan has been provided with the application material. Given the nature and scale of the proposed extraction, processing and general operations across the site, it is considered appropriate to provide an erosion and sediment control plan.</p> <p><b>2) The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. a detailed erosion and sediment control plan addressing             <ul style="list-style-type: none"> <li>i. Acceptable Outcomes AO7.1 to AO7.3 or Performance Outcome PO7 of the Seqwater Development Guidelines</li> <li>ii. the plan/drawing must detail the location of physical controls / drains / swales / silt traps etc and the design details for these components.</li> </ul> </li> </ul>
Long term rehabilitation plan		
3	Long term rehabilitation	<p>Approved rehabilitation strategies for the site are designed to be undertaken progressively with the extraction. Whilst the Rehabilitation Management Plan and Conceptual Rehabilitation Plans (Environmental Management Plan, prepared by Groundwork Plus, dated December 2022, section 4.7 and Attachment 3) outline a new, end of operations rehabilitation strategy, no details have been provided on the progress of the approved progressive site rehabilitation works to date. The Consent Order includes an approved staged rehabilitation plan, aligning with the progressive stages of extractive activities. From aerial photographs, extractive activities appear to have occurred up to stage 4, possibly stage 5. It is unclear whether rehabilitation has been conducted in conjunction with each stage of</p>

		<p>development and to the appropriate extent as approved in the approved rehabilitation plans (DWGs 740.013 to 740.016 and 740.019 (Stages 1-5, 5 pages) prepared by Kershaw and Co, dated 14/8/1993).</p> <p><b>3) The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. the latest completed stage of development that has occurred over the site in accordance with the existing Consent Order for the site</li> <li>b. confirmation that rehabilitation works have occurred in accordance with the approved rehabilitation plans for the corresponding extraction stage</li> <li>c. if no progressive site rehabilitation has occurred to date, please outline the reasons why this has not occurred in accordance with the approval and provide details of remedial rehabilitation works that will occur prior to the proposed expansion, to achieve compliance and to support the proposed additional activity.</li> </ul>
Workshop/refuelling area		
4	Workshop/ refuelling	<p>The existing operations include a workshop for the servicing of vehicles and heavy machinery used on the site, which is not proposed to be changed as a result of the current application. This is located in the parking and administration area of the site, near the entry. It is unclear where refuelling of vehicles currently occurs on the site. The Environmental Management Plan (Groundwork Plus, December 2022) contains generic details on the construction and management of workshop / refuelling areas and controls for spills / refuelling etc.</p> <p><b>4) The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. details of the existing workshop and refuelling areas, including basic floor plans and details on how oils, hydrocarbons, petrochemicals etc are captured, contained, separated and disposed of during the servicing and refuelling of vehicles</li> <li>b. details of hardstand floor types, bunding style, any weatherproofing and storage areas for fuels/oils etc</li> <li>c. details on the type and location of chemical /hazardous materials storage areas / facilities</li> <li>d. confirmation that these are compliant with the latest Australian Standard, AS1940:2017.</li> </ul>

Water quality monitoring		
5	Water quality	<p>No detailed water quality monitoring program has been provided, outlining the regular and events-based collection and testing of water samples in the sedimentation ponds and at discharge points.</p> <p><b>5) The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. a dedicated surface water quality monitoring program prepared by a suitably qualified professional detailing: <ul style="list-style-type: none"> <li>i. demonstration that, at a minimum, that site discharges will meet the TSS, pH, electrical conductivity, dissolved oxygen and colour water quality objectives detailed in the Logan River Basin Environmental Values and Water Quality Objectives (noting where multiple environmental values are applicable the most stringent water quality objective is utilised)</li> <li>ii. water quality characteristics, monitoring locations, monitoring frequency, release limits and responsibilities</li> <li>iii. regularity of testing should be at least monthly and should include major rainfall events and at the time of releases.</li> </ul> </li> </ul>
Sludge removal and disposal		
6	Sludge	<p>The Consent Order conditions require that sedimentation basins are de-sludged once 30% holding capacity has been lost. Minimal details on sludge generation, storage, handling and disposal have been provided in the Environmental Management Plan, Waste Management Plan, section 4.6 (Groundwork Plus, dated December 2022).</p> <p><b>6) The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. details on the typical frequency of de-sludging, including quantities, where and how sludge collected from sedimentation basins will be stored to prevent release into local waterways</li> <li>b. confirmation that sludge will be collected and disposed of off-site by a suitably licensed contractor.</li> </ul>

On-site sewage management		
7	Wastewater treatment	<p>7) <b>The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. certification from a licensed plumber of the age of the sewage treatment and disposal facilities on-site, and that the facilities are in good working order, regularly serviced and are of adequate capacity and size to service the 15 staff employed at the site</li> <li>b. the location of both the wastewater treatment plant and effluent disposal area on a plan</li> <li>c. if effluent disposal is via sub-surface irrigation or trenches, confirm that the disposal area is protected from vehicles utilising the area (i.e. provision of fencing or other access restriction).</li> </ul>
Site plans		
8	Operations area	<p>Clarification is required on whether the hatched Operations Area on the site plan is intended to be an overburden storage area.</p> <p>8) <b>The proponent is requested to provide:</b></p> <ul style="list-style-type: none"> <li>a. clarification if the hatched Operations Areas is intended to be an overburden storage area</li> <li>b. if the hatched Operations Area is intended to be an overburden storage area provide details on: <ul style="list-style-type: none"> <li>i. how will the risks of land slips be managed</li> <li>ii. if there are any other areas on the site intended for storage or overburden which need to be considered for potential land slip issues?</li> </ul> </li> </ul>
9	Buffer distance	<p>On the northeast corner of the site plan, two measurements are shown, 10m and 30m which appear to indicate a buffer distance. In addition, there appears to be a reduction of buffer distance on the east/west boundary to ten metres.</p> <p>9) <b>The proponent is requested to:</b></p> <ul style="list-style-type: none"> <li>a. provide detail on the purpose of the two figures of 10m and 30m shown on the site plan and what they represent.</li> </ul>

		<p>b. identify if there is an intention to secure approval for a reduced buffer and if so, provide evidence to support the landform stability with such a reduced buffer.</p>
<p>Environmental Management Plan</p>		
<p>10</p>	<p>Stockpile areas</p>	<p>Section 4.7 – Topsoil and subsoil management plan states:</p> <p><b>TOPSOIL AND SUBSOIL MANAGEMENT</b></p> <p>The following measures should be implemented for topsoil and subsoil stripping:</p> <ul style="list-style-type: none"> <li>• Materials should not be stripped when too wet or too dry.</li> <li>• When stripped, materials should be used directly for rehabilitation to the maximum practicable extent or stockpiled and preserved for future use.</li> <li>• Stockpiling of materials should not exceed a height of 2 to 3 m and should be shaped and revegetated to protect the soil from erosion and weed infestation.</li> <li>• Stockpiles should be maintained in a free draining condition and long-term soil saturation should be avoided.</li> <li>• Runoff waters external to the areas to be stripped should be diverted away from the working area.</li> <li>• Stripping of topsoil should be limited to the minimum area necessary.</li> </ul> <p>However, no stockpile areas appear to be identified on the site plan. In addition, the statement 'Stockpiling of materials should not exceed a height of 2-3m' requires strengthening.</p> <p><b>10) The proponent is requested to:</b></p> <ol style="list-style-type: none"> <li>a. provide an updated site plan identifying the location of stockpile areas.</li> <li>b. amend "Stockpiling of materials should not exceed..." to "Stockpiling of materials must not exceed..."</li> </ol>



11	Rehabilitation management plan	<p>Section 4.7 - Rehabilitation Management Plan</p> <p>11) <b>The proponent is requested to amend:</b></p> <ul style="list-style-type: none"><li>a. point 6 from "Spreading is to be immediately followed by revegetation wherever possible" to "Spreading is to be immediately followed by revegetation unless inclement weather prevents and in any case within a reasonable time frame" or words to this effect.</li></ul>
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