# **Preliminary Site Investigation**

178 and 261 West Dapto Road, Kembla Grange NSW

8201911101

Prepared for BlueScope Steel Limited

19 September 2019





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### **Contact Information**

Cardno (NSW/ACT) Pty Ltd ABN 95 001 145 035

16 Burelli Street Wollongong NSW 2500 Australia

Phone +612 4228 4133 Fax +612 4228 6811

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Author(s):

C. Cook

Christopher Cook Environmental Scientist

Approved By:



Matthew Tendam, CEnvP - SC Principal Environmental Engineer

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#### **Executive Summary**

Cardno (NSW/ACT) Pty Ltd ("Cardno") was engaged by BlueScope Steel Limited (BSL) to prepare a Preliminary Site Investigation (PSI) for the properties located at 178 and 261 West Dapto Road, Kembla Grange NSW, legally identified as Lot 1002 on Deposited Plan (DP) 1192327, Lot 1 on DP 588140 and Lot 2 on DP 230137. The location and regional context of the site is depicted in **Figure 1** of **Appendix A** and a site features plan is shown in **Figure 2** of **Appendix A**.

This PSI has been prepared for BSL in support of a development application (DA) for the subdivision of land identified as Lot 1002 in Deposited Plan (DP) 1192327, Lot 1 in Deposited Plan (DP) 588140 and Lot 2 in Deposited Plan (DP) 230137. The site is within the West Dapto Urban Release Area (WDURA) within the Wollongong Local Government Area (LGA). It is estimated that approximately 17,000 residential dwellings will be constructed within the WDURA over the next 40-years.

The two larger land parcels, Lot 1002 DP 1192327 and Lot 1 DP 588140, occupy an area to the south of West Dapto Road and have an approximate area of 100 ha. The smaller land parcel, Lot 2 Deposited Plan (DP) 230137, is to the north of West Dapto Road, with an approximate area of 7.5 ha.

The purpose of the PSI is to provide BSL with preliminary advice on the suitability of the site for the proposed development. The objectives of the PSI were therefore to:

- > Identify and assess the degree to which historical and current activities may have resulted in potential contamination of land or groundwater;
- > Develop a preliminary conceptual site model (CSM) that identifies the potential contaminant sources, contaminants of concern, potential human and environmental receptors and the potential pathways for contaminants to interact with receptors; and
- > Assess the requirement, if any, for further environmental investigation and/or remediation to make the site suitable for the proposed land use.

In order to achieve the above objectives a scope of work was undertaken that included a site visit and inspection, a search of available site history records and the preparation of this report.

The site walkover identified that the site is predominantly undeveloped and used for horse agistment and public recreation. The trees in the western portions of the site are identified as Illawarra Lowland Grassy Woodland, a Critically Endangered Ecological Community (CEEC) listed under the *Environment Protection and Biodiversity Conservation Act* (2000). Structures on the site are limited and are generally temporary or heavily decayed.

Based on a review of historical information and observations noted during the site inspection following is concluded:

- > The site has historically been used for agricultural purposes, primarily livestock grazing.
- The western portion of the site is predominantly occupied by a stand of trees listed as a critically endangered ecological community. The area was inspected during the investigation and appears generally undisturbed.
- > The Acid Sulphate Soil (ASS) Planning Maps provided by the NSW Department of Planning and the Wollongong Local Environmental Plan 2009 indicate that the site is situated on Class 3, 4 and 5 land with the exception of a small section in the northern corner which is unclassified. Developments causing soil disturbance within the classified areas may trigger the need for development consent. Therefore, the planned development areas should be compared against the ASS planning maps and class definitions to determine if consent will be triggered and a more detailed assessment of potential or actual ASS on the site is required.
- As part of the Phase 1 Kembla Grange Site Due Diligence Review (Cardno, 2017), Cardno undertook 2D flood modelling to assess the existing flood conditions. The results indicate that majority of the developable land would be impacted by flood under the 1% ARI event without modification to existing landforms.
- Based on information gathered during desktop searches and observations made during the site inspection Cardno identified the following PAECs:

Potential Area of Environmental Concern	Site Activity
PAEC01: Earthworks and Filling Areas	A range of potential filling areas and earthworks were identified across the site including, creek crossings, dams, site tracks and the eastern watercourses. In most cases these areas are heavily overgrown with vegetation so material composition was difficult to determine. Where composition could be determined it was generally rail ballast, gravel or crushed concrete and brick though slag and ceramic tiles were visible. No potential ACM was identified on visible fill and earthworks surfaces.
PAEC02: Stockpiles and general tipping	Limited amounts of stockpiled and tipped material are present on the site. Stockpiles were identified on Lot 1 DP 588140 and Lot 2 DP 230137, one of these stockpiles located on Lot 1 contained a single fragment of potential ACM in the form of fibre cement
3	sheeting. The largest stockpile volumes were overgrown with grass and generally inaccessible at the time of the walkover.
	Limited tipping volumes were observed around the site and with the exception of two heavily weathered cars in Lot 1 DP 588140 was in the general vicinity of the site structures.
	Access to the creek banks was limited by heavy vegetation. While these areas are typically a high risk for tipping activities limited observations could be made of the potentially affected areas.
PAEC03: Historical and current building footprints	Aerial photos and site observations identified a number of areas were site structures or their remains were present. Most current structures appear to present a minimal risk of containing hazardous building materials. However, the time period in which structures were present in historical aerial photos would indicate potential for site impacts from hazardous building materials.
	Further to the above, these structures and their immediate surrounds are the most likely locations for historical storage of chemicals onsite. As a result a consideration of environmentally persistent contaminants will need to be made in this area.
PAEC04: Offsite Sources of Contamination	Whytes Gully landfill, industrial properties adjacent to the northern boundary, West Dapto Catholic Cemetery adjacent west of the site and the power pole laydown area to the south have been identified as the highest risk sources of offsite contamination with the most likely pathway to the site being through discharges to watercourses running through the site, flooding during large storm events and/or groundwater or via airborne dust and other contaminants.

Given the results of this investigation, Cardno recommends the following:

- > A targeted site investigation should be undertaken in accordance with relevant regulatory guidance including the *National Environment Protection (Assessment of Site Contamination) Measure* 1999, as amended 2013. The targeted investigation should consider both soil, surface water and groundwater impacts, particularly migration of impacts through the site via watercourses from the north.
- Prior to any further sampling being undertaken it is recommended that extensive vegetation management (i.e.) be undertaken at the site to increase visibility of ground surfaces, particularly around identified PAECs. Following this, another site visit should be conducted to ensure that any planned targeted investigation captures all areas of potential contamination impacts.
- If the findings of subsequent investigation(s) indicate that contamination is present on the site and remediation is required, then a Remedial Action Plan (RAP) must be prepared by a suitably qualified environmental consultant.
- Should future soil sampling identify risks to human health or the environment, these should be managed in accordance with the *Contaminated Land Management Act 1997*.

This Executive Summary should be read in conjunction with the remainder of this report.

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# 1 Introduction

### 1.1 Introduction

Cardno (NSW/ACT) Pty Ltd ("Cardno") was engaged by BlueScope Steel Limited (BSL) to prepare a Preliminary Site Investigation (PSI) for the properties located at 178 and 261 West Dapto Road, Kembla Grange NSW, legally identified as Lot 1002 in Deposited Plan (DP) 1192327, Lot 1 in Deposited Plan (DP) 588140 and Lot 2 in Deposited Plan (DP) 230137. The location and regional context of the site is depicted in **Figure 1** of **Appendix A** and a site features plan is shown in **Figure 2** of **Appendix A**.

## 1.2 Background

This PSI has been prepared for BSL in support of a development application (DA-2018/1457) for the subdivision of land identified as Lot 1002 in Deposited Plan (DP) 1192327, Lot 1 in Deposited Plan (DP) 588140 and Lot 2 in Deposited Plan (DP) 230137. The site is within the West Dapto Urban Release Area (WDURA) within the Wollongong Local Government Area (LGA). It is estimated that approximately 17,000 residential dwellings will be constructed within the WDURA over the next 40-years.

The two larger land parcels, Lot 1002 Deposited Plan (DP) 1192327 and Lot 1 Deposited Plan (DP) 588140, occupy an area to the south of West Dapto Road and have an approximate area of 100 ha. The smaller land parcel, Lot 2 Deposited Plan (DP) 230137, is to the north of West Dapto Road, with an approximate area of 7.5 ha.

### 1.3 Purpose and Objectives

The purpose of the PSI is to provide BSL with preliminary advice on the suitability of the site for the proposed development. The objectives of the PSI are therefore to:

- Identify and assess the degree to which historical and current activities may have resulted in potential contamination of land or groundwater;
- Develop a preliminary conceptual site model (CSM) that identifies the potential contaminant sources, contaminants of concern, potential human and environmental receptors and the potential pathways for contaminants to interact with receptors; and
- > Assess the requirement, if any, for further environmental investigation and/or remediation to make the site suitable for the proposed land use.

#### 1.4 Scope

Cardno carried out the following scope of works to meet the objectives of the PSI:

- > A site walkover by an experienced environmental scientist from Cardno to inspect general site conditions, and identify potential sources of contamination
- > In preparation of this report Cardno reviewed information from the following sources:
  - A summary of background information relating to the site, including review of previous investigations undertaken regarding the site development and any relevant findings;
  - The NSW Environment Protection Authority (EPA) contaminated land public register and the Protection of the Environment Operations (POEO) Public Register;
  - A review of available local and regional geology, hydrogeology, topography and hydrology maps;
  - Groundwater data available for the area;
  - Acid sulfate soil risk maps;
  - Seven historical aerial photographs dating back as early as 1951.
  - Current and historical land title information; to identify previous site owners and possible historic site activities;
  - The Section 10.7 (2&5) certificates for the lots that makes up the site (three Lot/DP);

- Identified potential sources of contamination, contaminants of potential concern (COPCs), identification of sensitive receptors and potential exposure pathways prepared in the form of a CSM;
- > Prepared a series of figures / maps presenting the location of significant site features and any potential areas of environmental concern;
- Recommendations for further assessment and/or remediation and potential management considerations to inform demolition; and
- Preparation of this PSI report in general accordance with the Guidelines for Consultants Reporting on Contaminated Sites (OEH, 2011) and the National Environmental Protection Measure (Assessment of Site Contamination), 1999, as amended 2013 (NEPM,2013).

# 2 Site Condition and Surrounding Environment

## 2.1 Site Definition

The Site is located at 178 and 261 West Dapto Road, Kembla Grange NSW, which is approximately 11 kilometres south-west of the Wollongong CDB. The Site location is shown in **Figure 1** in **Appendix A** and Site details are presented in **Table 2-1** 

Table 2-1Site Identification			
ltem	Details		
Site Address			178 West Dapto Road, Kembla Grange 2526
Lot Details	Lot 1002 DP 1192327	Lot 1 DP 588140	Lot 2 DP 230137
Local Government Area Wollongong City Council			
Parish and County	Parish of Kembla, County o	f Camden	
Land Use	Rural / horse agistment paddocks	Rural / unoccupied land	Predominantly rural with one low density residential dwelling
Land Zoning	E3 – Environmental Management IN3 – Heavy Industrial SP2 – Infrastructure	E2 – Environmental Conservation E3 – Environmental Management IN2 – Light Industrial	E3 – Environmental Management IN3 – Heavy Industrial SP2 – Infrastructure
Approximate Site Area (ha)	107.5		
Current Site Owners	BlueScope Steel Ltd		

## 2.2 Site Description

The site is predominantly undeveloped land used for livestock grazing and horse agistment with grassed areas situated to the east of Dapto Creek. Dense vegetation is present adjacent to Dapto Creek and along the southern and western boundaries of Lot 1 DP 588140. A residential dwelling and associated sheds are situated east of Dapto creek in the centre of Lot 2 DP 230137. A laydown area for horse floats is located in the western region of Lot 1002 in Deposited Plan (DP) 1192327.

A site plan showing the location of significant site features is presented in Figure 2 in Appendix A.

An experienced Cardno Environmental Scientists inspected the site on 27 June and 28 August 2019. Site photographs taken during the inspection are provided in **Appendix B**. Details of observations made during the site inspection are provided in **Table 2-2**.

Table 2-2 Sile Observations	
Item	Observations
Current site use	The majority of the site is used for agricultural purposes including horse agistment or public open space in the form of cross-country running tracks. The site also contains a residential dwelling with ancillary structures is centrally located on Lot 2 DP 230137. Derelict and abandoned structures are located centrally on Lot 1 DP 588140.
Site slope and drainage features	The Site broadly slopes towards the south-east. Surface water at the site is inferred to infiltrate or flow via surface runoff to the tributaries and creeks that generally flow from the north to the south and south east.
Vicinity surface water bodies	The site contains several creeks and surface water bodies. At and along the western southern boundary of the site is Sheaffes Creek which flows from west to east. Dapto Creek passes through the north eastern corner of the site and passes beneath West Dapto Road, approximately 45m north east of the residential dwelling.

Table 2-2 Site Observations

ltem	Observations
	Two dams were observed on Lot 1002, one in the north-east and one in the south-west. Neither appeared to be built in the path of watercourses running through the site. One dam was built on Lot 1 across the path of a tributary of West Dapto Creek. No dams were present on Lot 2 however two ponds created by natural depressions were present in the west of the site and the central watercourse had a crossing built out of fill materials such as concrete.
	All watercourses on site ultimately drain via Mullet Creek into Lake Illawarra.
Site surface coverings	With the exception of a heavily aged asphalt drive entering Lot 1 from West Dapto Road no hardstand was observed on the site. Remaining site tracks were unsealed, however fill materials, as described below were noted in high traffic areas.
Surface soils	Surface soils, where visible, generally consisted of fill materials, as described below or silty CLAY, brown, low plasticity, slightly moist to saturated.
Earthworks and Filling	Earthworks on the site was confined primarily to dam walls and fill areas within site access tracks. Fill and earthworks areas are indicated on Figure 2, Appendix A and Photographs 3, 4, 6, 7, 12 and 13, Appendix B.
	Dam walls were heavily overgrown with vegetation so composition was difficult to discern however no anthropogenic materials were noted in the construction of the dam in in visible and accessible surfaces. Fill materials on visible surfaces consisted of brown to pale brown silty Clay, the provenance of the dam materials is unknown at this time.
	Fill within site access tracks was observed generally within high traffic areas or waterway crossings. Fill material composition was observed to be rail ballast, crushed concrete and brick with minor ceramic tiles or in one case slag. No fibre cement sheeting or other potential asbestos containing materials (ACM) was observed within the fill. Three road base stockpiles were located in the laydown area of Lot 1002, a single small stockpile was also noted in the north west corner of the site within the former structures' footprint. The small stockpile appeared to be mostly soil though large concrete fragments were visible.
	Further to the above the eastern waterway was observed to be unnaturally straight indicating human interference however at the time of the walkover the creek was heavily overgrown with vegetation.
	Three stockpiles were observed on Lot 1, the southern and largest of these was heavily overgrown with vegetation making composition difficult to discern. Of the smaller stockpiles the composition was clay and bricks. A single fragment of fibre cement sheeting was observed in one of the smaller stockpiles (see <b>Photograph 6, Appendix B</b> ).
	Additional stockpiles were observed on Lot 2, west of the central creek, however, these were heavily overgrown making the number, volume and composition of the stockpiles difficult to discern.
	A long cut was noted in eastern areas of Lot 1, the cut measured between 0.5 m and 0.75 m deep and approximately 15 m wide and extended through the full length of the site (approx. 700 m long). No anthropogenic materials were observed within the cut but it was overgrown at the time of both field inspections. The purpose of the cut is unknown but based on observations it is potentially a service easement.
Buildings	With the exception of three stables and an outhouse on Lot 2 no permanent structures were observed on the site. Other structures on Lot 2 were either temporary structures, axle mounted (i.e. caravans and trailers) or shipping containers. A single shipping container was present in the laydown area of Lot 1002.
	Located adjacent to; and west of the, dam in Lot 1 are the remains of at least 5 historical structures. Residual materials include timber and steel and are heavily overgrown. No potentially hazardous building materials were observed at the time of the walkover.
	The location of structures on the site are presented in <b>Figure 2</b> , <b>Appendix A</b> and <b>Photographs 1, 2, 10 and 11</b> , <b>Appendix B</b> .
Potential hazardous building materials	No potential hazardous building materials were observed in structures during the site walkover.

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Item	Observations
	A detailed hazardous materials survey was not conducted during the investigation.
Manufacturing, industrial or chemical processes and infrastructure	Not observed.
Fuel storage tanks (USTs/ASTs)	Not observed.
Dangerous goods	Car batteries were present throughout Lot 1002 where they were utilized to supply power to the various electric fences throughout the site.
Solid waste disposal	Some tipping / solid waste storage was observed in the vicinity of the site structures on Lot 1002 and Lot 2. In Lot 1002 materials were generally associated with the use of the site for horse agistment.
	Within Lot 2 the waste materials included building materials and general waste as well some agricultural supplies. No potential hazardous building materials were observed at the time of the walkover in easily visible and accessible areas.
Liquid waste disposal features	Not observed.
Evidence of previous site contamination investigations	Not observed.
Evidence of land contamination (staining or odours)	Not observed.
Evidence of groundwater contamination	Not observed.
Groundwater use	No groundwater use was observed during the site walkover
Vegetation	Vegetation at the site is predominantly comprised of grass as ground cover with mature trees along the water courses and in stands on Lot 2. A small section of the Illawarra Lowland Grassy Woodland Critically Endangered Ecological Community (CEEC) (listed under the <i>Environment Protection and</i>
	Biodiversity Conservation Act 2000) located in the western section of the Site
Site fencing	Agricultural fencing was on the boundary of all sites and throughout Lot 1002 for the horse pens. Concrete blocks were emplaced along the boundary of Lot 2 along West Dapto Road in addition to the fencing and appear to have been emplaced to prevent vehicle access.

## 2.3 Surrounding Land Uses

Land uses surrounding the Site are detailed in **Table 2-3**. The area is serviced by public roads and access to the Site is available from West Dapto Road. The Site and surrounding uses are illustrated on the Vicinity and Site Plans on **Figures 1** and **2** in **Appendix A**.

Table 2-3	Surrounding Land Uses		
Direction		Land Use or Activity	
North		Industrial parcel of land used as a car parking facility for new cars imported through Port Kembla. To the north-east is a sand and soil supplier.	
West		West Dapto Cemetery adjoins the western boundary of the larger land parcels, beyond which is West Dapto Road and rural land.	
East		The eastern boundary of the site is defined by the Illawarra Railway and the Princess Highway. Beyond the highway to the south and east is an engine reconditioning business and The Grange golf course. Between the railway and the highway to the north east is a go cart track and a small industrial estate.	
South		Unoccupied / agricultural land and The Grange golf course to the south and east. Adjacent south of Lot 2 is Integral Energy Park which is used for public recreation purposes and contains the Australian Motorlife Museum, Kembla Joggers Club clubhouse and a large area historically used for the storage of power poles.	

## 2.4 Topography and Drainage

Elevation contours on **Figure 2** of **Appendix A** indicate that the Site has an approximate elevation of 14.5 mAHD at the north-western extent, sloping down to 3.8 mAHD at the eastern extent. The site is traversed by Sheaffes Creek, Dapto Creek and a number of tributaries that generally flow from north to south in the direction of the nearest significant surface water body, Mullet Creek, which is located approximately 175 m south east of the site. The watercourses depart the site via culverts that pass under Princes Highway or directly cross the site boundary.

The Site is currently undeveloped with the exception of a remnant building remains and dilapidated site sheds. Surface water at the site is inferred to infiltrate or flow via surface runoff to the tributaries and creeks.

### 2.5 Flood Potential

Section 10.7 Certificate (parts 2 and 5) were obtained for the Site from Wollongong City Council. The certificate indicates that the Site is located within a High Flood Risk precinct.

As part of the *Phase 1 – Kembla grange Site Due Diligence Review* (Cardno, 2017), Cardno undertook 2D flood modelling to assess the existing flood conditions. The results of this modelling indicated that, while the greatest risk and depth of flooding occurs in the vicinity of site waterways and low lying areas to the east of the site, the majority of the site is subject to flooding risk in a 100-year Average Return Interval storm. Proposed development plans would constrain this risk primarily to waterways and eastern low-lying areas.

## 2.6 Regional Geology and Hydrogeology

#### 2.6.1 Geology

The Wollongong-Port Hacking 1:100,000 Geological Sheet SI 56-9 (Geological Survey of NSW Second Edition, 1966) (see **Figure 2-1**) indicates that the site is predominately underlain by Quaternary sediments (Qal) described as 'Quartz and lithic "fluvial" sand, silt and clay'. Western areas of the site within Lot 1 DP 588140 are underlain by Budgong Sandstone (Psu) of the Permian, Shoalhaven Group which is characterised by 'red, brown and grey lithic sandstone'.



Figure 2-1 Extract from Wollongong-Port Hacking 1:100,000 Geological Sheet (GSNSW, 1996) with site shown (red outline)

The Wollongong-Port Hacking 1:100,000 Soil Landscapes Sheet (Soil Conservation Service of NSW, 1990) (see **Figure 2-2**) indicates that the site is underlain by the swamp, Fairy Meadow soil landscape. This landscape is characterised by alluvial plains, floodplains, valley flats and terraces below the Illawarra Escarpment, Vegetation is almost completely cleared low forest and woodland. Soils are friable alluvial loams and siliceous sands on the upper floodplains with dark brown sands and heavy clays, prairie soils and yellow podzolic soils on lower alluvial flats. Limitations associated with this landscape include flood hazards, low wet bearing strength, highly permeable soils and high seasonal water tables.

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Figure 2-2 Regional soil landscapes with site shown (red outline)



#### 2.6.2 Groundwater Database

A search of the NSW Office of Water Groundwater Database undertaken by Lotsearch on behalf of Cardno (Report ID LS006807\_EP) identified eleven bores within a 500m radius of the Site, all are monitoring bores associated with the Whytes Gully landfill, up-gradient and to the north of the site. A copy of the search results are shown in **Appendix C**.

A single bore (GW112725) had an indicative standing water level (SWL) of 2.8 m. The bores were installed to depths between 7.9 m and 21.5 m indicating shallow groundwater aquifers. Groundwater levels are expected to fluctuate with variations in climatic conditions and site conditions.

#### 2.6.3 Acid Sulphate Soils

A review of the Wollongong Acid Sulfate Soil Risk Map (NSW Dept. of Land and Water Conservation, 1997) (See **Figure 2-3**) shows that the low lying southern areas of the site are within areas of Low Probability of Occurrence of Acid Sulphate Soils while all remaining areas have not been mapped or classified with any potential for acid sulfate soils occurrence.



Figure 2-3 Regional acid sulphate soil risk mapping with site shown (red outline)



The Acid Sulphate Soil (ASS) Planning Maps provided within the Wollongong Local Environmental Plan 2009 indicate areas mapped as Low Probability of Occurrence have been mapped as Class 4 with a small area of Class 3 in the central southern area along Sheaffes Creek. Much of the remainder of the site has been identified as Class 5 with the exception of the northern corner of the site which has not been classified for planning purposes.



Figure 2-4 Extract of Wollongong LEP 2009 ASS Planning Maps with site shown (red outline)

Within the Wollongong Local Environmental Plan 2009 development consent is required for developments meeting the following definitions in the identified classes.

Table 2-4	Wollongong LEP 2009 ASS Class Definitions
Class	Definition
3	Works more than 1 metre below the natural ground surface. Works by which the watertable is likely to be lowered more than 1 metre below the natural ground surface.
4	Works more than 2 metres below the natural ground surface. Works by which the watertable is likely to be lowered more than 2 metres below the natural ground surface.
5	Works within 500 metres of adjacent Class 1, 2, 3 or 4 land that is below 5 metres Australian Height Datum and by which the water table is likely to be lowered below 1 metre Australian Height Datum on adjacent Class 1, 2, 3 or 4 land.

#### 2.7 Previous Environmental Reports

No previous relevant environmental reports were identified in relation to the site.

Reports were identified which related to the western portion of the development and are summarised in Cardno (2018) Report ID 8201911101 R003 Rev1.

# 3 Site History

## 3.1 EPA Records Search

An EPA records was undertaken on behalf of Cardno by Lotsearch with full search results included within **Appendix C**.

#### 3.1.1 Contaminated Land Record of Notices

The Contaminated Land Record of Notices is maintained by the Office of Environment and Heritage (OEH) in accordance with Part 5 of the Contaminated Land Management (CLM) Act 1997 and contains regulatory notices issued by the Environment Protection Authority (EPA) in relation to contaminated sites.

The Record of Notices was searched on 17 May 2019 for up to 1,000 m from site and did not identify any notified sites within a 1,000 m radius of the Site.

#### 3.1.2 PoEO Public Register

The PoEO Public Register under Section 308 of the Protection of the Environment Operations (PoEO) Act 1997 contains Environment Protection Licences (EPLs), applications and notices issued by the EPA. The Public Register was searched on 27 May 2019 for up to 1,000 m from site to identify any issues of relevance to the Site.

Table 3-1	PoEO Licence Search Results					
EPL	Organization	Address	Status	Activity	Distance	Direction
21174	SOILCO PTY LIMITED	2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526	Active	Composting	0m	North East
21174	SOILCO PTY LIMITED	2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526	Active	Non-thermal treatment of liquid waste	0m	North East
21174	SOILCO PTY LIMITED	2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526	Active	Recovery of general waste	0m	North East
21174	SOILCO PTY LIMITED	2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526	Active	Waste storage - other types of waste	0m	North East
12208	SYDNEY TRAINS	PO BOX K349, HAYMARKET, NSW 1238	Active	Railway systems activities	16m	South East
5862	WOLLONGONG CITY COUNCIL	Reddalls Road, KEMBLA GRANGE	Active	Waste disposal by application to land	144m	North
20628	VISY PAPER PTY. LTD.	113 REDDALLS ROAD, KEMBLA GRANGE, NSW 2526	Active	Waste storage - other types of waste	431m	North
13171	SOILCO PTY LIMITED	61 Reddalls Rd, KEMBLA GRANGE	Active	Recovery of general waste	456m	North East
20601	KEMBLA GRANGE RECYCLING PTY LTD	50 Wyllie Road, KEMBLA GRANGE	Active	Recovery of General Waste	553m	North East
4653	LUHRMANN ENVIRONMENT MANAGEMENT PTY LTD	WATERWAYS THROUGHOUT NSW	Surrendered	Other Activities / Non Scheduled Activity - Application of Herbicides	0m	Onsite

Table 3-1 PoEO Licence Search Results

EPL	Organization	Address	Status	Activity	Distance	Direction
4838	Robert Orchard	Various Waterways throughout New South Wales - SYDNEY NSW 2000	Surrendered	Other Activities / Non Scheduled Activity - Application of Herbicides	0m	Onsite
6630	SYDNEY WEED & PEST MANAGEMENT PTY LTD	WATERWAYS THROUGHOUT NSW - PROSPECT, NSW, 2148	Surrendered	Other Activities / Non Scheduled Activity - Application of Herbicides	0m	Onsite
12978	ONESTEEL TRADING PTY LIMITED	OneSteel Oil and Gas Pipe, 132 West Dapto Road, KEMBLA GRANGE	Surrendered	Metal processing	0m	North
10776	BREDERO SHAW AUSTRALIA PTY LTD	66 WEST DAPTO ROAD, KEMBLA GRANGE, NSW 2526	Surrendered	Metal waste generation, Metal coating	43m	North East
10554	WHYTES GULLY ENVIRONMENT A L PTY LTD	LOT 203, REDDALLS ROAD, DAPTO, NSW 2530	Surrendered	Generation of electrical power from gas	144m	North
20651	SOUTH COAST TYRE RECYCLING PTY LTD	, 35 West Dapto Road, KEMBLA GRANGE, NSW 2526	Surrendered	Waste storage - waste tyres	176m	East
11894	APC SOCOTHERM PTY LIMITED	LOT 562 REDDALLS ROAD, KEMBLA GRANGE, NSW 2526	Surrendered	Metal waste generation, Metal coating	202m	North East
13382	PAR RECYCLING SERVICES PTY LTD	West Dapto MRF, 115 Reddalls Road, KEMBLA GRANGE	Surrendered	Recovery of general waste	228m	North
13382	PAR RECYCLING SERVICES PTY LTD	West Dapto MRF, 115 Reddalls Road, KEMBLA GRANGE	Surrendered	Waste storage - other types of waste	228m	North

#### 3.1.3 List of NSW Contaminated Sites Notified to the EPA

A search was undertaken of the List of NSW Contaminated Sites Notified to the EPA on 17 May 2019 for addresses within a 1,000 m radius of the site to identify any listings of relevance. The results are summarised in **Appendix C**, below

Table 3-2 List of Contaminated Sites Notified to NSW EPA within 1,000 m of the site

Site	Address	Activity	Management Class	Distance	Direction
ShawCor Australia	66 West Dapto Road, Kembla Grange	Other Petroleum	Regulation under CLM Act not required	43m	North east
Caltex Service Station	342 Kanahooka Road, Brownsville	Service Station	Regulation under CLM Act not required	970m	South east

## 3.2 Planning Information

The Site is zoned as E2 Environmental Conservation, E3 Environmental Management, IN2 Light Industrial, IN3 Heavy Industrial and SP2 Infrastructure under the Wollongong Local Environmental Plan 2009. The zonings and their locations within the site are shown in **Figure 3-1** below.



Figure 3-1 Wollongong LEP 2009 zonings relative to the site (red boundary)

The objectives of E2 Environmental Conservation are:

- > To protect, manage and restore areas of high ecological, scientific, cultural or aesthetic values.
- > To prevent development that could destroy, damage or otherwise have an adverse effect on those values.
- > To retain and enhance the visual and scenic qualities of the Illawarra Escarpment.
- > To maintain the quality of the water supply for Sydney and the Illawarra by protecting land forming part of the Sydney drinking water catchment (within the meaning of State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011) to enable the management and appropriate use of the land by Water NSW.

The objectives of E3 Environmental Management are:

- > To protect, manage and restore areas with special ecological, scientific, cultural or aesthetic values.
- > To provide for a limited range of development that does not have an adverse effect on those values.

The objectives of IN2 Light Industrial are:

- > To provide a wide range of light industrial, warehouse and related land uses.
- > To encourage employment opportunities and to support the viability of centres.
- > To minimise any adverse effect of industry on other land uses.
- > To enable other land uses that provide facilities or services to meet the day to day needs of workers in the area.
- > To support and protect industrial land for industrial uses.
- > To encourage appropriate forms of industrial development which will contribute to the economic and employment growth of Wollongong.

The objectives of IN3 Heavy Industrial are:

- > To provide suitable areas for those industries that need to be separated from other land uses.
- > To encourage employment opportunities.

- > To minimise any adverse effect of heavy industry on other land uses.
- > To support and protect industrial land for industrial uses.
- > To facilitate the ongoing sustainability of steel making and steel product manufacturing that will contribute to the economic and employment growth of Wollongong.

The object of SP2 Infrastructure are:

- > To provide for infrastructure and related uses.
- > To prevent development that is not compatible with or that may detract from the provision of infrastructure.
- > To provide for key transport corridors.

#### 3.3 Safework NSW Dangerous Goods on Premises Search

A search of records held by Safework NSW for Schedule 11 Hazardous Chemicals on Premises was under taken for all three lots within the site. This search identified no records in relation to the sites, Safework NSW search responses are included in **Appendix F.** 

#### 3.4 Certificates of Title Review

A Land Title Search was undertaken for the three lots included in the site and the key results of the search are summarised in **Table 3-3** and provided in **Appendix D**.

	bie 5-5 Land Use history and Activities – historical fille				
Year	Lot 1002 DP 1192327	Year	Lot 1 DP 588140	Year	Lot 2 DP 230137
1839/40 – 1879	Initial grant of land	1839/40 – 1879	Initial grant of land	1841 – 1895	Initial grant of land
1879 – 1951	Ownership by farmer and labourer	1879 – 1951	Ownership by farmer	1910 – 1959	Ownership by farmer, dairy farmer, storeman and newsagent
1951 – 1961	Ownership by Goldsborough Mort and Company Ltd – agricultural brokers	1951 – 1961	Ownership by Goldsborough Mort and Company Ltd – agricultural brokers	1959 – 1962	Ownership by Goldsborough Mort and Company Ltd – agricultural brokers
1961 – Present	Ownership by Australian Iron and Steel Pty Ltd, BHP Steel (AIS) Pty Ltd and Bluescope Steel (AIS) Pty Ltd	1961 – Present	Ownership by Australian Iron and Steel Pty Ltd and BHP Steel (AIS) Pty Ltd-	1962 – Present	Ownership by Australian Iron and Steel Pty Ltd and BHP Steel (AIS) Pty Ltd-

 Table 3-3
 Land Use History and Activities – Historical Title

#### 3.5 Aerial Photograph Review

Seven historical aerial photographs dating to 1951 were sourced by Lotsearch on behalf of Cardno, a review of these photographs is included in **Table 3-4** whilst the photographs are included within the Lotsearch report in **Appendix C**.

Table 3-4 Land Use History and Activities – Aerial Photography

Year	Onsite	Offsite
1951 (B&W)	The site is heavily cleared with the exception of small groups of trees in the western portion of the site. Fence lines and paddocks are visible throughout. Within Lot 1002 the two dams are already in existence and an apparently man-made channel enters the site in the north east corner before leaving under the Illawarra Railway in the south east. Site buildings are present centrally located in Lot 1, in the north-west corner of Lot 1002 and centrally located on the northern boundary of Lot 2	The surrounding area is similar to the site, heavily cleared with fence lines and paddocks visible. The cemetery located west of the site is already present and West Dapto Rd, Sheaffes Rd, Darkes Rd and Reddall Rd are already along their current alignment. Illawarra Railway is also present in it's modern position.

Year	Onsite	Offsite
1961 (B&W)	The imagery is clearer, the site is generally unchanged from the previous imagery.	Development can be seen, east of the site, between Illawarra Railway and Princes Highway
1975 (B&W)	The dam has been constructed on Lot 1, in addition in the eastern portion of this lot there is an area of earthworks the purpose of which is difficult to discern from the aerial photographs. Structures on Lot 1002 and Lot 2 have been demolished and another man-made water course is present in the east of Lot 1002. The rail line has also been constructed along the northern boundary of the site.	<ul> <li>To the west the Princes Highway has been constructed along it's modern alignment.</li> <li>To the south a large power pole laydown area has been constructed in the area now known as Integral Energy Park.</li> <li>Construction / development activities are visible to the south west of the site however the exact activities are difficult to discern.</li> <li>Adjacent north of the site two large industrial sites are present, specific site activities are not clear from photos.</li> </ul>
1984 (Colour)	The image is now in colour, the site appears generally unchanged from the previous imagery.	Whytes Gully landfill is now under construction / in operation north of the site. Specific site activities on the adjacent north sites though appears to involve metal work of some description. The go-kart track is now visible north-east of the site.
1994 (Colour)	The site appears generally unchanged from the previous imagery.	Kembla Grange Golf Course is present to the east of the site. The surrounding area is otherwise generally unchanged from the previous imagery.
2009 (Colour)	The site appears to be in the current configuration with temporary structures visible on Lot 1002 and Lot 2.	Further industrial sites have been developed to the north of the site though existing facilities here remain generally unchanged. Remaining offsite areas remain generally unchanged from the previous imagery.
2017 (Colour)	The site appears to be in the current configuration and is generally unchanged from the previous imagery.	Areas north and north east of the site are now utilized predominately for the storage of light vehicles. Remaining offsite areas remain generally unchanged from the previous imagery.

#### 3.6 Heritage Databases

The State Heritage Inventory was searched by Lotsearch on behalf of Cardno and full results are included in **Appendix C**.

No items of relevance to the contamination status of the site were identified.

# 4 Discussion

## 4.1 Summary of Potential Areas of Environmental Concern

**Table 4-1** summarises Potential Areas of Environmental Concern (PAEC) identified by Cardno at the site. The approximate lateral extent of each on is depicted on **Figure 3** of **Appendix A**.

Table 4-1 Potential Areas of Environmental Concern

Potential Area of Environmental Concern	Site Activity	Contaminants of Potential Concern (COPC)
PAEC01: Earthworks and Filling Areas	A range of potential filling areas and earthworks were identified across the site including, creek crossings, dams, site tracks and the eastern watercourses. In most cases these areas were heavily overgrown with vegetation so material composition was difficult to determine. Where composition could be determined it was generally rail ballast, gravel or crushed concrete and brick though slag and ceramic tiles were visible. No potential ACM was identified on visible fill and earthworks surfaces.	Heavy metals PAHs TRHs BTEX OCP/OPP Phenols PCBs Asbestos.
PAEC02: Stockpiles and general tipping	Limited amounts of stockpiled and tipped material was present on the site. Stockpiles were identified on Lot 1 and 2, one of these stockpiles located on Lot 1 contained a single fragment of potential ACM in the form of fibre cement sheeting. The largest stockpile volumes were overgrown with grass and generally inaccessible at the time of the walkover. Limited tipping volumes were observed around the site and with the exception of two heavily weathered cars in Lot 1 was in the general vicinity of the site structures. Access to the creek banks was limited by heavy vegetation, as a result, while these areas are typically a high risk for tipping activities limited observations could be made of the potentially affected areas.	Heavy Metals PAHs BTEX TRH OCP/OPP PCBs Asbestos
PAEC03: Historical and current building footprints	Aerial photos and site observations identified a number of areas were site structures or their remains were present. Most current structures appear to present a minimal hazardous building material risk however the time period in which structures were present in historical aerial photos would indicate potential use of hazardous building materials. Further to the above, these structures and their immediate surrounds are the most likely locations for historical storage of chemicals onsite. As a result a consideration of environmentally persistent contaminants will need to be made in this area.	Heavy metals Lead based paint Non-volatile TRH OCP/OPP Asbestos.
PAEC04: Offsite Sources of Contamination	Whytes Gully landfill, industrial properties adjacent to the northern boundary, West Dapto Catholic Cemetery adjacent west of the site and the power pole laydown area to the south have been identified as the highest risk sources of offsite contamination with the most likely pathway to the site being through discharges to watercourses running through the site, groundwater or via airborne dust and other contaminants.	Heavy metals PAHs TRHs BTEX Formaldehyde

Notes: heavy metals (arsenic, cadmium, chromium (total), copper, lead, mercury, nickel and zinc); Polycyclic Aromatic Hydrocarbons (PAHs); Total Recoverable Hydrocarbons (TRHs); Benzene, Toluene, Ethylbenzene, Xylenes (total), Naphthalene (BTEXN); Organochlorine Pesticides (OCPs); Organophosphate pesticides (OPPs) Polychlorinated Biphenyls (PCBs)

#### 4.2 **Preliminary Conceptual Site Model**

A conceptual site model (CSM) is a representation of the fate and transport of COPC relative to site specific subsurface conditions with regard to their potential risk to human health and the environment. The CSM takes into account site-specific factors including:

- Source(s) of contamination; >
- Identification of COPCs associated with past (and present) source(s); >
- Vertical, lateral and temporal distribution of COPC; >
- Site specific lithologic information including soil type(s), depth to groundwater, effective porosity, and > groundwater flow velocity; and
- > Actual or potential receptors considering both current and future land use both for the site and adjacent properties, and any sensitive ecological receptors.

Based on the information review undertaken as a component of this report as well as site observations, a Preliminary CSM has been developed and is outlined below in Table 4-2. Additional details are included in the sections that follow as necessary.

Table 4-2 Preliminary Conceptual Site Model					
CSM Element	Description				
Site History/Contaminant Sources	The contaminant sources and COPCs summarised in <b>Table 4-1</b> were identified as presenting potential risks to human health and/or environmental receptors as a result of historical site activities. The identified potential contaminant sources included areas of filling, potentially contaminated stockpiles and equipment, waste and chemical storage.				
Site Current and Future Use	The site is currently utilised for rural or public recreation purposes. The intended future use is a mixture of low-density residential development and areas of open space.				
Site Geology	The Wollongong-Port Hacking 1:100,000 Geological Sheet SI 56-9 (Geological Survey of NSW Second Edition, 1966) indicates that the site is situated primarily on Quaternary sediments. The Wollongong-Port Hacking 1:100,000 Soil Landscapes Sheet (Soil Conservation Service of NSW, 1990) indicates that the site is underlain by the swamp, Fairy Meadow soil landscape.				
Site Hydrogeology	The Section 10.7 Certificate (parts 2 and 5) planning certificate indicates that the Site is located within a High Flood Risk precinct. Flood modelling undertaken by Cardno (2017) indicates that majority of the developable land would be impacted by flood under the 100-year ARI event without modification to existing landforms.				
	Due to the presence of water courses at the site groundwater levels are expected to fluctuate with weather events and climatic conditions such as heavy rainfall events and periods of drought. Based on the locations of surface water bodies and site topography, the overall regional direction of groundwater flow is expected toward the east and southeast with localized gradients in varying directions.				
COPCs – Soil	The soil COPCs identified during this investigation include Heavy Metals, PAHs, TRHs, BTEXN, OCP / OPPs, PCBs, Phenols and asbestos.				
COPCs – Groundwater	The groundwater COPCs identified during this investigation include Heavy Metals, PAHs, TRHs, BTEXN and formaldehyde.				
Extent of Soil Impacts	The extent of potential soil impact is unknown as an intrusive assessment of soil has not been completed at or around the buildings or areas of interest.				
Potential Human Receptors	Potential human receptors at the site include: Current site visitors under a public recreation scenario (horse agistment and running club) Future residents of the proposed industrial / commercial development. Future Site workers during construction of the site				
Potential Ecological Receptors	Potential ecological receptors at the site include: Illawarra Lowland Grassy Woodland Critically Endangered Ecological Community (CEEC) (listed under the <i>Environment Protection and Biodiversity Conservation Act 2000</i> ) located in the western section of the Site				

Preliminary Conceptual Site Model

Table 4-2

CSM Element	Description
	Sheaffes Creek, Dapto Creek, associated tributaries and the associated riparian areas of these watercourses.
Potential	Potential contaminant pathways at the site include:
Contaminant Pathways	Dermal contact with contaminated materials including soil and hazardous building materials during excavation works.
	Inhalation of volatile contaminants and/or asbestos fibres accessible by future excavation and works at the site.
	Ingestion of contaminant impacted materials including soil and hazardous building materials during excavation works.
	Potential dermal and oral exposure to surface water and/or seepage water within the site.
	Potential contaminant uptake by the root network of vegetation.
	Potential ingestion of contaminant impacted produce (fruit and vegetables) grown at the site.

#### 4.2.2 Evaluation of Risk

Due to the potential onsite and offsite sources of contamination, an intrusive investigation is required in order to determine the suitability of the site for the proposed development. Information obtained from desktop searches and onsite observations indicate there is a risk of contamination from sources within the site. Additionally, there are potential off-site sources including an industrial parcel of land operating as a car parking facility for new cars arriving from Port Kembla and Whytes Gully Waste and Resource Recovery Centre to the north of the site. However, it is unlikely that impacts are present that would pose a significant constraint to the overall development of the site and could be managed during construction / redevelopment activities. Due to the localised nature of the potential sources, the investigation would be a targeted investigation and a grid-based sampling design is not necessary or cost effective.

#### 4.2.3 Data Gaps and Uncertainties

The assessment of potential impacts at the site was based on a site inspection and desktop review of available historical reports and information. As such, the lateral and vertical extent of potential impacts (if present) in soil is unknown. Similarly, an assessment of potential impact to groundwater was not included in this assessment. The dense cover of grass, lantana and other vegetation across the site made it difficult to assess for potential buried waste or material composition at the site.

# 5 Conclusion and Recommendations

## 5.1 Conclusions

Cardno (NSW/ACT) Pty Ltd was engaged by BlueScope Steel Limited to prepare a Preliminary Site Investigation for the properties located at 178 and 261 West Dapto Road, Kembla Grange NSW, legally identified as Lot 1002 in Deposited Plan 1192327, Lot 1 in Deposited Plan 588140 and Lot 2 in Deposited Plan 230137. This PSI has been prepared for the client in support of a development application (DA) for the subdivision of land identified as Lot 1 DP 588139. The subject site is located within the West Dapto Urban Release Area (WDURA) within the Wollongong Local Government Area (LGA).

The site is predominantly undeveloped and used for horse agistment and public recreation. The trees in the western portions of the site are identified as Illawarra Lowland Grassy Woodland, a Critically Endangered Ecological Community (CEEC) listed under the *Environment Protection and Biodiversity Conservation Act* (2000). Structures on the site are limited and are generally temporary or heavily decayed.

Based on a review of historical information and observations noted during the site inspection following is concluded:

- > The site has historically been used for agricultural purposes, primarily livestock grazing.
- > The western portion of the site is predominantly occupied by a stand of trees listed as a critically endangered ecological community. The area was inspected during the investigation and appears generally undisturbed.
- > The Acid Sulphate Soil (ASS) Planning Maps provided by the NSW Department of Planning and the Wollongong Local Environmental Plan 2009 indicate that the site is situated on Class 3, 4 and 5 land with the exception of a small section in the northern corner which is unclassified. Developments causing soil disturbance within the classified areas may trigger the need for development consent. Therefore, the planned development areas should be compared against the ASS planning maps and class definitions to determine if consent will be triggered and a more detailed assessment of potential or actual ASS on the site is required.
- > As part of the Phase 1 Kembla grange Site Due Diligence Review (Cardno, 2017), Cardno undertook 2D flood modelling to assess the existing flood conditions. The results indicate that majority of the developable land would be impacted by flood under the 1% ARI event without modification to existing landforms.
- > Based on information gathered during desktop searches and observations made during the site inspection Cardno identified the following PAECs:

Potential Area of Environmental Concern	Site Activity
PAEC01: Earthworks and Filling Areas	A range of potential filling areas and earthworks were identified across the site including, creek crossings, dams, site tracks and the eastern watercourses. In most cases these areas are heavily overgrown with vegetation so material composition was difficult to determine. Where composition could be determined it was generally rail ballast, gravel or crushed concrete and brick though slag and ceramic tiles were visible. No potential ACM was identified on visible fill and earthworks surfaces.
PAEC02: Stockpiles and general tipping	Limited amounts of stockpiled and tipped material are present on the site. Stockpiles were identified on Lot 1 DP 588140 and Lot 2 DP 230137, one of these stockpiles located on Lot 1 contained a single fragment of potential ACM in the form of fibre cement sheeting. The largest stockpile volumes were overgrown with grass and generally inaccessible at the time of the walkover. Limited tipping volumes were observed around the site and with the exception of two heavily weathered cars in Lot 1 DP 588140 was in the general vicinity of the site structures. Access to the creek banks was limited by heavy vegetation. While these areas are typically a high risk for tipping activities limited observations could be made of the potentially affected areas.
PAEC03: Historical and	Aerial photos and site observations identified a number of areas were site structures or their remains were present. Most current structures appear to present a minimal risk of containing hazardous building materials. However, the time period in which structures were present in

Potential Area of Environmental Concern	Site Activity
current building footprints	<ul> <li>historical aerial photos would indicate potential for site impacts from hazardous building materials.</li> <li>Further to the above, these structures and their immediate surrounds are the most likely locations for historical storage of chemicals onsite. As a result a consideration of environmentally persistent contaminants will need to be made in this area.</li> </ul>
PAEC04: Offsite Sources of Contamination	Whytes Gully landfill, industrial properties adjacent to the northern boundary, West Dapto Catholic Cemetery adjacent west of the site and the power pole laydown area to the south have been identified as the highest risk sources of offsite contamination with the most likely pathway to the site being through discharges to watercourses running through the site, flooding during large storm events and/or groundwater or via airborne dust and other contaminants.

### 5.2 Recommendations

Given the results of this investigation, Cardno recommends the following:

- > A targeted site investigation should be undertaken in accordance with relevant regulatory guidance including the *National Environment Protection (Assessment of Site Contamination) Measure* 1999, as amended 2013. The targeted investigation should consider both soil, groundwater and surface water impacts, particularly migration of impacts through the site via watercourses from the north.
- Prior to any further sampling being undertaken it is recommended that extensive vegetation management (i.e. clearing and grubbing) be undertaken at the site to increase visibility of ground surfaces, particularly around identified PAECs. Following this another site visit should be conducted to ensure that any planned targeted investigation captures all areas of potential contamination impacts.
- If the findings of subsequent investigation(s) indicate that contamination is present on the site and remediation is required, then a Remedial Action Plan (RAP) must be prepared by a suitably qualified environmental consultant.
- Should future soil sampling identify risks to human health or the environment, these should be managed in accordance with the Contaminated Land Management Act 1997.

# 6 Limitations

This assessment has been undertaken in general accordance with the current "industry standards" for a PSI for the purpose and objectives and scope identified in this report. These standards are set out in:

- National Environment Protection [Assessment of Site Contamination] Measure (NEPM), December 1999, National Environment Protection Council (NEPC).
- National Environment Protection (Assessment of Site Contamination) Measure (NEPM) 1999 (NEPC, 1999) as varied May 2013 (the 'NEPM 2013').
- > AS4482.1- 2005: Guide to the sampling and investigation of potentially contaminated soil Part 1: Nonvolatile and semi-volatile compounds. Standards Australia (2005).

The agreed scope of this assessment has been limited for the current purposes of the Client. The assessment may not identify contamination occurring in all areas of the site, or occurring after sampling was conducted. Subsurface conditions may vary considerably away from the sample locations where information has been obtained.

This Document has been provided by Cardno subject to the following limitations:

- > This Document has been prepared for the particular purpose outlined in Cardno's proposal and no responsibility is accepted for the use of this Document, in whole or in part, in other contexts or for any other purpose.
- > The scope and the period of Cardno's services are as described in Cardno's proposal, and are subject to restrictions and limitations. Cardno did not perform a complete assessment of all possible conditions or circumstances that may exist at the site referenced in the Document. If a service is not expressly indicated, do not assume it has been provided. If a matter is not addressed, do not assume that any determination has been made by Cardno in regards to it.
- Conditions may exist which were undetectable given the limited nature of the enquiry Cardno was retained to undertake with respect to the site. Variations in conditions may occur between investigatory locations, and there may be special conditions pertaining to the site which have not been revealed by the investigation and which have not therefore been taken into account in the Document. Accordingly, additional studies and actions may be required.
- In addition, it is recognised that the passage of time affects the information and assessment provided in this Document. Cardno's opinions are based upon information that existed at the time of the production of the Document. It is understood that the services provided allowed Cardno to form no more than an opinion of the actual conditions of the site at the time this Document was prepared and cannot be used to assess the effect of any subsequent changes in the quality of the site, or its surroundings, or any laws or regulations.
- Any assessments made in this Document are based on the conditions indicated from published sources and the investigation described. No warranty is included, either express or implied, that the actual conditions will conform exactly to the assessments contained in this Document.
- Where data supplied by the client or other external sources, including previous site investigation data, have been used, it has been assumed that the information is correct unless otherwise stated. No responsibility is accepted by Cardno for incomplete or inaccurate data supplied by others.
- Cardno may have retained sub consultants affiliated with Cardno to provide services for the benefit of Cardno. To the maximum extent allowed by law, the Client acknowledges and agrees it will not have any direct legal recourse to, and waives any claim, demand, or cause of action against, Cardno's affiliated companies, and their employees, officers and directors.

This assessment report is not any of the following:

- > A Site Audit Report or Site Audit Statement (SAR/SAS) as defined under the Contaminated Land Management Act, 1997 or an assessment sufficient for an Environmental Auditor to be able to conclude a SAR/SAS.
- > A geotechnical report and the bore logs/test pit logs may not be sufficient for geotechnical advice.
- > A detailed hydrogeological assessment in conformance with NSW DEC (2007) Contaminated Sites: Guidelines for the Assessment and Management of Groundwater Contamination.

- > An assessment of groundwater contaminants potentially arising from other sites or sources nearby.
- > A total assessment of the site to determine suitability of the entire parcel of land at the site for one or more beneficial uses of land.

# 7 References

Cardno (2017) Phase 1 – Kembla Grange Site Due Diligence Review, Prysmian Factory Relocation. Prepared for Prysmian Australia Pty Ltd, June 2017

DECC (2009) Contaminated Sites: Guidelines on the Duty to Report Contamination under the Contaminated Land Management Act 1997. Department of Environment and Climate Change NSW, Sydney. June 2009.

NEPC (1999) Guideline on the Investigation Levels for Soil and Groundwater' of the National Environment Protection (Assessment of Site Contamination) Measure (NEPM) 1999 (NEPC, 1999) as varied May 2013 (the 'NEPM 2013');

NSW EPA (1997) Contaminated Sites: Guidelines for Consultants reporting on Contaminated Sites. NSW Environment Protection Authority, Sydney. Reprinted August 2011.

Standards Australia (2005) Australian Standard 4482.1-2005: Guide to the Investigation and Sampling of Sites with Potentially Contaminated Soil.

#### Websites

NSW Environment and Heritage, eSPADE NSW Soil and Land Information Online Mapping Tool

http://www.environment.nsw.gov.au/eSpadeWebapp/

# APPENDIX



# FIGURES









# Site Features and PAEC Plan

BLUESCOPE LANDS

stil.		
	Lege	nd
à	<b>–</b>	Site Boundary
SAC.		Railway (LPI)
Nº M		Watercourses (LPI)
		Cadastre (DFSI-SS, 2018)
	Potentia	I Areas of Environmental Concern
	•	PAEC02A - Stockpiles and General Tipping
	•	PAEC02B - Stockpiles and General Tipping/Stockpiles
1 and the		PAEC03 - Historical and Current building
a berry		Footprints/Structures
T		PAEC01 - Earthworks and Filling Areas/Fill
1		and Earthworks Areas - Asphalt Path
X		PAEC01 - Earthworks and Filling Areas/Fill
021		and Earthworks Areas - Railway
3	—	PAEC01 - Earthworks and Filling Areas/Fill
CU		and Earthworks Areas - Site Track
1		PAEC04 - Onsite sources of Contamination -
		Whytes Gully landfill runoff
A set		PAEC01 - Earthworks and Filling Areas/Dam
11		Walls
		PAEC01 - Earthworks and Filling Areas/Fill and Earthworks Areas
		PAEC02A - Stockpiles and General Tipping
1		PAEC02B - Stockpiles and General
		Tipping/Stockpiles
With		PAEC03 - Historical and Current Building
		Footprints/Structures
		PAEC04 - Offsite sources of Contamination
12		PAEC04 - Onsite impacts from industrial site
*	$\overline{)}$	to the north
		PAEC04 - Onsite impacts from pole yard to
4		south of site.
3		
A		
9		1:7,000 Scale at A3
		<u> </u>
	Ó	100 200 300 400
73		
380		C) Cardno
12.		Garuno
14		Map Produced by Cardno NSW/ACT Pty Ltd (WOL)
		Date: 2019-09-03   Project: 82019111-01 Coordinate System: GDA 1994 MGA Zone 56
		Map: 82019111-01-GS-037-PSI_SitePlan_PAEC.mxd 02
		Aerial imagery supplied by nearmap (July, 2019)

# APPENDIX



# SITE PHOTOGRAPHS





Photograph 1 - Container and tractor, Lot 1002 laydown area



Photograph 2 - Horse floats and fencing, Lot 1002 laydown area



Photograph 3 – Crushed concrete and brick as fill in site track, Lot 1002



Photograph 4 - Crushed concrete and brick as fill in site track, Lot 1002



Photograph 5 - Dilapidated asphalt road, Lot 1



Photograph 6 – Small soil stockpile with fibre cement sheeting fragment visible on the left hand side, Lot 1



Photograph 7 – Large heavily overgrown stockpile of unknown composition, Lot 1



Photograph 8 – Abandoned vehicle, western area of Lt 1



Photograph 9 - Abandoned vehicle in the northern area of Lot 1



Photograph 10 – Site structures and abandoned vehicle in Lot 2


Photograph 11 – Site structures including outhouse, Lot 2



Photograph 12 – Heavily overgrown stockpiles, western areas of Lot 2



Photograph 13 – Creek crossing constructed from fill materials, Lot 2

# APPENDIX



LOTSEARCH REPORT





#### Date: 18 Jun 2019 08:50:13

#### Reference: LS006807 EP

#### Address: 261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### Disclaimer:

The purpose of this report is to provide an overview of some of the site history, environmental risk and planning information available, affecting an individual address or geographical area in which the property is located. It is not a substitute for an on-site inspection or review of other available reports and records. It is not intended to be, and should not be taken to be, a rating or assessment of the desirability or market value of the property or its features. You should obtain independent advice before you make any decision based on the information within the report. The detailed terms applicable to use of this report are set out at the end of this report.

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# **Location Confidences**

Where Lotsearch has had to georeference features from supplied addresses, a location confidence has been assigned to the data record. This indicates a confidence to the positional accuracy of the feature. Where applicable, a code is given under the field heading "LC" or "LocConf". These codes lookup to the following location confidences:

LC Code	Location Confidence
Premise match	Georeferenced to the site location / premise or part of site
General area or suburb match	Georeferenced with the confidence of the general/approximate area
Road match	Georeferenced to the road or rail
Road intersection	Georeferenced to the road intersection
Feature is a buffered point	Feature is a buffered point
Land adjacent to geocoded site	Land adjacent to Georeferenced Site
Network of features	Georeferenced to a network of features

# **Dataset Listing**

Datasets contained within this report, detailing their source and data currency:

Dataset Name	Custodian	Supply Date	Currency Date	Update Frequency	Dataset Buffer (m)	No. Features Onsite	No. Features within 100m	No. Features within Buffer
Cadastre Boundaries	NSW Department of Finance, Services & Innovation	18/06/2019	18/06/2019	Daily	-	-	-	-
Topographic Data	NSW Department of Finance, Services & Innovation	11/04/2019	10/04/2019	As required	-	-	-	-
List of NSW contaminated sites notified to EPA	Environment Protection Authority	20/05/2019	17/05/2019	Monthly	1000	0	1	2
Contaminated Land Records of Notice	Environment Protection Authority	11/06/2019	11/06/2019	Monthly	1000	0	0	0
Former Gasworks	Environment Protection Authority	31/05/2019	11/10/2017	Monthly	1000	0	0	0
National Waste Management Facilities Database	Geoscience Australia	07/05/2019	07/03/2017	Quarterly	1000	0	0	1
EPA PFAS Investigation Program	Environment Protection Authority	30/05/2019	30/05/2019	Monthly	2000	0	0	0
Defence PFAS Investigation & Management Program	Department of Defence	30/05/2019	30/05/2019	Monthly	2000	0	0	0
Airservices Australia National PFAS Management Program	Airservices Australia	30/05/2019	30/05/2019	Monthly	2000	0	0	0
Defence 3 Year Regional Contamination Investigation Program	Department of Defence	30/05/2019	30/05/2019	Monthly	2000	0	0	0
EPA Other Sites with Contamination Issues	Environment Protection Authority	13/12/2018	13/12/2018	Annually	1000	0	0	0
Licensed Activities under the POEO Act 1997	Environment Protection Authority	27/05/2019	27/05/2019	Monthly	1000	0	5	11
Delicensed POEO Activities still regulated by the EPA	Environment Protection Authority	27/05/2019	27/05/2019	Monthly	1000	0	0	0
Former POEO Licensed Activities now revoked or surrendered	Environment Protection Authority	27/05/2019	27/05/2019	Monthly	1000	3	5	11
UPSS Environmentally Sensitive Zones	Environment Protection Authority	14/04/2015	12/01/2010	As required	1000	1	1	1
UBD Business to Business Directory 1991 (Premise & Intersection Matches)	Hardie Grant			Not required	150	0	0	0
UBD Business to Business Directory 1991 (Road & Area Matches)	Hardie Grant			Not required	150	-	27	27
UBD Business Directory 1982 (Premise & Intersection Matches)	Hardie Grant			Not required	150	0	0	0
UBD Business Directory 1982 (Road & Area Matches)	Hardie Grant			Not required	150	-	10	10
UBD Business Directory 1970 (Premise & Intersection Matches)	Hardie Grant			Not required	150	0	0	0
UBD Business Directory 1970 (Road & Area Matches)	Hardie Grant			Not required	150	-	14	14
UBD Business Directory 1961 (Premise & Intersection Matches)	Hardie Grant			Not required	150	0	0	0
UBD Business Directory 1961 (Road & Area Matches)	Hardie Grant			Not required	150	-	27	27
UBD Business Directory 1950 (Premise & Intersection Matches)	Hardie Grant			Not required	150	0	0	0
UBD Business Directory 1950 (Road & Area Matches)	Hardie Grant			Not required	150	-	0	0
UBD Business Directory Drycleaners & Motor Garages/Service Stations (Premise & Intersection Matches)	Hardie Grant			Not required	500	0	0	0
UBD Business Directory Drycleaners & Motor Garages/Service Stations (Road & Area Matches)	Hardie Grant			Not required	500	-	8	34
Points of Interest	NSW Department of Finance, Services & Innovation	11/04/2019	10/04/2019	Quarterly	1000	1	3	25
Tanks (Areas)	NSW Department of Finance, Services & Innovation	11/04/2019	11/04/2019	Quarterly	1000	0	0	2

Dataset Name	Custodian	Supply Date	Currency Date	Update Frequency	Dataset Buffer (m)	No. Features Onsite	No. Features within 100m	No. Features within Buffer
Tanks (Points)	NSW Department of Finance, Services & Innovation	11/04/2019	10/04/2019	Quarterly	1000	0	0	0
Major Easements	NSW Department of Finance, Services & Innovation	11/04/2019	11/04/2019	Quarterly	1000	4	5	14
State Forest	NSW Department of Finance, Services & Innovation	18/01/2018	18/01/2018	As required	1000	0	0	0
NSW National Parks and Wildlife Service Reserves	NSW Office of Environment & Heritage	16/01/2019	14/11/2018	Annually	1000	0	0	0
Hydrogeology Map of Australia	Commonwealth of Australia (Geoscience Australia)	08/10/2014	17/03/2000	As required	1000	1	1	1
Botany Groundwater Management Zones	NSW Department of Primary Industries	15/03/2018	01/10/2005	As required	1000	0	0	0
Groundwater Boreholes	NSW Dept. of Primary Industries - Water NSW; Commonwealth of Australia (Bureau of Meteorology)	24/07/2018	23/07/2018	Annually	2000	0	0	50
Geological Units 1:100,000	NSW Dept. of Industry, Resources & Energy	20/08/2014		None planned	1000	2	-	4
Geological Structures 1:100,000	NSW Dept. of Industry, Resources & Energy	20/08/2014		None planned	1000	0	-	0
Naturally Occurring Asbestos Potential	NSW Dept. of Industry, Resources & Energy	04/12/2015	24/09/2015	Unknown	1000	0	0	0
Soil Landscapes	NSW Office of Environment & Heritage	12/08/2014		None planned	1000	2	-	5
Atlas of Australian Soils	CSIRO	19/05/2017	17/02/2011	As required	1000	2	2	3
Environmental Planning Instrument Acid Sulfate Soils	NSW Department of Planning and Environment	15/06/2019	28/02/2019	Weekly	500	3	-	-
Atlas of Australian Acid Sulfate Soils	CSIRO	19/01/2017	21/02/2013	As required	1000	1	1	3
Dryland Salinity - National Assessment	National Land and Water Resources Audit	18/07/2014	12/05/2013	None planned	1000	0	0	0
Dryland Salinity Potential of Western Sydney	NSW Office of Environment & Heritage	12/05/2017	01/01/2002	None planned	1000	-	-	-
Mining Subsidence Districts	NSW Department of Finance, Services & Innovation	11/04/2019	11/04/2019	Quarterly	1000	0	0	0
Environmental Planning Instrument SEPP State Significant Precincts	NSW Department of Planning and Environment	15/06/2019	07/12/2018	Weekly	1000	0	0	0
Environmental Planning Instrument Land Zoning	NSW Department of Planning and Environment	15/06/2019	07/06/2019	Weekly	1000	6	16	55
Commonwealth Heritage List	Australian Government Department of the Environment and Energy - Heritage Branch	16/01/2019	31/07/2018	Unknown	1000	0	0	0
National Heritage List	Australian Government Department of the Environment and Energy - Heritage Branch	16/01/2019	28/09/2018	Unknown	1000	0	0	0
State Heritage Register - Curtilages	NSW Office of Environment & Heritage	15/04/2019	09/11/2018	Quarterly	1000	0	0	0
Environmental Planning Instrument Heritage	NSW Department of Planning and Environment	15/06/2019	24/05/2019	Weekly	1000	2	3	10
Bush Fire Prone Land	NSW Rural Fire Service	28/05/2019	05/04/2019	Quarterly	1000	2	2	2
Native Vegetation of the Illawarra Escarpment & Coastal Plain	NSW Office of Environment & Heritage	20/05/2015	04/08/2011	Unknown	1000	7	9	22
Ramsar Wetlands of Australia	Commonwealth of Australia Department of the Environment	08/10/2014	24/06/2011	As required	1000	0	0	0
Groundwater Dependent Ecosystems	Bureau of Meteorology	14/08/2017	15/05/2017	Unknown	1000	4	5	5
Inflow Dependent Ecosystems Likelihood	Bureau of Meteorology	14/08/2017	15/05/2017	Unknown	1000	6	6	11
NSW BioNet Species Sightings	NSW Office of Environment & Heritage	17/06/2019	17/06/2019	Weekly	10000	-	-	-

Aerial Imagery 2018 261 & 178 West Dapto Road, Kembla Grange, NSW 2526





# **Contaminated Land & Waste Management Facilities**



261 & 178 West Dapto Road, Kembla Grange, NSW 2526



# **Contaminated Land & Waste Management Facilities**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### List of NSW contaminated sites notified to EPA

Records from the NSW EPA Contaminated Land list within the dataset buffer:

Map Id	Site	Address	Suburb	Activity	Management Class	Status	Location Confidence	Dist (m)	Direction
676	ShawCor Australia	66 West Dapto Road	Kembla Grange	Other Petroleum	Regulation under CLM Act not required	Current EPA List	Premise Match	43m	North East
197	Caltex Service Station	342 Kanahooka Road	Brownsville	Service Station	Regulation under CLM Act not required	Current EPA List	Premise Match	970m	South East

The values within the EPA site management class in the table above, are given more detailed explanations in the table below:

EPA site management class	Explanation
Contamination being managed via the planning process (EP&A Act)	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation. The contamination of this site is managed by the consent authority under the Environmental Planning and Assessment Act 1979 (EP&A Act) planning approval process, with EPA involvement as necessary to ensure significant contamination is adequately addressed. The consent authority is typically a local council or the Department of Planning and Environment.
Contamination currently regulated under CLM Act	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation under the Contaminated Land Management Act 1997 (CLM Act). Management of the contamination is regulated by the EPA under the CLM Act. Regulatory notices are available on the EPA's Contaminated Land Public Record of Notices.
Contamination currently regulated under POEO Act	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation. Management of the contamination is regulated under the Protection of the Environment Operations Act 1997 (POEO Act). The EPA's regulatory actions under the POEO Act are available on the POEO public register.
Contamination formerly regulated under the CLM Act	The EPA has determined that the contamination is no longer significant enough to warrant regulation under the Contaminated Land Management Act 1997 (CLM Act). The contamination was addressed under the CLM Act.
Contamination formerly regulated under the POEO Act	The EPA has determined that the contamination is no longer significant enough to warrant regulation. The contamination was addressed under the Protection of the Environment Operations Act 1997 (POEO Act).
Contamination was addressed via the planning process (EP&A Act)	The EPA has determined that the contamination is no longer significant enough to warrant regulation. The contamination was addressed by the appropriate consent authority via the planning process under the Environmental Planning and Assessment Act 1979 (EP&A Act).
Ongoing maintenance required to manage residual contamination (CLM Act)	The EPA has determined that ongoing maintenance, under the Contaminated Land Management Act 1997 (CLM Act), is required to manage the residual contamination. Regulatory notices under the CLM Act are available on the EPA's Contaminated Land Public Record of Notices.
Regulation being finalised	The EPA has completed an assessment of the contamination and decided that the contamination is significant enough to warrant regulation under the Contaminated Land Management Act 1997. A regulatory approach is being finalised.
Regulation under the CLM Act not required	The EPA has completed an assessment of the contamination and decided that regulation under the Contaminated Land Management Act 1997 is not required.
Under assessment	The contamination is being assessed by the EPA to determine whether regulation is required. The EPA may require further information to complete the assessment. For example, the completion of management actions regulated under the planning process or Protection of the Environment Operations Act 1997. Alternatively, the EPA may require information via a notice issued under s77 of the Contaminated Land Management Act 1997 or issue a Preliminary Investigation Order.

NSW EPA Contaminated Land List Data Source: Environment Protection Authority

© State of New South Wales through the Environment Protection Authority

# **Contaminated Land & Waste Management Facilities**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **Contaminated Land: Records of Notice**

Record of Notices within the dataset buffer:

Map Id	Name	Address	Suburb	Notices	Area No	Location Confidence	Distance	Direction
N/A	No records in buffer							

Contaminated Land Records of Notice Data Source: Environment Protection Authority © State of New South Wales through the Environment Protection Authority Terms of use and disclaimer for Contaminated Land: Record of Notices, please visit http://www.epa.nsw.gov.au/clm/clmdisclaimer.htm

#### **Former Gasworks**

#### Former Gasworks within the dataset buffer:

Map Id	Location	Council	Further Info	Location Confidence	Distance	Direction
N/A	No records in buffer					

Former Gasworks Data Source: Environment Protection Authority

 $\ensuremath{\mathbb C}$  State of New South Wales through the Environment Protection Authority

#### National Waste Management Site Database

Sites on the National Waste Management Site Database within the dataset buffer:

Site Id	Owner	Name	Address	Suburb	Class	Landfill	Reprocess	Transfer	Comments	Loc Conf	Dist (m)	Direction
177 6	Wollongong City Council	Whytes Gully Waste Disposal Facility	Reddalls Road	Kembla Grange	Multi- Purpose	Operati onal		Operatio nal		Premise Match	144 m	North

Waste Management Facilities Data Source: Geoscience Australia

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# **PFAS Investigation Sites**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **EPA PFAS Investigation Program**

Sites that are part of the EPA PFAS investigation program, within the dataset buffer:

ld	Site	Address	Loc Conf	Dist	Dir
N/A	No records in buffer				

EPA PFAS Investigation Program: Environment Protection Authority

 $\ensuremath{\mathbb{C}}$  State of New South Wales through the Environment Protection Authority

# **Defence PFAS Investigation & Management Program**

Sites being investigated or managed by the Department of Defence for PFAS contamination within the dataset buffer:

Map ID	Base Name	Address	Loc Conf	Dist	Dir
N/A	No records in buffer				

Defence PFAS Investigation & Management Program Data Custodian: Department of Defence, Australian Government

# Airservices Australia National PFAS Management Program

Sites being investigated or managed by Airservices Australia for PFAS contamination within the dataset buffer:

Map ID	Site Name	Impacts	Loc Conf	Dist	Dir
N/A	No records in buffer				

Airservices Australia National PFAS Management Program Data Custodian: Airservices Australia

# **Defence Sites**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### **Defence 3 Year Regional Contamination Investigation Program**

Sites which have been assessed as part of the Defence 3 Year Regional Contamination Investigation Program within the dataset buffer:

Property ID	Base Name	Address	Known Contamination	Loc Conf	Dist	Dir
N/A	No records in buffer					

Defence 3 Year Regional Contamination Investigation Program, Data Custodian: Department of Defence, Australian Government

# **EPA Other Sites with Contamination Issues**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **EPA Other Sites with Contamination Issues**

This dataset contains other sites identified on the EPA website as having contamination issues. This dataset currently includes:

- James Hardie asbestos manufacturing and waste disposal sites
- Radiological investigation sites in Hunter's Hill
- Pasminco Lead Abatement Strategy Area

Sites within the dataset buffer:

Site Id	Site Name	Site Address	Dataset	Comments	Location Confidence	Distance	Direction
N/A	No records in buffer						

EPA Other Sites with Contamination Issues: Environment Protection Authority © State of New South Wales through the Environment Protection Authority

#### **Current EPA Licensed Activities**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526



# **EPA Activities**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### Licensed Activities under the POEO Act 1997

Licensed activities under the Protection of the Environment Operations Act 1997, within the dataset buffer:

EPL	Organisation	Name	Address	Suburb	Activity	Loc Conf	Distance	Direction
21174	SOILCO PTY LIMITED		2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526		Composting	Premise Match	Om	North East
21174	SOILCO PTY LIMITED		2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526		Non-thermal treatment of liquid waste	Premise Match	0m	North East
21174	SOILCO PTY LIMITED		2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526		Recovery of general waste	Premise Match	Om	North East
21174	SOILCO PTY LIMITED		2 / 132 West Dapto Road, KEMBLA GRANGE, NSW 2526		Waste storage - other types of waste	Premise Match	0m	North East
12208	SYDNEY TRAINS		PO BOX K349, HAYMARKET, NSW 1238		Railway systems activities	Network of Features	16m	South East
5862	WOLLONGONG CITY COUNCIL	WHYTE'S GULLY WASTE DISPOSAL FACILITY	REDDALLS ROAD	KEMBLA GRANGE	Waste disposal by application to land	Premise Match	144m	North
20628	VISY PAPER PTY. LTD.		113 REDDALLS ROAD, KEMBLA GRANGE, NSW 2526		Waste storage - other types of waste	Premise Match	431m	North
13171	SOILCO PTY LIMITED	KEMBLA GRANGE	61 Reddalls Rd	KEMBLA GRANGE	Recovery of general waste	Premise Match	456m	North East
20601	KEMBLA GRANGE RECYCLING PTY LTD		50 Wyllie Road	KEMBLA GRANGE, NSW 2526	Recovery of General Waste	Premise Match	553m	North East
3241	DENDROBIUM COAL PTY LTD	DENDROBIUM MINE	CORDEAUX ROAD	MOUNT KEMBLA	Coal works	General Area/ Suburb Match	607m	North West
3241	DENDROBIUM COAL PTY LTD	DENDROBIUM MINE	CORDEAUX ROAD	MOUNT KEMBLA	Mining for coal	General Area/ Suburb Match	607m	North West

POEO Licence Data Source: Environment Protection Authority

© State of New South Wales through the Environment Protection Authority

#### **Delicensed & Former Licensed EPA Activities**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526



# **EPA Activities**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **Delicensed Activities still regulated by the EPA**

Delicensed activities still regulated by the EPA, within the dataset buffer:

Licence No	Organisation	Name	Address	Suburb	Activity	Loc Conf	Distance	Direction
N/A	No records in buffer							

Delicensed Activities Data Source: Environment Protection Authority © State of New South Wales through the Environment Protection Authority

# Former Licensed Activities under the POEO Act 1997, now revoked or surrendered

Former Licensed activities under the Protection of the Environment Operations Act 1997, now revoked or surrendered, within the dataset buffer:

Licence No	Organisation	Location	Status	Issued Date	Activity	Loc Conf	Distance	Direction
4653	LUHRMANN ENVIRONMENT MANAGEMENT PTY LTD	WATERWAYS THROUGHOUT NSW	Surrendered		Other Activities / Non Scheduled Activity - Application of Herbicides	Network of Features	Om	Onsite
4838	Robert Orchard	Various Waterways throughout New South Wales - SYDNEY NSW 2000	Surrendered		Other Activities / Non Scheduled Activity - Application of Herbicides	Network of Features	0m	Onsite
6630	SYDNEY WEED & PEST MANAGEMENT PTY LTD	WATERWAYS THROUGHOUT NSW - PROSPECT, NSW, 2148	Surrendered		Other Activities / Non Scheduled Activity - Application of Herbicides	Network of Features	Om	Onsite
12978	ONESTEEL TRADING PTY LIMITED	OneSteel Oil and Gas Pipe, 132 West Dapto Road, KEMBLA GRANGE	Surrendered	03/11/2008	Metal processing	Premise Match	Om	North
10776	BREDERO SHAW AUSTRALIA PTY LTD	66 WEST DAPTO ROAD, KEMBLA GRANGE, NSW 2526	Surrendered	30/06/2000	Metal waste generation, Metal coating	Premise Match	43m	North East
10554	WHYTES GULLY ENVIRONMENTA L PTY LTD	LOT 203, REDDALLS ROAD, DAPTO, NSW 2530	Surrendered	02/06/2000	Generation of electrical power from gas	Premise Match	144m	North
20651	SOUTH COAST TYRE RECYCLING PTY LTD	, 35 West Dapto Road, KEMBLA GRANGE, NSW 2526	Surrendered	01/12/2015	Waste storage - waste tyres	Premise Match	176m	East
11894	APC SOCOTHERM PTY LIMITED	LOT 562 REDDALLS ROAD, KEMBLA GRANGE, NSW 2526	Surrendered	25/08/2003	Metal waste generation, Metal coating	Premise Match	202m	North East
13382	PAR RECYCLING SERVICES PTY LTD	West Dapto MRF, 115 Reddalls Road, KEMBLA GRANGE	Surrendered	28/05/2012	Recovery of general waste	Premise Match	228m	North
13382	PAR RECYCLING SERVICES PTY LTD	West Dapto MRF, 115 Reddalls Road, KEMBLA GRANGE	Surrendered	28/05/2012	Waste storage - other types of waste	Premise Match	228m	North

Licence No	Organisation	Location	Status	Issued Date	Activity	Loc Conf	Distance	Direction
2575	WOLLONGONG COAL LIMITED	Jersey Farm Road, WONGAWILLI, NSW 2530	Surrendered	15/08/2000	Miscellaneous licensed discharge to waters (at any time); Coal Washery Reject or Slag Landfilling	Premise Match	604m	South West

Former Licensed Activities Data Source: Environment Protection Authority  $\hfill {\Bbb O}$  State of New South Wales through the Environment Protection Authority

#### **UPSS Sensitive Zones**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526





261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1991 Business to Business Directory Records**



261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1991 Business to Business Directory Records Premise or Road Intersection Matches**

Records from the 1991 UBD Business to Business Directory, mapped to a premise or road intersection, within the dataset buffer:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Property Boundary or Road Intersection	Direction
	No records in buffer					

Business Directory Content Derived from Universal Business Directories (UBD) - Licensed from Hardie Grant

#### **1991 Business to Business Directory Records Road or Area Matches**

Records from the 1991 UBD Business to Business Directory, mapped to a road or an area, within the dataset buffer. Records are mapped to the road when a building number is not supplied, cannot be found, or the road has been renumbered since the directory was published:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
1	CLOTHING MFRS. &/OR W/SALERS INDUSTRIAL &/OR PROTECTIVE.	All Trades Safety & Workwear Supplies., Lot 2 Darkes Rd Dapto	99638	Road Match	Om
	FOOTWEAR - BOOT & SHOE MFRS. &/OR DISTS.	All Trades Safety & Workwear Supplies., Lot 2 Darkes Rd Dapto	102980	Road Match	Om
2	ENGINEERS FABRICATING.	M & S Engineering., West Dapto Rd Kembla Grange	102782	Road Match	0m
	CARRIERS &/OR CARTAGE CONTRACTORS.	Heggies BAU., West Dapto Rd Kembla Grange	101071	Road Match	0m
	MOTOR CAR DETAILERS.	Kar Majik., West Dapto Rd Kembla Grange	102050	Road Match	0m
	STEEL ERECTORS.	M & S Engineering., West Dapto Rd Kembla Grange	104940	Road Match	0m
	ABRASIVE MERCHANTS.	Mono Blast Pty Ltd., West Dapto Rd Kembla Grange	98017	Road Match	0m
	PROTECTIVE COATINGS.	Shaw Industries., West Dapto Rd Kembla Grange	102092	Road Match	0m
	PIPE LININGS &/OR COATINGS MFRS. &/OR DISTS.	Shaw Pipe Protection Pty Ltd., West Dapto Rd Kembla Grange	104865	Road Match	Om
	PROTECTIVE COATINGS.	Shaw Pipe Protection Pty Ltd., West Dapto Rd Kembla Grange	102093	Road Match	0m
	ENGINEERS FABRICATING.	Steele Weld., West Dapto Rd Kembla Grange	101646	Road Match	0m
	STEEL ERECTORS.	Steele Weld., West Dapto Rd Kembla Grange	104892	Road Match	0m
	CARAVAN REPAIRERS.	Vanmasler Caravan Repairs., Lot 3 West Dapto Rd Kembla Orange	105491	Road Match	0m
3	BAKERS.	Fielder's Bakeries Pty Ltd., Princes Hway Unanderra	98125	Road Match	48m
	MOTOR CAR DEALERS - NEW &/OR USED.	Flood Chris Motors., Princes Hway Unanderra	105647	Road Match	48m

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
3	SPA BATHS &/OR HOT TUBS &/OR EQUIPMENT MFRS. &/OR DISTS. &/OR INSTALLERS.	International Pools & Spas., Princes Hway Unanderra	102359	Road Match	48m
	SWIMMING POOL MFRS. &/OR CONSTRUCTION CONTRACTORS.	International Pools & Spas., Princes Hway Unanderra	104498	Road Match	48m
	CLUB &/OR SPORTING BODIES	Kembla Grange Race Club., Princes Hway Kembla Grange	100390	Road Match	48m
	MOTOR CAR DEALERS - NEW &/OR USED.	Outdoor Motors., Princes Hway Unanderra	105672	Road Match	48m
	MOTOR TRUCK ACCESSORIES &/OR SPARE PARTS	South Coast Truck Sales & Spares., Princes Hway Unanderra	101878	Road Match	48m
	TRUCK EQUIPMENT MFRS. &/OR DISTS.	South Coast Truck Sales & Spares., Princes Hway Unanderra	100093	Road Match	48m
	GO-KART SALES &/OR SERVICE	Sydney Race Kart Hire., Princes Hway Kembla Grange	105589	Road Match	48m
	GO-KART TRACKS.	Sydney Race Kart Hire., Princes Hway Kembla Grange	102375	Road Match	48m
	AUDIO VISUAL EQUIPMENT.	Technical Repair Services., Princes Hway Unanderra	97938	Road Match	48m
	PHOTO COPYING EQUIPMENT MFRS. &/OR DISTS.	Technical Repair Services., Princes Hway Unanderra	102787	Road Match	48m
	HOSPITALS &/OR NURSING HOMES.	Unanderra Baby Health Centre., Princes Hway Unanderra	101967	Road Match	48m
	LIBRARIES &/OR BOOK EXCHANGES.	Unanderra Public Library., Princes Hway Unanderra	102078	Road Match	48m

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1982 Business Directory Records**





261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1982 Business Directory Records Premise or Road Intersection Matches**

Records from the 1982 UBD Business Directory, mapped to a premise or road intersection, within the dataset buffer:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Property Boundary or Road Intersection	Direction
	No records in buffer					

Business Directory Content Derived from Universal Business Directories (UBD) - Licensed from Hardie Grant

#### **1982 Business Directory Records** Road or Area Matches

Records from the 1982 UBD Business Directory, mapped to a road or an area, within the dataset buffer. Records are mapped to the road when a building number is not supplied, cannot be found, or the road has been renumbered since the directory was published:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
1	CARRIERS &/OR CARTAGE CONTRACTORS	Heggies Transport Pty. Ltd., West Dapto Rd., Kembla Grange., Wollongong	139732	Road Match	0m
	ENGINEERS - FABRICATING	Pantac Engineering & Construction, West Dapto Rd., Kembla Grange., Wollongong	140829	Road Match	0m
	STEEL FABRICATORS.	Pantac Engineering & Construction, West Dapto Rd., Kembla Grange., Wollongong	145121	Road Match	0m
	ABRASIVE DISTS. &/OR MERCHANTS	Setco Manufacturing Pty. Ltd., West Dapto Rd., Kembla Grange., Wollongong	138688	Road Match	0m
	PIPE LININGS MFRS	Shaw Pipe Protection . Pty. Ltd., West Dapto Rd., Kembla Grange., Wollongong	144061	Road Match	0m
	PIPE &/OR PIPE FITTINGSMFRS. W OR DISTS	Tubemakers of Australia Ltd., West Dapto Rd., Kembla Grange., Wollongong	144070	Road Match	Om
	STEEL TUBING MFRS. &/OR DISTS	Tubemakers of Australia Ltd., West Dapto Rd., Kembla Grange., Wollongong	145161	Road Match	0m
	CARRIERS &/OR CARTAGE CONTRACTORS	Western Gold Pty. Ltd., West Dapto Rd., Kembla Grange., Wollongong	139765	Road Match	0m
2	CLUBS &/OR SPORTING BODIES	Kembla Grange Race Club, Princes Highway. Kembla Grange., Wollongong	140082	Road Match	48m
	BOAT, LAUNCH &/OR YACHT BUILDERS &/OR REPAIRERS,	South Coast Yachts, Princes Highway., Kembla Grange., Wollongong	139148	Road Match	48m

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1970 Business Directory Records**





261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1970 Business Directory Records Premise or Road Intersection Matches**

Records from the 1970 UBD Business Directory, mapped to a premise or road intersection, within the dataset buffer:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Property Boundary or Road Intersection	Direction
	No records in buffer					

Business Directory Content Derived from Universal Business Directories (UBD) - Licensed from Hardie Grant

#### **1970 Business Directory Records** Road or Area Matches

Records from the 1970 UBD Business Directory, mapped to a road or an area, within the dataset buffer. Records are mapped to the road when a building number is not supplied, cannot be found, or the road has been renumbered since the directory was published:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
1	CONCRETE PRODUCTS MFRS. &/OR DISTS.	A.S.C. Concrete Products Pty. Ltd., Princes Hghwy., Kembla Grange Wollongong	561561	Road Match	48m
	MOTOR GARAGES &/OR ENGINEERS	Brewster, M., Princes Hghwy., Kembla Grange Wollongong	565480	Road Match	48m
	MOTOR PAINTERS & PANEL BEATERS	Brewster, Max, Princes Hghwy., Kembla Grange Wollongong	565651	Road Match	48m
	BUILDERS &/OR BUILDING CONTRACTORS-M.M.B.A.	Cooper, S. J., Princes Hghwy., Kembla Grange Wollongong	560585	Road Match	48m
	CLUBS & SPORTING BODIES	Kembla Grange Race Club, Princes Hghwy., Kembla Grange Wollongong	561444	Road Match	48m
	KITCHEN EQUIPMENT- INDUSTRIAL-MFRS.	Knights, D. J. & Son, Lot C., Princes Hghwy., Kembla Grange, Wollongong	564304	Road Match	48m
	MANUFACTURERS' AGENTS	Knights, D. J. & Son, Lot C., Princes Hghwy., Kembla Grange, Wollongong	564484	Road Match	48m
	PIPE MANUFACTURERS- CONCRETE	Monier Pipe Co Princes Hghwy., Kembla Grange, Wollongong	566383	Road Match	48m
	CONCRETE PRODUCTS MFRS. &/OR DISTS.	Monier Pipe Co. Pty. Ltd., Princes Hghwy., Kembla Grange. Wollongong	561566	Road Match	48m
	PIPE MANUFACTURERS- CONCRETE	Monier Pipe Co. Pty. Ltd., Princes Hghwy., Kembla Grange. Wollongong	566384	Road Match	48m
	SEPTIC TANK MFRS., INSTALLERS &/OR SPECS.	Monier Pipe Co Pty. Ltd., Princes Hghwy., Kembla Grange Wollongong	567189	Road Match	48m
	TERRAZZO SPECIALISTS	T.L.D. Terrazzo & Cement Industries Princes Hghwy., Kembla Grange Wollongong	567706	Road Match	48m
	TERRAZZO SPECIALISTS	T.L.D. Terrazzo & Cement Industries, Princes Hghwy., Kembla Grange. Wollongong	567714	Road Match	48m
	MOTOR ACCESSORIES SPARE PARTS DEALERS	Theo Service Station, Princes Hghwy., Kembla Grange Wollongong	565186	Road Match	48m

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1961 Business Directory Records**





261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1961 Business Directory Records Premise or Road Intersection Matches**

Records from the 1961 UBD Business Directory, mapped to a premise or road intersection, within the dataset buffer:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Property Boundary or Road Intersection	Direction
	No records in buffer					

Business Directory Content Derived from Universal Business Directories (UBD) - Licensed from Hardie Grant

#### **1961 Business Directory Records** Road or Area Matches

Records from the 1961 UBD Business Directory, mapped to a road or an area, within the dataset buffer. Records are mapped to the road when a building number is not supplied, cannot be found, or the road has been renumbered since the directory was published:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
1	SCHOOLS & COLLEGES- PRIVATE & PUBLIC	West Dapto Public School, West Dapto Rd., W. Dapto, Wollongong	240730	Road Match	0m
2	MOTOR GARAGES &/OR ENGINEERS	Brewster, Max, Princes Highway , Kembla Grange , Wollongong	239332	Road Match	48m
	MOTOR PAINTERS & PANEL BEATERS	Brewster, Max, Princes Highway., Kembla Grange , Wollongong	239473	Road Match	48m
	CLUBS & SPORTS BODIES	Kembla Grange Race Club Princes Highway., Kembla Grange, Wollongong	235208	Road Match	48m
	CLUBS & SPORTS BODIES	Kembla Grange Race Club, Princes Highway., Kembla Grange, Wollongong	235236	Road Match	48m
	CONCRETE PRODUCTS MANUFACTURERS	Monier Pipe Co. Pty. Ltd., Princes Highway., Kembla Grange, Wollongong	235353	Road Match	48m
	PIPE MANUFACTURERS- CONCRETE	Monier Pipe Co. Pty. Ltd., Princes Highway., Kembla Grange, Wollongong	240135	Road Match	48m
	PIPE MANUFACTURERS- EARTHENWARE	Monier Pipe Co. Pty. Ltd., Princes Highway., Kembla Grange, Wollongong	240138	Road Match	48m
	TIMBER MERCHANTS	Northern Hardwoods Pty. Ltd. Princes Highway, Kembla Grange, Wollongong	241305	Road Match	48m
	TIMBER MERCHANTS	Northern Hardwoods Pty. Ltd., Princes Highway., Kembla Grange, Wollongong	241309	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Perc's Roadhouse Princes Highway, Kembla Garage, Wollongong	239608	Road Match	48m
	TYRE & TUBE DEALERS	Perc's Roadhouse, Princes Highway., Kembla Grange (Unanderra), Wollongong	241546	Road Match	48m
	WELDERS-ELECTRIC & OXY	Perc's Roadhouse, Princes Highway., Kembla Grange (Unanderra), Wollongong	241694	Road Match	48m
	BATTERY SERVICE STATIONS	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	233999	Road Match	48m
	MOTOR CAR & TRUCK DEALERS-NEW &/OR USED	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239178	Road Match	48m
	MOTOR ENGINE RECONDITIONERS	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239294	Road Match	48m

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
2	MOTOR GARAGES &/OR ENGINEERS	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239406	Road Match	48m
	MOTOR PAINTERS & PANEL BEATERS	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239513	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239604	Road Match	48m
	CABARETS, DANCE RESTAURANTS & ROAD HOUSES	Perc's Roadhouse, Princes Highway., Kembla Grange, Wollongong	234691	Road Match	48m
	CAFES, TEA ROOMS & COFFEE LOUNGES, ETC	Perc's Roadhouse, Princes Highway., Kembla Grange, Wollongong	234760	Road Match	48m
	MOTOR PAINTERS' SUPPLIES	Perc's Roadhouse, Princes Highway., Kembla Grange, Wollongong	239531	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Theo Service Station Princes Highway, Kembla Grange, Wollongong	239609	Road Match	48m
	MOTOR GARAGES &/OR ENGINEERS	Theo Service Station, Princes Highway., Kembia Grange , Wollongong	239427	Road Match	48m
	MOTOR ACCESSORIES & SPARE PARTS DEALERS	Theo Service Station, Princes Highway., Kembla Grange , Wollongong	239049	Road Match	48m
	MOTOR CAR & TRUCK DEALERS-NEW &/OR USED	Theo Service Station, Princes Highway., Kembla Grange , Wollongong	239188	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Theo Service Station, Princes Highway., Kembla Grange , Wollongong	239620	Road Match	48m

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **1950 Business Directory Records Premise or Road Intersection Matches**

Records from the 1950 UBD Business Directory, mapped to a premise or road intersection, within the dataset buffer:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Property Boundary or Road Intersection	Direction
	No records in buffer					

Business Directory Content Derived from Universal Business Directories (UBD) - Licensed from Hardie Grant

#### **1950 Business Directory Records** Road or Area Matches

Records from the 1950 UBD Business Directory, mapped to a road or an area, within the dataset buffer. Records are mapped to the road when a building number is not supplied, cannot be found, or the road has been renumbered since the directory was published:

Map Id	Business Activity	Premise	Ref No.	Location Confidence	Distance to Road Corridor or Area
	No records in buffer				

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### **Dry Cleaners, Motor Garages & Service Stations**



261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### Dry Cleaners, Motor Garages & Service Stations Premise or Road Intersection Matches

Dry Cleaners, Motor Garages & Service Stations from UBD Business Directories, mapped to a premise or road intersection, within the dataset buffer.

Map Id	Business Activity	Premise	Ref No.	Year	Location Confidence	Distance to Property Boundary or Road Intersection	Direction
	No records in buffer						

#### Dry Cleaners, Motor Garages & Service Stations Road or Area Matches

Dry Cleaners, Motor Garages & Service Stations from UBD Business Directories, mapped to a road or an area, within the dataset buffer. Records are mapped to the road when a building number is not supplied, cannot be found, or the road has been renumbered since the directory was published.

Map Id	Business Activity	Premise	Ref No.	Year	Location Confidence	Distance to Road Corridor or Area
1	MOTOR GARAGES &/OR ENGINEERS	Brewster, M., Princes Hghwy., Kembla Grange Wollongong	565480	1970	Road Match	48m
	MOTOR GARAGES &/OR ENGINEERS	Brewster, Max, Princes Highway , Kembla Grange , Wollongong	239332	1961	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Perc's Roadhouse Princes Highway, Kembla Garage, Wollongong	239608	1961	Road Match	48m
	MOTOR GARAGES &/OR ENGINEERS	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239406	1961	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Perc's Roadhouse, Princes Highway., Kembla Grange, Unanderra, Wollongong	239604	1961	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Theo Service Station Princes Highway, Kembla Grange, Wollongong	239609	1961	Road Match	48m
	MOTOR GARAGES &/OR ENGINEERS	Theo Service Station, Princes Highway., Kembla Grange , Wollongong	239427	1961	Road Match	48m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Theo Service Station, Princes Highway., Kembla Grange , Wollongong	239620	1961	Road Match	48m
2	MOTOR GARAGES &/OR ENGINEERS &/OR SERVICE STATIONS	Amoco Service Station, Princes Highway., Dapto., Wollongong	143213	1982	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS &/OR SERVICE STATIONS	Ampol Service Station, Princes Highway., Dapto., Wollongong	143220	1982	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS &/OR SERVICE STATIONS	Esso Servicenter. 169 Princes Highway, Dapto., Wollongong	143269	1982	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS &/OR SERVICE STATIONS	Lakelands Service Centre, 355 Princes Highway, Dapto., Wollongong	143306	1982	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS &/OR SERVICE STATIONS	Shell Dapto Self Serve. 320 Princes Highway. Dapto., Wollongong	143342	1982	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	BP Dapto Service Station, Princes Hghwy, Dapto Wollongong	565465	1970	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Central Motors, Princes Hghwy., Dapto. Wollongong	565494	1970	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Dapto Auto Port, 320 Princes Hghwy., Dapto Wollongong	565504	1970	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OILS, Etc.	Golden Fleece Service Station, 462 Princes Hghwy., South Dapto Wollongong	565760	1970	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OILS, Etc.	Hodson, K. G. Auto Electrical Service Station, 242 Princes Hghwy., Dapto Wollongong	565772	1970	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Lakelands Service Centre, 355 Princes Hghwy., Dapto Wollongong	565554	1970	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Sunshine Service Station, 312 Princes Hghwy., Dapto Wollongong	565593	1970	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Webb's Service Station, Princes Hghwy., Dapto Wollongong	565608	1970	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Avon Service Station, Princes Highway., Dapto, Wollongong	239324	1961	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Avon Service Station, Princes Highway., Dapto. , Wollongong	239547	1961	Road Match	342m

Map Id	Business Activity	Premise	Ref No.	Year	Location Confidence	Distance to Road Corridor or Area
2	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Central Motors, Princes Highway., Dapto, Wollongong	239552	1961	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Central Motors, Princes Highway., Dapto., Wollongong	239339	1961	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Golden Fleece Service Station & Cafe, Princes Highway., Dapto, Wollongong	239574	1961	Road Match	342m
	DRY CLEANERS, PRESSERS & DYERS	Little Cash Store, 376 Princes Highway., Dapto, Wollongong	235769	1961	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Marland, K. Service Station, Princes Highway., Dapto, Wollongong	239387	1961	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Marland's, K. Service Station, Princes Highway., Dapto, Wollongong	239591	1961	Road Match	342m
	DRY CLEANERS, PRESSERS & DYERS	McMahon's Cash Store, 376 Princes Highway., Dapto, Wollongong	235770	1961	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	McRae Bros., Princes Highway., Dapto, Wollongong	239590	1961	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Simmons & Evans, 320-324 Princes Highway., Dapto , Wollongong	239613	1961	Road Match	342m
	MOTOR GARAGES &/OR ENGINEERS	Simmons & Evans, 320-324 Princes Highway., Dapto, Wollongong	239415	1961	Road Match	342m
	MOTOR SERVICE STATIONS-PETROL, OIL, ETC.	Sunshine Service Station, 370-372 Princes Highway., Dapto, Wollongong	239618	1961	Road Match	342m

#### Aerial Imagery 2017

261 & 178 West Dapto Road, Kembla Grange, NSW 2526




































#### **Topographic Map 2015**





#### **Historical Map 1998**



#### Historical Map c.1942





#### Historical Map c.1927







261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Points of Interest**

What Points of Interest exist within the dataset buffer?

Map Id	Feature Type	Label	Distance	Direction
1037251	Cemetery	WEST DAPTO CEMETERY	0m	Onsite
1037157	Locality	KEMBLA GRANGE	9m	North East
1037206	Picnic Area	PLAYGROUND	99m	South West
1037090	Cemetery	KEMBLA GRANGE CEMETERY	147m	North East
1037099	Motor Racing Track	Motor Racing Track	188m	East
1037238	Museum	THE AUSTRALIAN MOTORLIFE MUSEUM	224m	South West
1037304	Tourist Information Centre	AUSTRALIAN MOTORLIFE MUSEUM AND VISITOR CENTRE	224m	South West
1037185	Park	WILLIAM BEACH MEMORIAL PARK	296m	South East
1037096	Golf Course	THE GRANGE GOLF COURSE	360m	East
1037060	Club	THE GRANGE GOLF CLUB	365m	South East
037091	Cemetery	KEMBLA GRANGE WAR CEMETERY	401m	North East
1037214	Education Facility	GLENGARRY WOLLONGONG WASTE AND EDUCATION CENTRE	411m	North
1037215	Filtration Plant	Filtration Plant	582m	North East
1037200	Railway Station	KEMBLA GRANGE RAILWAY STATION	611m	East
1037195	Place Of Worship	ST LUKES	676m	South
1037162	Suburb	BROWNSVILLE	703m	South East
1037092	Cemetery	ST LUKES ANGLICAN CEMETERY	710m	South
1037125	Park	ST LUKES PARK	766m	South
1037109	Park	IAN MCLENNAN PARK	849m	East
1037328	Post Office	BROWNSVILLE POST OFFICE	943m	South East
1037066	Shopping Centre	DANDALOO VILLAGE SHOPPING CENTRE	951m	South East
1037184	Racecourse	KEMBLA GRANGE RACECOURSE	953m	East
1037263	Rubbish Depot	WHYTES GULLY WASTE DISPOSAL DEPOT	954m	North
1037208	Golf Course	GOLF RANGE	975m	East
1037320	Park	KHAN PARK	981m	South

Topographic Data Source: © Land and Property Information (2015)

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#### 261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### Tanks (Areas)

What are the Tank Areas located within the dataset buffer? Note. The large majority of tank features provided by LPI are derived from aerial imagery & are therefore primarily above ground tanks.

Map Id	Tank Type	Status	Name	Feature Currency	Distance	Direction
10979	Water	Operational		09/04/2006	507m	North East
10977	Water	Operational		09/04/2006	542m	North East

## Tanks (Points)

What are the Tank Points located within the dataset buffer? Note. The large majority of tank features provided by LPI are derived from aerial imagery & are therefore primarily above ground tanks.

Map Id	Tank Type	Status	Name	Feature Currency	Distance	Direction
	No records in buffer					

Tanks Data Source: © Land and Property Information (2015)

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## **Major Easements**

#### What Major Easements exist within the dataset buffer?

Note. Easements provided by LPI are not at the detail of local governments. They are limited to major easements such as Right of Carriageway, Electrical Lines (66kVa etc.), Easement to drain water & Significant subterranean pipelines (gas, water etc.).

Map Id	Easement Class	Easement Type	Easement Width	Distance	Direction
120119334	Primary	Undefined		0m	Onsite
120122148	Primary	Undefined		0m	Onsite
120111484	Primary	Undefined		0m	Onsite
120115372	Primary	Undefined		0m	Onsite
120114314	Primary	Undefined		41m	East
120107597	Primary	Undefined		134m	North East
120119258	Primary	Undefined		325m	South West
120118161	Primary	Undefined		326m	North
150193398	Primary	Right of way	4	608m	East
120107598	Primary	Undefined		641m	South West
120107838	Primary	Undefined		641m	South West
120111485	Primary	Undefined		662m	South West

Map Id	Easement Class	Easement Type	Easement Width	Distance	Direction
120119324	Primary	Undefined		680m	North East
120119257	Primary	Undefined		885m	East

Easements Data Source: © Land and Property Information (2015) Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

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### **State Forest**

What State Forest exist within the dataset buffer?

State Forest Number	State Forest Name	Distance	Direction
N/A	No records in buffer		

State Forest Data Source: © NSW Department of Finance, Services & Innovation (2018)

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## National Parks and Wildlife Service Reserves

What NPWS Reserves exist within the dataset buffer?

Reserve Number	Reserve Type	Reserve Name	Gazetted Date	Distance	Direction
N/A	No records in buffer				

NPWS Data Source: © NSW Department of Finance, Services & Innovation (2018)

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## **Elevation Contours (m AHD)**





## Hydrogeology & Groundwater

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## Hydrogeology

Description of aquifers on-site:

#### Description

Fractured or fissured, extensive aquifers of low to moderate productivity

Description of aquifers within the dataset buffer:

#### Description

Fractured or fissured, extensive aquifers of low to moderate productivity

Hydrogeology Map of Australia : Commonwealth of Australia (Geoscience Australia) Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

### **Botany Groundwater Management Zones**

Groundwater management zones relating to the Botany Sand Beds aquifer within the dataset buffer:

Management Zone No.	Restriction	Distance	Direction
N/A	No records in buffer		

Botany Groundwater Management Zones Data Source : NSW Department of Primary Industries

#### **Groundwater Boreholes**





# Hydrogeology & Groundwater

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Groundwater Boreholes**

Boreholes within the dataset buffer:

GW No.	Licence No	Work Type	Owner Type	Authorised Purpose	Intended Purpose	Name	Complete Date	Final Depth (m)		Salinity (mg/L)		Elev (AHD)	Dist	Dir
GW113 734	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	21/07/2011	10.25	10.25				154m	North
GW113 733	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	25/07/2011	21.50	21.50				155m	North
GW113 735	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	20/07/2011	9.65	9.65				355m	North
GW112 724	10BL605 033	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	12/12/2011	12.00	12.00				414m	North
GW113 731	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	19/07/2011	10.00	10.00				431m	North
GW113 732	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	15/07/2011	18.25	18.25				431m	North
GW113 719	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	29/07/2011	17.00	17.00				438m	North
GW113 720	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	11/08/2011	16.30	16.30				454m	North
GW113 736	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	20/07/2011	8.25	8.25				471m	North
GW113 718	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	11/08/2011	12.40	12.40				483m	North
GW112 725	10BL605 033	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	16/12/2011	7.90	7.90		2.80		493m	North
GW113 721	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	27/07/2011	18.45	18.45				501m	North
GW112 726	10BL605 033	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	16/12/2011	10.80	10.80		3.60		518m	North
GW112 727	10BL605 033	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	14/12/2011	13.30	13.30		3.40		541m	North
GW113 722	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	27/07/2011	15.45	15.45				542m	North

GW No.	Licence No	Work Type	Owner Type	Authorised Purpose	Intended Purpose	Name	Complete Date	Final Depth (m)	Drilled Depth (m)	Salinity (mg/L)			Elev (AHD)	Dist	Dir
GW113 723	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	15/09/2011	8.35	8.35					544m	North
GW113 717	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	15/08/2011	6.48	6.48					575m	North
GW113 727	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	10/08/2011	9.00	9.00					594m	North
GW113 730	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	13/07/2011	10.00	10.00					595m	North
GW075 139	10CA11 7211, 10CA11 7212, 10CA11 7213, 10CA11 7219, 10WM00 0003	Bore	Other Govt	Town Water Supply	Test Bore, Town Water Supply		16/06/2006	193.00	193.00		15.0 0	4.000		692m	North East
GW112 723	10BL605 033	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	19/12/2011	24.75	24.75		12.3 0			713m	North East
GW108 854	10BL162 878, 10BL601 906, 10WA10 6718	Bore	Private	Recreation (groundwater ), Test Bore	Recreation (groundwate r)		01/05/2008	90.00	90.00	Fresh	4.50	5.500		754m	East
GW113 729	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	14/07/2011	9.00	9.00					754m	North
GW010 779		Bore open thru rock	Private		General Use		01/05/1954	30.40	30.50	3001- 7000 ppm				767m	West
GW017 768	10BL009 938, 10WA10 5878	open	Private	General Use, Stock	General Use		01/09/1959	9.10	9.10	Good				877m	North West
GW113 728	10BL604 757	Battery Spears , Filter Pac		Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	08/08/2011	12.35	12.35					883m	North
GW028 786	10BL022 544, 10WA10 5919	open	Private	Stock	Stock		01/05/1968	55.70	55.80					927m	West
GW114 425	10BL605 255	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	14/08/2013	15.00	15.00					942m	North
GW113 725	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	09/08/2011	12.50	12.50					954m	North
GW114 426	10BL605 255	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	13/08/2013	15.00	15.00		2.30			955m	North
GW012 581	10BL004 443, 10WA10 5840	open	Private	Stock	Stock		01/11/1956	37.10	37.20	501- 1000 ppm				1023m	North
GW113 726	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	09/08/2011	10.00	10.00					1067m	North

GW No.	Licence No	Work Type	Owner Type	Authorised Purpose	Intended Purpose	Name	Complete Date	Final Depth (m)		Salinity (mg/L)			Elev (AHD)	Dist	Dir
GW113 724	10BL604 757	Bore	Local Govt	Monitoring Bore	Monitoring Bore	Wollongon g CC - Whytes Gully	11/07/2011	10.30	10.30					1080m	North
GW103 624	10BL160 061, 10WA10 6310	Bore		Domestic, Stock	Domestic, Stock		25/01/2001	60.00	60.00	1340				1092m	North West
GW108 326	10BL164 306, 10BL600 597, 10WA10 6712	Bore		Recreation (groundwater ), Test Bore	Recreation (groundwate r)		01/01/2005	54.00	54.00	Brackis h	1.00	4.400		1119m	South
GW108 033	10BL600 011, 10WA10 6475	Bore	Private	Domestic	Domestic		30/05/2006	52.00	53.00		6.00	1.500		1236m	East
GW016 480	10BL006 853, 10WA10 5864	Bore	Private	Stock	Stock		28/02/1983	41.00	41.00	Hard				1406m	North
GW114 714	10BL605 005	Bore	Other Govt	Monitoring Bore	Monitoring Bore		09/11/2011	3.50	3.50					1467m	South
GW114 713	10BL605 005	Bore	Other Govt	Monitoring Bore	Monitoring Bore		09/11/2011	3.50	3.50					1516m	South
GW114 712	10BL605 005	Bore	Other Govt	Monitoring Bore	Monitoring Bore		09/11/2011	3.50	3.50					1537m	South
GW017 381	10BL009 249	Bore open thru rock	Private	Irrigation, Stock	Irrigation			31.30	31.40					1559m	North
GW114 711	10BL605 005	Bore	Other Govt	Monitoring Bore	Monitoring Bore		09/11/2011	3.50	3.50					1559m	South
GW114 710	10BL605 005	Bore	Other Govt	Monitoring Bore	Monitoring Bore		09/11/2011	3.50	3.50					1572m	South
GW107 191	10BL164 454, 10WA10 6434	Bore	Private	Domestic	Domestic		19/12/2004	52.00	52.00		11.0 0	8.000		1620m	East
GW013 668	10BL009 161, 10WA10 5873	open	Private	Domestic, Stock	General Use		01/01/1946	57.90	57.90					1635m	South West
GW105 699	10BL161 970, 10WA10 6375	Bore	Private	Domestic	Domestic		18/02/2004	132.00	132.00		113. 00	0.040		1644m	North West
GW102 523	10BL158 961, 10WA10 6267	Bore		Domestic, Stock	Domestic, Stock		04/03/1999	102.00	102.00					1788m	North West
GW013 626	10BL008 980, 10WA10 5872	open	Private	Farming	General Use		01/08/1958	57.90	57.90					1810m	South West
GW013 023	10BL005 857, 10WA10 5854	open	Private	Domestic, Stock	Domestic, Stock		01/11/1956	15.20	15.20	501- 1000 ppm				1912m	North
GW102 289	10BL159 088, 10BL600 018, 10WA10 6684	Bore	Private	Industrial, Recreation (groundwater ), Test Bore	Industrial		10/02/1999	37.00	37.00	1600	1.00	3.480		1982m	East

Borehole Data Source : NSW Department of Primary Industries - Office of Water / Water Administration Ministerial Corporation for all bores prefixed with GW. All other bores © Commonwealth of Australia (Bureau of Meteorology) 2015. Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

# Hydrogeology & Groundwater

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Driller's Logs**

Drill log data relevant to the boreholes within the dataset buffer:

Groundwater No	Drillers Log	Distance	Direction
GW075139	0.00m-14.00m Claystone 14.00m-61.00m Siltstone 61.00m-128.00m Sandstone 128.00m-145.00m Siltstone 145.00m-162.00m Sandstone 162.00m-193.00m Siltstone	692m	North East
GW108854	0.00m-2.50m COAL, WASH FILL 2.50m-9.50m CLAY BANDS 9.50m-17.00m BLACK SANDY SHALES 17.00m-79.00m COLOURED SHALES,BROKEN BANDS 79.00m-90.00m BLACK SHALE	754m	East
GW010779	0.00m-10.06m Clay 10.06m-12.80m Rock Decomposed Water Supply 12.80m-30.48m Sandstone Marine Water Supply	767m	West
GW017768	0.00m-0.91m Topsoil 0.91m-2.43m Clay Sand 2.43m-4.87m Clay Bands 4.87m-5.79m Gravel Water Supply 5.79m-6.70m Gravel Clay 6.70m-9.14m Sandstone Yellow Water Supply	877m	North West
GW028786	0.00m-0.30m Made Ground 0.30m-20.11m Clay Gravel Mixed 20.11m-30.17m Rock Green Basaltic Water Supply 30.17m-40.23m Basalt 40.23m-55.77m Sandstone Grey Water Supply	927m	West
GW114425	0.00m-1.00m CLAY 1.00m-2.00m ROCK WEATHERED 2.00m-15.00m TUFF	942m	North
GW114426	0.00m-0.50m CLAY 0.50m-1.60m ROCK WEATHERED 1.60m-15.00m TUFF	955m	North
GW012581	0.00m-0.30m Soil 0.30m-3.04m Clay Red Yellow Plastic Gravel 3.04m-4.57m Clay Red Plastic 4.57m-5.18m Clay White Plastic Gravel 4.57m-5.18m Boulders 5.18m-8.22m Shale Sandstone 5.18m-8.22m Clay Multicoloured Gravel Plastic 8.22m-11.58m Clay Moist 11.58m-15.24m Clay Green Sandy Water Supply 11.58m-15.24m Boulders Small 15.24m-16.76m Gravel Boulder 15.24m-16.76m Gravel Boulder 15.24m-16.76m Gravel Boulder 15.24m-18.78m Sandstone Slightly Soft 22.86m-31.39m Sandstone Slightly Hard 31.39m-34.74m Sandstone Fractured Broken Water Supply 34.74m-37.18m Sandstone Light Blue Some Hard Bands Dark	1023m	North
GW103624	0.00m-6.00m ORANGE CLAY 6.00m-60.00m GREY SILTSTONE	1092m	North West
GW108326	0.00m-0.20m TOPSOIL 0.20m-3.00m SANDY CLAY 3.00m-8.00m PUGGY CLAY 8.00m-16.00m COARSE GRAVEL 16.00m-30.00m GRANITE 30.00m-42.00m BLUE SHALE 42.00m-54.00m GREY SANDSTONE	1119m	South

Groundwater No	Drillers Log	Distance	Direction
GW108033	0.00m-0.20m road bass 0.20m-2.00m coal, wash 2.00m-5.00m clay, grey 5.00m-8.00m clay, brown 8.00m-12.00m sands, gravels 12.00m-15.00m clay, orange 15.00m-52.00m shale, grey 52.00m-53.00m shale, large broken	1236m	East
GW114714	0.00m-0.30m FILL,GRAVELLY SAND,MEDIUM COARSE GRAINED BLACK 0.30m-0.60m SILT LOW PLASTICITY BROWN 0.60m-3.50m CLAY,LOW PLASTICITY,RED/BROWN MOTTLED	1467m	South
GW114713	0.00m-0.20m FILL, GRAVELLY CLAY,LOW PLASTICITY,BROWN 0.20m-0.60m FILL,SANDY CLAY LOW PLASTICITY,BROWN 0.60m-3.50m CLAY LOW PLASTICITY,BROWN,/RED/GREY MOTTLED	1516m	South
GW114712	0.00m-0.20m FILL,GRAVELLY CLAY,LOW PLASTICITY,BROWN,SOFT 0.20m-3.50m CLAY,LOW PLASTICITY,RED/BROWN,GREY MOTTLED,FIRM	1537m	South
GW017381	0.00m-13.41m Clay Stones 0.00m-13.41m Rock Decomposed 13.41m-26.82m Basalt Rock Water Supply 26.82m-28.34m Rock Water Supply 28.34m-31.39m Shale	1559m	North
GW114711	0.00m-0.30m FILL ,SAND,FINE GRAINED.BLACK 0.30m-3.50m CLAY,LOW PLASTICITY,RED/BROWN/GREY MOTTLED	1559m	South
GW114710	0.00m-0.30m FILL,SAND FINE GRAINED BLACK 0.30m-3.50m CLAY LOW PLASTICITY,RED,BROWN RED MOTTLED	1572m	South
GW107191	0.00m-0.30m topsoil 0.30m-2.00m clay, sandy 2.00m-2.20m shale, weathtered 2.20m-52.00m shale, blue	1620m	East
GW013668	0.00m-2.43m Clay Yellow 2.43m-5.48m Shale Sandy 5.48m-52.42m Rock Volcanic 52.42m-57.91m Rock Volcanic 52.42m-57.91m Shale	1635m	South West
GW105699	0.00m-3.00m clay 3.00m-26.00m sandstone, light grey 26.00m-132.00m siltstone, light	1644m	North West
GW102523	0.00m-1.00m SOIL AND CLAY 1.00m-16.00m CLAY 16.00m-24.00m CLAY AND SANDSTONE 24.00m-27.00m COAL 27.00m-42.00m SILTSTONE GREY 42.00m-45.00m SHALE 45.00m-102.00m SILTSTONE GREY	1788m	North West
GW013626	0.00m-2.43m Clay Yellow 2.43m-5.48m Shale Sandy 5.48m-44.50m Rock Volcanic 44.50m-44.59m Quartz 44.59m-52.42m Rock Volcanic 52.42m-53.64m Shale Water Supply 53.64m-57.91m Shale Rock Volcanic	1810m	South West
GW013023	0.00m-0.30m Soil 0.30m-1.52m Clay Yellow Plastic 1.52m-2.59m Coal Soft 2.59m-6.40m Clay Light Grey Yellow Slightly Sandy 6.40m-6.70m Mud Shale Bands Water Supply 6.40m-6.70m Clay 6.70m-8.22m Shale Dark Soft 8.22m-8.83m Shale Light Grey Soft 8.83m-10.97m Shale Light Grey Soft 8.83m-10.97m Shale Light Grey Fractured Water Supply 10.97m-11.88m Shale Light Grey Hard Small Dark Bands	1912m	North
GW102289	0.00m-4.00m SANDSTONE,white, coarse clay fill 4.00m-7.00m CLAY, BROWN 7.00m-8.00m CLAY, BROWN WITH IRONSTONE 8.00m-16.00m SANDSTONE WITH IRONSTONE BANDS 16.00m-29.00m SILTSTONE, BLACK AND RED OXIDE 29.00m-33.00m SILTSTONE, GREY.very fractured 33.00m-37.00m OXIDE, RED	1982m	East

Drill Log Data Source: NSW Department of Primary Industries - Office of Water / Water Administration Ministerial Corp Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

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Geology 1:100,000 261 & 178 West Dapto Road, Kembla Grange, NSW 2526



## Geology

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Geological Units**

What are the Geological Units onsite?

Symbol	Description	Unit Name	Group	Sub Group	Age	Dom Lith	Map Sheet	Dataset
Psu	red, brown, and grey lithic sandstone	Budgong Sandstone	Shoalhaven Group				Wollongong & Port Hacking	1:100,000
Qal	quartz and lithic "fluvial" sand, silt, and clay						Wollongong & Port Hacking	1:100,000

What are the Geological Units within the dataset buffer?

Symbol	Description	Unit Name	Group	Sub Group	Age	Dom Lith	Map Sheet	Dataset
Pip	interbedded lithic-sandstone, coal, carbonaceous claystone, siltstone, and claystone	Pheasants Nest Formation	Illawarra Coal Measures	Cumberland SubGroup			Wollongong & Port Hacking	1:100,000
Psu	red, brown, and grey lithic sandstone	Budgong Sandstone	Shoalhaven Group				Wollongong & Port Hacking	1:100,000
Psud	melanocratic, coarse-grained and porphyritic latite	Dapto Latite Member	Shoalhaven Group				Wollongong & Port Hacking	1:100,000
Qal	quartz and lithic "fluvial" sand, silt, and clay						Wollongong & Port Hacking	1:100,000

## **Geological Structures**

What are the Geological Structures onsite?

Feature	Name	Description	Map Sheet	Dataset
No features				1:100,000

#### What are the Geological Structures within the dataset buffer?

Feature	Name	Description	Map Sheet	Dataset
No features				1:100,000

Geological Data Source : NSW Department of Industry, Resources & Energy

 $\ensuremath{\mathbb C}$  State of New South Wales through the NSW Department of Industry, Resources & Energy

# **Naturally Occurring Asbestos Potential**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Naturally Occurring Asbestos Potential**

Naturally Occurring Asbestos Potential within the dataset buffer:

Potential	Sym	Strat Name	Group	Formation	Scale	Min Age	Max Age	Rock Type	Dom Lith	Description	Dist	Dir
No records in buffer												

Mining Subsidence District Data Source: © State of New South Wales through NSW Department of Industry, Resources & Energy

## **Soil Landscapes**





## Soils

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Soil Landscapes**

What are the onsite Soil Landscapes?

Soil Code	Name	Group	Process	Map Sheet	Scale
SWfa	FAIRY MEADOW		SWAMP	Wollongong & Port Hacking	1:100,000
WATER	WATER		WATER	Wollongong & Port Hacking	1:100,000

What are the Soil Landscapes within the dataset buffer?

Soil Code	Name	Group	Process	Map Sheet	Scale
COie	ILLAWARRA ESCARPMENT		COLLUVIAL	Wollongong & Port Hacking	1:100,000
DTxx	DISTURBED TERRAIN		DISTURBED TERRAIN	Wollongong & Port Hacking	1:100,000
REgw	GWYNNEVILLE		RESIDUAL	Wollongong & Port Hacking	1:100,000
SWfa	FAIRY MEADOW		SWAMP	Wollongong & Port Hacking	1:100,000
WATER	WATER		WATER	Wollongong & Port Hacking	1:100,000

Soils Landscapes Data Source : NSW Office of Environment and Heritage

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#### **Atlas of Australian Soils**

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## Soils

#### 261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Atlas of Australian Soils**

Soil mapping units and Australian Soil Classification orders within the dataset buffer:

Map Unit Code	Soil Order	Map Unit Description	Distance
Gb4	Dermosol	River terraces: (1) lower of dark, porous, loamy soils (Um6.11), (2) middle of (Gn2.2 and Gn2.4),(3) upper of (Dy2.41 or Dy3.41 or Dy5.41), and (4) present floodplains of various (Uc1 and Um1) soils.	0m
Me2	Dermosol	Steep hilly to mountainous with incised stream valleys: steep but more or less rounded hill slopes of brown friable earths (Gn3.21 and Gn3.22) and possibly some (Gn4) soils, in association with: at the higher altitudes, steep hill slopes of sandy soils (Uc4.2), loamy soils having an A2 horizon (Um4.2) with yellow-brown earths (Gn2.44), and possibly (Uc6.11) and (Um5.41) soils; and at the lower altitudes, moderate to steep slopes of hard acidic yellow mottled soils (Dy3 21 and Dy3.41), hard acidic red soils (Dr2.21), and yellow leached friable earths (Gn3.54); and narrow incised stream valleys of various soils including (Um6.11) and (Dy) soils. This unit is a broad one. In some areas the (Um4.2) and (Gn2.44) soils and in others the (Dy) and (Dr) soils rather than the (Gn3 soils could be dominant.	0m
Mw7	Kandosol	Steep colluvial slump slopes beneath the sandstone scarp: chief soils are acid leached red earths (Gn2.14). Associated are a variety of soils including (Gn2.44) and (Gn3.21).	196m

Atlas of Australian Soils Data Source: CSIRO

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#### **Acid Sulfate Soils**





# **Acid Sulfate Soils**

#### 261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Environmental Planning Instrument - Acid Sulfate Soils**

What is the on-site Acid Sulfate Soil Plan Class that presents the largest environmental risk?

Soil Class	Description	EPI Name
3	Works more than 1 metre below natural ground surface present an environmental risk; Works by which the watertable is likely to be lowered more than 1 metre below natural ground surface, present an environmental risk	Wollongong Local Environmental Plan 2009

If the on-site Soil Class is 5, what other soil classes exist within 500m?

Soil Class	Description	EPI Name	Distance	Direction
N/A				

Acid Sulfate Data Source Accessed 23/10/2018: NSW Crown Copyright - Planning and Environment Creative Commons 4.0 © Commonwealth of Australia https://creativecommons.org/licenses/by/4.0/

## **Atlas of Australian Acid Sulfate Soils**



# **Acid Sulfate Soils**

#### 261 & 178 West Dapto Road, Kembla Grange, NSW 2526

#### **Atlas of Australian Acid Sulfate Soils**

Atlas of Australian Acid Sulfate Soil categories within the dataset buffer:

Class	Description	Distance
В	Low Probability of occurrence. 6-70% chance of occurrence.	0m
A	High Probability of occurrence. >70% chance of occurrence.	183m
С	Extremely low probability of occurrence. 1-5% chance of occurrence with occurrences in small localised areas.	196m

Atlas of Australian Acid Sulfate Soils Data Source: CSIRO

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# **Dryland Salinity**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### **Dryland Salinity - National Assessment**

Is there Dryland Salinity - National Assessment data onsite?

No

Is there Dryland Salinity - National Assessment data within the dataset buffer?

No

What Dryland Salinity assessments are given?

Assessment 2000	Assessment 2020	Assessment 2050	Distance	Direction
N/A	N/A	N/A	N/A	N/A

Dryland Salinity Data Source : National Land and Water Resources Audit

The Commonwealth and all suppliers of source data used to derive the maps of "Australia, Forecast Areas Containing Land of High Hazard or Risk of Dryland Salinity from 2000 to 2050" do not warrant the accuracy or completeness of information in this product. Any person using or relying upon such information does so on the basis that the Commonwealth and data suppliers shall bear no responsibility or liability whatsoever for any errors, faults, defects or omissions in the information. Any persons using this information do so at their own risk.

In many cases where a high risk is indicated, less than 100% of the area will have a high hazard or risk.

## **Dryland Salinity Potential of Western Sydney**

#### Dryland Salinity Potential of Western Sydney within the dataset buffer?

Feature Id	Classification	Description	Distance	Direction
N/A	Outside Data Coverage			

Dryland Salinity Potential of Western Sydney Data Source : NSW Office of Environment and Heritage Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

# **Mining Subsidence Districts**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Mining Subsidence Districts**

#### Mining Subsidence Districts within the dataset buffer:

District	Distance	Direction
There are no Mining Subsidence Districts within the report buffer		

Mining Subsidence District Data Source: © Land and Property Information (2016) Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

# **State Environmental Planning Policy**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **State Significant Precincts**

#### What SEPP State Significant Precincts exist within the dataset buffer?

Map Id	Precinct	EPI Name	Published Date	Commenced Date	Currency Date	Amendment	Distance	Direction
N/A	No Records in Buffer							

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## **EPI Planning Zones**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526





# **Environmental Planning Instrument**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## Land Zoning

What EPI Land Zones exist within the dataset buffer?

Zone	Description	Purpose	EPI Name	Published Date	Commenced Date	Currency Date	Amendment	Distance	Direction
IN3	Heavy Industrial		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	Onsite
E3	Environmental Management		Wollongong Local Environmental Plan 2009	16/02/2018	16/02/2018	08/03/2019	Amendment No 29	0m	Onsite
IN2	Light Industrial		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	Onsite
E2	Environmental Conservation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	Onsite
SP2	Infrastructure	Railway	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	Onsite
SP2	Infrastructure	Cemetery	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	Onsite
RE2	Private Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	South East
R3	Medium Density Residential		Wollongong Local Environmental Plan 2009	16/02/2018	16/02/2018	08/03/2019	Amendment No 29	0m	West
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	0m	South West
SP2	Infrastructure	Road	Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		0m	South
SP2	Infrastructure	Cemetery	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	18m	North East
IN2	Light Industrial		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	38m	East
E2	Environmental Conservation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	44m	West
SP2	Infrastructure	Road	Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		48m	North East
RE2	Private Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		80m	East
IN2	Light Industrial		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		85m	East
R2	Low Density Residential		Wollongong Local Environmental Plan 2009	16/02/2018	16/02/2018	08/03/2019	Amendment No 29	106m	South West
IN2	Light Industrial		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	141m	North West
W2	Recreational Waterways		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		164m	South East
IN2	Light Industrial		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	171m	South West
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		187m	South East
SP2	Infrastructure	Public Utility Undertaking	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	208m	North East
SP2	Infrastructure	Sewerage System	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	334m	South West
RU2	Rural Landscape		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		344m	South
RU2	Rural Landscape		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	353m	South
E2	Environmental Conservation		Wollongong Local Environmental Plan 2009	16/02/2018	16/02/2018	08/03/2019	Amendment No 29	370m	South West
SP2	Infrastructure	Cemetery	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	386m	North East
RU2	Rural Landscape		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		393m	South

Zone	Description	Purpose	EPI Name	Published Date	Commenced Date	Currency Date	Amendment	Distance	Direction
R2	Low Density Residential		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		475m	South
B2	Local Centre		Wollongong Local Environmental Plan 2009	16/02/2018	16/02/2018	08/03/2019	Amendment No 29	520m	West
E3	Environmental Management		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		537m	South East
RU2	Rural Landscape		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		544m	North
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		602m	South
RE2	Private Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		604m	South
SP2	Infrastructure	Railway	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	604m	South West
E3	Environmental Management		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	624m	South West
E3	Environmental Management		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	643m	South
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	649m	East
RE2	Private Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	659m	South West
SP2	Infrastructure	Railway	Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		663m	East
R2	Low Density Residential		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	679m	West
RE2	Private Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	680m	North East
RU2	Rural Landscape		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	692m	South
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	770m	South
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	803m	West
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		816m	South
R2	Low Density Residential		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		819m	South
R2	Low Density Residential		Wollongong Local Environmental Plan 2009	08/03/2109	08/03/2109	08/03/2019	Amendment No 41	844m	South West
E4	Environmental Living		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		854m	North West
B1	Neighbourhood Centre		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		902m	South East
SP3	Tourist		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		925m	South East
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		941m	South
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	Amendment No 15	946m	South
E2	Environmental Conservation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		982m	North East
RE1	Public Recreation		Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019		985m	South

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### **Heritage Items**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526





## Heritage

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### **Commonwealth Heritage List**

#### What are the Commonwealth Heritage List Items located within the dataset buffer?

Place Id	Name	Address	Place File No	Class	Status	Register Date	Distance	Direction
N/A	No records in buffer							

Heritage Data Source: Australian Government Department of the Environment and Energy - Heritage Branch Creative Commons 3.0 © Commonwealth of Australia https://creativecommons.org/licenses/by/3.0/au/deed.en

### **National Heritage List**

#### What are the National Heritage List Items located within the dataset buffer? Note. Please click on Place Id to activate a hyperlink to online website.

Place Id	Name	Address	Place File No	Class	Status	Register Date	Distance	Direction
N/A	No records in buffer							

Heritage Data Source: Australian Government Department of the Environment and Energy - Heritage Branch Creative Commons 3.0 © Commonwealth of Australia https://creativecommons.org/licenses/by/3.0/au/deed.en

## **State Heritage Register - Curtilages**

#### What are the State Heritage Register Items located within the dataset buffer?

Map Id	Name	Address	LGA	Listing Date	Listing No	Plan No	Distance	Direction
N/A	No records in buffer							

Heritage Data Source: NSW Crown Copyright - Office of Environment & Heritage Creative Commons 4.0 © Commonwealth of Australia https://creativecommons.org/licenses/by/4.0/

## Environmental Planning Instrument - Heritage

#### What are the EPI Heritage Items located within the dataset buffer?

Map Id	Name	Classification	Significance	EPI Name	Published Date	Commenced Date	Currency Date	Distance	Direction
5974	St Johns Catholic Cemetery	Item - General	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	0m	Onsite
6329	Moreton Bay Fig	Item - Landscape	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	0m	Onsite
6327	Cemetery	ltem - Archaeological	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	19m	North East

Map Id	Name	Classification	Significance	EPI Name	Published Date	Commenced Date	Currency Date	Distance	Direction
6325	Barlyn homestead, gardens and dairy	Item - General	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	319m	South West
6432	Glengarry homestead	Item - General	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	359m	North
5989	Settlers Cemetery and World War II cemetery	ltem - Archaeological	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	388m	North East
	BrownsvilleHore Street, Prince Edward Drive and Brownsville Avenue	Conservation Area - General	Local	Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019	506m	South East
61061	Kembla Grange Racecourse Railway Station	Item - General	Local	Wollongong Local Environmental Plan 2009	06/06/2014	06/06/2014	08/03/2019	516m	East
6321	Former Lake Illawarra Hotel	Item - General	Local	Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019	533m	South East
5915	Osbourne Mem Church Of St Like, Former Episcopalian Ch St Luke, Cemetery, Fig Trees & Bunya Pine	Item - General	State	Wollongong Local Environmental Plan 2009	26/02/2010	26/02/2010	08/03/2019	618m	South

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### **Natural Hazards - Bush Fire Prone Land**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526





## **Natural Hazards**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Bush Fire Prone Land**

What are the nearest Bush Fire Prone Land Categories that exist within the dataset buffer?

Bush Fire Prone Land Category	Distance	Direction
Vegetation Buffer	0m	Onsite
Vegetation Category 1	Om	Onsite

NSW Bush Fire Prone Land - © NSW Rural Fire Service under Creative Commons 4.0 International Licence

## **Ecological Constraints - Vegetation & Ramsar Wetlands**



261 & 178 West Dapto Road, Kembla Grange, NSW 2526



## **Ecological Constraints**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## Native Vegetation of the Illawarra Escarpment & Coastal Plain

What Native Vegetation of the Illawarra Escarpment & Coastal Plain exists within the dataset buffer?

Veg Code	Vegetation Community	Disturbance Class	Disturbance Type	Understorey	Broad Vegetation Type	Endangered Ecological Community	Distance	Direction
MU24	Lowland Woollybutt- Melaleuca Forest	High Disturbance		Grassy	Native Vegetation	Illawarra Coastal Grassy Woodlands	0m	Onsite
MU24	Lowland Woollybutt- Melaleuca Forest	Moderate Disturbance		Melaleuca Dominant	Native Vegetation	Illawarra Coastal Grassy Woodlands	0m	Onsite
MU24	Lowland Woollybutt- Melaleuca Forest	Moderate Disturbance	Weeds	Melaleuca Dominant	Native Vegetation	Illawarra Coastal Grassy Woodlands	0m	Onsite
MU24	Lowland Woollybutt- Melaleuca Forest	Scattered Trees			Scattered Trees	Illawarra Coastal Grassy Woodlands	0m	Onsite
MU56c	Weeds and Exotics	Weeds and Exotics			Weeds and Exotics		0m	Onsite
MU57a	Artificial Wetlands	Unassessed			Wetlands		0m	Onsite
MU57f	Fig Trees	Scattered Trees			Scattered Trees		0m	Onsite
MU24	Lowland Woollybutt- Melaleuca Forest	Low Disturbance		Shrubs and Grasses	Native Vegetation	Illawarra Coastal Grassy Woodlands	17m	West
MU24	Lowland Woollybutt- Melaleuca Forest	High Disturbance	Weeds	Lantana	Native Vegetation	Illawarra Coastal Grassy Woodlands	42m	North East
MU57e	Estuarine Lagoons and Channels	Unassessed			Wetlands		153m	South East
MU56e	Modified Lands	Weeds and Exotics			Cleared		229m	East
MU23	Coastal Grassy Red Gum Forest	Scattered Trees			Scattered Trees	Illawarra Coastal Grassy Woodlands	300m	South West
MU54	Floodplain Wetland	Unassessed			Native Vegetation	Sydney Coastal Estuary Swamp Complex	350m	East
MU23	Coastal Grassy Red Gum Forest	High Disturbance		Grassy	Native Vegetation	Illawarra Coastal Grassy Woodlands	378m	South West
MU24	Lowland Woollybutt- Melaleuca Forest	Moderate Disturbance	Weeds	Shrubs and Grasses	Native Vegetation	Illawarra Coastal Grassy Woodlands	544m	North West
MU56a	Acacia Scrub	Acacia Scrub			Regenerating Vegetation		599m	North
MU36	Coastal Swamp Oak Forest	High Disturbance		Grassy	Native Vegetation	Sydney Coastal Estuary Swamp Complex	836m	South East
MU56a	Acacia Scrub	Acacia Scrub	Weeds	Not Described	Regenerating Vegetation		845m	North East
MU4	Lowland Dry- Subtropical Rainforest	High Disturbance	Weeds	Acacia Dominant	Native Vegetation		889m	North East
MU13	Moist Box-Red Gum Foothills Forest	High Disturbance		Acacia Dominant	Native Vegetation		949m	North East
MU24	Lowland Woollybutt- Melaleuca Forest	Moderate Disturbance		Grassy	Native Vegetation	Illawarra Coastal Grassy Woodlands	950m	West
MU56c	Weeds and Exotics	Weeds and Exotics	Weeds	Not Described	Weeds and Exotics		954m	North West

Native Vegetation of the Illawarra Escarpment & Coastal Plain : NSW Office of Environment and Heritage Creative Commons 3.0 © Commonwealth of Australia http://creativecommons.org/licenses/by/3.0/au/deed.en

## **Ramsar Wetlands**

What Ramsar Wetland areas exist within the dataset buffer?

Map Id	Ramsar Name	Wetland Name	Designation Date	Source	Distance	Direction
N/A	No records in buffer					

Ramsar Wetlands Data Source: © Commonwealth of Australia - Department of Environment

#### **Ecological Constraints - Groundwater Dependent Ecosystems Atlas**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526



# **Ecological Constraints**

#### 261 & 178 West Dapto Road, Kembla Grange, NSW 2526

## **Groundwater Dependent Ecosystems Atlas**

Туре	GDE Potential	Geomorphology	Ecosystem Type	Aquifer Geology	Distance
Terrestrial	High potential GDE - from regional studies	Deeply dissected sandstone plateaus.	Vegetation		0m
Terrestrial	High potential GDE - from regional studies	Deeply dissected steeply sloping plateau margin in metamorphics and granite. Bounded in the west by the Great Escarpment.	Vegetation		0m
Terrestrial	Moderate potential GDE - from regional studies	Deeply dissected sandstone plateaus.	Vegetation		0m
Terrestrial	Moderate potential GDE - from regional studies	Deeply dissected steeply sloping plateau margin in metamorphics and granite. Bounded in the west by the Great Escarpment.	Vegetation		0m
Terrestrial	Low potential GDE - from regional studies	Deeply dissected sandstone plateaus.	Vegetation		19m

Groundwater Dependent Ecosystems Atlas Data Source: The Bureau of Meteorology

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Legend NULL Site Boundary 4 8 Report Buffer 1 (Low) 5 9 2 6 10 (High) Property Boundaries 3 7 Data Sources: Property Boundaries & Topographic Data: © Department Finance, Services & Innovation 2019 Coordinate System: GDA 1994 MGA Zone 56 Scale: 1,200 100 200 1,000 40 600 Meters 800 Lotsearch Pty Ltd ABN 89 600 168 018 86

Ecological Constraints - Inflow Dependent Ecosystems Likelihood 261 & 178 West Dapto Road, Kembla Grange, NSW 2526



# **Ecological Constraints**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### Inflow Dependent Ecosystems Likelihood

Туре	IDE Likelihood	Geomorphology	Ecosystem Type	Aquifer Geology	Distance
Terrestrial	4	Deeply dissected sandstone plateaus.	Vegetation		0m
Terrestrial	4	Deeply dissected steeply sloping plateau margin in metamorphics and granite. Bounded in the west by the Great Escarpment.	Vegetation		0m
Terrestrial	5	Deeply dissected sandstone plateaus.	Vegetation		0m
Terrestrial	7	Deeply dissected sandstone plateaus.	Vegetation		0m
Terrestrial	8	Deeply dissected steeply sloping plateau margin in metamorphics and granite. Bounded in the west by the Great Escarpment.	Vegetation		0m
Terrestrial	10	Deeply dissected sandstone plateaus.	Vegetation		0m
Terrestrial	6	Deeply dissected steeply sloping plateau margin in metamorphics and granite. Bounded in the west by the Great Escarpment.	Vegetation		117m
Terrestrial	2	Deeply dissected sandstone plateaus.	Vegetation		123m
Terrestrial	9	Deeply dissected sandstone plateaus.	Vegetation		170m
Terrestrial	3	Deeply dissected sandstone plateaus.	Vegetation		254m
Terrestrial	1	Deeply dissected sandstone plateaus.	Vegetation		356m

Inflow Dependent Ecosystems Likelihood Data Source: The Bureau of Meteorology

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## **Ecological Constraints**

261 & 178 West Dapto Road, Kembla Grange, NSW 2526

### **NSW BioNet Atlas**

Species on the NSW BioNet Atlas that have a NSW or federal conservation status, a NSW sensitivity status, or are listed under a migratory species agreement, and are within 10km of the site?

Kingdom	Class	Scientific	Common	NSW Conservation Status	NSW Sensitivity Class	Federal Conservation Status	Migratory Species Agreements
Animalia	Amphibia	Heleioporus australiacus	Giant Burrowing Frog	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Amphibia	Litoria aurea	Green and Golden Bell Frog	Endangered	Not Sensitive	Vulnerable	
Animalia	Amphibia	Litoria littlejohni	Littlejohn's Tree Frog	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Amphibia	Pseudophryne australis	Red-crowned Toadlet	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Actitis hypoleucos	Common Sandpiper	Not Listed	Not Sensitive	Not Listed	Rokamba;camba; Jamba
Animalia	Aves	Anseranas semipalmata	Magpie Goose	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Apus pacificus	Fork-tailed Swift	Not Listed	Not Sensitive	Not Listed	Rokamba;camba; Jamba
Animalia	Aves	Ardea ibis	Cattle Egret	Not Listed	Not Sensitive	Not Listed	CAMBA;JAMBA
Animalia	Aves	Ardenna carneipes	Flesh-footed Shearwater	Vulnerable	Not Sensitive	Not Listed	ROKAMBA;JAMBA
Animalia	Aves	Ardenna grisea	Sooty Shearwater	Not Listed	Not Sensitive	Not Listed	CAMBA;JAMBA
Animalia	Aves	Ardenna pacificus	Wedge-tailed Shearwater	Not Listed	Not Sensitive	Not Listed	JAMBA
Animalia	Aves	Ardenna tenuirostris	Short-tailed Shearwater	Not Listed	Not Sensitive	Not Listed	ROKAMBA;JAMBA
Animalia	Aves	Arenaria interpres	Ruddy Turnstone	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Artamus cyanopterus cyanopterus	Dusky Woodswallow	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Botaurus poiciloptilus	Australasian Bittern	Endangered	Not Sensitive	Endangered	
Animalia	Aves	Calidris acuminata	Sharp-tailed Sandpiper	Not Listed	Not Sensitive	Not Listed	Rokamba;camba; Jamba
Animalia	Aves	Calidris alba	Sanderling	Vulnerable	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Calidris canutus	Red Knot	Not Listed	Not Sensitive	Endangered	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Calidris ferruginea	Curlew Sandpiper	Endangered	Not Sensitive	Critically Endangered	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Calidris melanotos	Pectoral Sandpiper	Not Listed	Not Sensitive	Not Listed	ROKAMBA;JAMBA
Animalia	Aves	Calidris ruficollis	Red-necked Stint	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Calidris tenuirostris	Great Knot	Vulnerable	Not Sensitive	Critically Endangered	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Callocephalon fimbriatum	Gang-gang Cockatoo	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Calonectris leucomelas	Streaked Shearwater	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Calyptorhynchus lathami	Glossy Black- Cockatoo	Vulnerable	Category 2	Not Listed	
Animalia	Aves	Certhionyx variegatus	Pied Honeyeater	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Charadrius leschenaultii	Greater Sand- plover	Vulnerable	Not Sensitive	Vulnerable	ROKAMBA;CAMBA; JAMBA

Kingdom	Class	Scientific	Common	NSW Conservation Status	NSW Sensitivity Class	Federal Conservation Status	Migratory Species Agreements
Animalia	Aves	Charadrius mongolus	Lesser Sand- plover	Vulnerable	Not Sensitive	Endangered	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Chlidonias leucopterus	White-winged Black Tern	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Circus assimilis	Spotted Harrier	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Coracina lineata	Barred Cuckoo- shrike	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Daphoenositta chrysoptera	Varied Sittella	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Dasyornis brachypterus	Eastern Bristlebird	Endangered	Category 2	Endangered	
Animalia	Aves	Diomedea exulans	Wandering Albatross	Endangered	Not Sensitive	Endangered	JAMBA
Animalia	Aves	Egretta sacra	Eastern Reef Egret	Not Listed	Not Sensitive	Not Listed	CAMBA
Animalia	Aves	Ephippiorhynchus asiaticus	Black-necked Stork	Endangered	Not Sensitive	Not Listed	
Animalia	Aves	Epthianura albifrons	White-fronted Chat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Gallinago hardwickii	Latham's Snipe	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Glossopsitta pusilla	Little Lorikeet	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Grantiella picta	Painted Honeyeater	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Aves	Gygis alba	White Tern	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Haematopus fuliginosus	Sooty Oystercatcher	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Haematopus longirostris	Pied Oystercatcher	Endangered	Not Sensitive	Not Listed	
Animalia	Aves	Haliaeetus leucogaster	White-bellied Sea-Eagle	Vulnerable	Not Sensitive	Not Listed	CAMBA
Animalia	Aves	Hieraaetus morphnoides	Little Eagle	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Hirundapus caudacutus	White-throated Needletail	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Hydroprogne caspia	Caspian Tern	Not Listed	Not Sensitive	Not Listed	CAMBA;JAMBA
Animalia	Aves	Ixobrychus	Black Bittern	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Lathamus discolor	Swift Parrot	Endangered	Category 3	Critically Endangered	
Animalia	Aves	Limicola falcinellus	Broad-billed Sandpiper	Vulnerable	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Limosa lapponica	Bar-tailed Godwit	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Limosa limosa	Black-tailed Godwit	Vulnerable	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Lophoictinia isura	Square-tailed Kite	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Macronectes	Southern Giant Petrel	Endangered	Not Sensitive	Endangered	
Animalia	Aves	Macronectes halli	Northern Giant- Petrel	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Aves	Melithreptus gularis gularis	Black-chinned Honeyeater (eastern subspecies)	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Neophema pulchella	Turquoise Parrot	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Ninox connivens	Barking Owl	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Ninox strenua	Powerful Owl	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Numenius madagascariensi s	Eastern Curlew	Not Listed	Not Sensitive	Critically Endangered	ROKAMBA;CAMBA; JAMBA

Kingdom	Class	Scientific	Common	NSW Conservation Status	NSW Sensitivity Class	Federal Conservation Status	Migratory Species Agreements
Animalia	Aves	Numenius phaeopus	Whimbrel	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Oxyura australis	Blue-billed Duck	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Pachycephala olivacea	Olive Whistler	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Pandion cristatus	Eastern Osprey	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Petroica boodang	Scarlet Robin	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Petroica phoenicea	Flame Robin	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Petroica rodinogaster	Pink Robin	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Phaethon lepturus	White-tailed Tropicbird	Not Listed	Not Sensitive	Not Listed	CAMBA;JAMBA
Animalia	Aves	Plegadis falcinellus	Glossy Ibis	Not Listed	Not Sensitive	Not Listed	CAMBA
Animalia	Aves	Pluvialis fulva	Pacific Golden Plover	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Pluvialis squatarola	Grey Plover	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Polytelis swainsonii	Superb Parrot	Vulnerable	Category 3	Vulnerable	
Animalia	Aves	Pterodroma leucoptera leucoptera	Gould's Petrel	Vulnerable	Not Sensitive	Endangered	
Animalia	Aves	Ptilinopus magnificus	Wompoo Fruit- Dove	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Ptilinopus regina	Rose-crowned Fruit-Dove	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Ptilinopus superbus	Superb Fruit- Dove	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Puffinus assimilis	Little Shearwater	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Rostratula australis	Australian Painted Snipe	Endangered	Not Sensitive	Endangered	
Animalia	Aves	Stercorarius parasiticus	Arctic Jaeger	Not Listed	Not Sensitive	Not Listed	ROKAMBA;JAMBA
Animalia	Aves	Sterna hirundo	Common Tern	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Sternula albifrons	Little Tern	Endangered	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Stictonetta naevosa	Freckled Duck	Vulnerable	Not Sensitive	Not Listed	
Animalia	Aves	Thalassarche melanophris	Black-browed Albatross	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Aves	Thinornis rubricollis	Hooded Plover	Critically Endangered	Not Sensitive	Vulnerable	
Animalia	Aves	Tringa brevipes	Grey-tailed Tattler	0	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Tringa incana	Wandering Tattler	Not Listed	Not Sensitive	Not Listed	JAMBA
Animalia	Aves	Tringa nebularia	Common Greenshank	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Tringa stagnatilis	Marsh Sandpiper	Not Listed	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Aves	Tyto longimembris	Eastern Grass Owl	Vulnerable	Category 3	Not Listed	5. WHE (
Animalia	Aves	Tyto	Masked Owl	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Tyto tenebricosa	Sooty Owl	Vulnerable	Category 3	Not Listed	
Animalia	Aves	Xenus cinereus	Terek Sandpiper	Vulnerable	Not Sensitive	Not Listed	ROKAMBA;CAMBA; JAMBA
Animalia	Insecta	Petalura gigantea	Giant Dragonfly	Endangered	Not Sensitive	Not Listed	
Animalia	Mammalia	Arctocephalus forsteri	New Zealand Fur- seal	Vulnerable	Not Sensitive	Not Listed	

Kingdom	Class	Scientific	Common	NSW Conservation Status	NSW Sensitivity Class	Federal Conservation Status	Migratory Species Agreements
Animalia	Mammalia	Arctocephalus pusillus doriferus	Australian Fur- seal	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Cercartetus nanus	Eastern Pygmy- possum	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Chalinolobus dwyeri	Large-eared Pied Bat	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Mammalia	Dasyurus maculatus	Spotted-tailed Quoll	Vulnerable	Not Sensitive	Endangered	
Animalia	Mammalia	Dasyurus viverrinus	Eastern Quoll	Endangered	Not Sensitive	Endangered	
Animalia	Mammalia	Dugong dugon	Dugong	Endangered	Not Sensitive	Not Listed	
Animalia	Mammalia	Eubalaena australis	Southern Right Whale	Endangered	Not Sensitive	Endangered	
Animalia	Mammalia	Falsistrellus tasmaniensis	Eastern False Pipistrelle	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Megaptera novaeangliae	Humpback Whale	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Mammalia	Miniopterus australis	Little Bentwing- bat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Miniopterus schreibersii oceanensis	Eastern Bentwing-bat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Mormopterus norfolkensis	Eastern Freetail- bat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Myotis macropus	Southern Myotis	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Petauroides volans	Greater Glider	Not Listed	Not Sensitive	Vulnerable	
Animalia	Mammalia	Petaurus australis	Yellow-bellied Glider	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Petaurus norfolcensis	Squirrel Glider	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Petrogale penicillata	Brush-tailed Rock-wallaby	Endangered	Not Sensitive	Vulnerable	
Animalia	Mammalia	Phascolarctos cinereus	Koala	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Mammalia	Physeter macrocephalus	Sperm Whale	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Pteropus poliocephalus	Grey-headed Flying-fox	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Mammalia	Saccolaimus flaviventris	Yellow-bellied Sheathtail-bat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Scoteanax rueppellii	Greater Broad- nosed Bat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Mammalia	Vespadelus troughtoni	Eastern Cave Bat	Vulnerable	Not Sensitive	Not Listed	
Animalia	Reptilia	Antaresia stimsoni	Stimson's Python	Vulnerable	Not Sensitive	Not Listed	
Animalia	Reptilia	Aspidites ramsayi	Woma	Vulnerable	Not Sensitive	Not Listed	
Animalia	Reptilia	Caretta caretta	Loggerhead Turtle	Endangered	Not Sensitive	Endangered	
Animalia	Reptilia	Chelonia mydas	Green Turtle	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Reptilia	Eretmochelys imbricata	Hawksbill Turtle	Not Listed	Not Sensitive	Vulnerable	
Animalia	Reptilia	Hoplocephalus bungaroides	Broad-headed Snake	Endangered	Category 2	Vulnerable	
Animalia	Reptilia	Suta flagellum	Little Whip Snake	Vulnerable	Not Sensitive	Not Listed	
Animalia	Reptilia	Uvidicolus sphyrurus	Border Thick- tailed Gecko	Vulnerable	Not Sensitive	Vulnerable	
Animalia	Reptilia	Varanus rosenbergi	Rosenberg's Goanna	Vulnerable	Not Sensitive	Not Listed	
Plantae	Flora	Arthropteris palisotii	Lesser Creeping Fern	Endangered	Category 3	Not Listed	
Plantae	Flora	Chorizema parviflorum	Eastern Flame Pea	Endangered Population	Not Sensitive	Not Listed	

Kingdom	Class	Scientific	Common	NSW Conservation Status	NSW Sensitivity Class	Federal Conservation Status	Migratory Species Agreements
Plantae	Flora	Cynanchum elegans	White-flowered Wax Plant	Endangered	Not Sensitive	Endangered	
Plantae	Flora	Daphnandra johnsonii	Illawarra Socketwood	Endangered	Not Sensitive	Endangered	
Plantae	Flora	Epacris purpurascens var. purpurascens		Vulnerable	Not Sensitive	Not Listed	
Plantae	Flora	Eucalyptus nicholii	Narrow-leaved Black Peppermint	Vulnerable	Not Sensitive	Vulnerable	
Plantae	Flora	Eucalyptus scoparia	Wallangarra White Gum	Endangered	Not Sensitive	Vulnerable	
Plantae	Flora	Gossia acmenoides	Scrub Ironwood	Endangered Population	Not Sensitive	Not Listed	
Plantae	Flora	Grevillea raybrownii		Vulnerable	Not Sensitive	Not Listed	
Plantae	Flora	Irenepharsus trypherus	Illawarra Irene	Endangered	Not Sensitive	Endangered	
Plantae	Flora	Lespedeza juncea subsp. sericea		Endangered Population	Not Sensitive	Not Listed	
Plantae	Flora	Leucopogon exolasius	Woronora Beard- heath	Vulnerable	Not Sensitive	Vulnerable	
Plantae	Flora	Macadamia integrifolia	Macadamia Nut	Not Listed	Not Sensitive	Vulnerable	
Plantae	Flora	Parsonsia dorrigoensis	Milky Silkpod	Vulnerable	Not Sensitive	Endangered	
Plantae	Flora	Persoonia glaucescens	Mittagong Geebung	Endangered	Not Sensitive	Vulnerable	
Plantae	Flora	Pimelea curviflora var. curviflora		Vulnerable	Not Sensitive	Vulnerable	
Plantae	Flora	Pimelea spicata	Spiked Rice- flower	Endangered	Not Sensitive	Endangered	
Plantae	Flora	Pterostylis gibbosa	Illawarra Greenhood	Endangered	Category 2	Endangered	
Plantae	Flora	Pultenaea aristata	Prickly Bush-pea	Vulnerable	Not Sensitive	Vulnerable	
Plantae	Flora	Rhodamnia rubescens	Scrub Turpentine	Critically Endangered	Not Sensitive	Not Listed	
Plantae	Flora	Sarcochilus fitzgeraldii	Ravine Orchid	Vulnerable	Category 2	Vulnerable	
Plantae	Flora	Senna acclinis	Rainforest Cassia	Endangered	Not Sensitive	Not Listed	
Plantae	Flora	Solanum celatum		Endangered	Not Sensitive	Not Listed	
Plantae	Flora	Syzygium paniculatum	Magenta Lilly Pilly	Endangered	Not Sensitive	Vulnerable	
Plantae	Flora	Zieria granulata	Illawarra Zieria	Endangered	Not Sensitive	Endangered	

Data does not include NSW category 1 sensitive species.

NSW BioNet: © State of NSW and Office of Environment and Heritage Data obtained 17/06/2019

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# APPENDIX



## LAND TITLES SEARCH RESULTS



### ADVANCE LEGAL SEARCHERS PTY LTD

(ACN 147 943 842) ABN 82 147 943 842

18/36 Osborne Road, Manly NSW 2095 
 Telephone:
 +612
 9977
 6713

 Mobile:
 0412
 169
 809

 Email:
 search@alsearchers.com.au

17<sup>th</sup> June 2019

LOTSEARCH PTY LTD Level 3, 68 Alfred Street, MILSONS POINT, NSW 2061

#### Attention: Rosemary Hulak,

RE:

#### 261 & 178 West Dapto Road, Kembla Grang Reference: LS006807\_EP

Note 1:	Lot 1002	DP 1192327	(Page 1)
Note 2:	Lot 1	DP 588140	(Page 4)
Note 3:	Lot 2	DP 230137	(Page 8)

Note 1:

## **Current Search**

Folio Identifier 1002/1192327 (title attached) DP 1192327 (plan attached) Dated 14<sup>th</sup> June 2019 Registered Proprietor: **BLUESCOPE STEEL (AIS) PTY LTD** 

## Title Tree Lot 1002 DP 1192327

Folio Identifier 1002/1192327

Folio Identifier 1/588141

Certificate of Title Volume 13448 Folio 82

IVA 24667

Conveyance Book 2606 No. 176

Conveyance Book 2448 No. 301

Conveyance Book 1883 No. 909

**(a)** 

\*\*\*\*

**(b)** 

Conveyance Book 196 No. 556

Conveyance Book 1565 No. 728

Conveyance Book 920 No. 629

\*\*\*\*

Part Portion 37 Parish Kembla Granted to John Barrett 30<sup>th</sup> September 1839 & Part Portion 31 Parish Kembla Granted to Elizabeth Cray 18<sup>th</sup> May 1843

#### -3-

## Summary of Proprietor(s) Lot 1002 DP 1192327

Year

**Proprietor(s)** 

	(Lot 1002 DP 1192327)
2014 - todate	Bluescope Steel (AIS) Pty Ltd
	(Lot 1 DP 588141)
2014 - 2014	Bluescope Steel (AIS) Pty Ltd
	(formerly BHP Steel (AIS) Pty Limited)
1998 - 2014	BHP Steel (AIS) Pty Limited
	(formerly Australian Iron & Steel Proprietary Limited)
1988 - 1998	Australian Iron & Steel Proprietary Limited
	(Lot 1 DP 588141 – CTVol 13448 Fol 82)
1977 – 1988	Australian Iron & Steel Proprietary Limited
	(Part Portions 37 & 31 & Lots 4 & 1 Parish Kembla – Area 86
	Acres 3 Roods 35 <sup>1</sup> / <sub>4</sub> Perches & 46 Acres 1 Rood & 20 Acres 2
	Roods 16 1/2 Perches – Conv Bk 2606 No. 176)
1961 – 1977	Australian Iron & Steel Proprietary Limited
	(Part Portions 37 & 31 & Lots 4 & 1 Parish Kembla – Area 86
	Acres 3 Roods 35 <sup>1</sup> / <sub>4</sub> Perches & 46 Acres 1 Rood & 20 Acres 2
	Roods 16 1/2 Perches – Conv Bk 2448 No. 301)
1958 – 1961	Goldsbrough Mort and Company Limited
	(Part Portions 37 & 31 Parish Kembla – Conv Bk 1883 No. 909)
1940 - 1958	James Ernest Griffin, farmer

See Notes (a) & (b)

#### Note (a)

	(Part Portion 37 Parish Kembla – Area 72 Acres – Conv Bk 1565 No. 728)
1929 - 1940	Timothy O'Brien, farmer
	(Part Portion 37 Parish Kembla – Area 72 Acres – Conv Bk 920
	No. 629)
1910 - 1929	James Marceau, labourer

\*\*\*\*

## Note (b)

	(Part Portion 31 Parish Kembla – Area 100 Acres – Conv Bk 196 No. 556)
1879 - 1940	Timothy O'Brien, farmer

#### Note 2:

### **Current Search**

-4-

Folio Identifier 1/588140 (title attached) DP 588140 (plan attached) Dated 14<sup>th</sup> June 2019 **Registered Proprietor: BHP STEEL (AIS) PTY LIMITED** 

## **Title Tree** Lot 1 DP 588140

Folio Identifier 1/588140

Certificate of Title Volume 13448 Folio 81

#### IVA 24689

**(a)** 

Conveyance Book 2606 No. 168

Conveyance Book 2450 No, 130

Conveyance Book 2262 No. 557

(ai)

(aii)

(aiii)

Conv Book 1217 No. 765

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Conv Book 1639 No. 162

Conv Book 196 No. 556

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**(b)** 

Conveyance Book 2606 No. 167

Conveyance Book 1978 No. 381

Acknowledgement Book 911 No. 365

Conveyance Book 857 No. 485

Part Portion 37 Parish Kembla Granted to John Barrett 30<sup>th</sup> September 1839 & Part Portion 31 Parish Kembla Granted to Elizabeth Cray 18<sup>th</sup> May 1843 & Part Portion 32 Parish Kembla Granted to Francis O'Brien 30<sup>th</sup> December 1839 & Part Portion 28 Parish Kembla Granted to James Mitchell 30<sup>th</sup> December 1839

\*\*\*\*

## Summary of Proprietor(s) Lot 1 DP 588140

Year

**Proprietor(s)** 

	(Lot 1 DP 588140)
1998 – todate	BHP Steel (AIS) Pty Limited
	(formerly Australian Iron & Steel Proprietary Limited)
1988 - 1998	Australian Iron & Steel Proprietary Limited
	(Lot 1 DP 588140 – CTVol 13448 Fol 81)
1977 – 1988	Australian Iron & Steel Proprietary Limited

See Notes (a) & (b)

Note (a)

	(Part Portions 28, 31 & 37 Parish Kembla – Area 50 Acres 2 Roods 19 <sup>1</sup> / <sub>4</sub> Perches – Conv Bk 2606 No. 168)
1961 – 1977	Australian Iron & Steel Proprietary Limited
	(Part Portions 28, 31 & 37 Parish Kembla – Area 50 Acres 2
	Roods 19 <sup>1</sup> / <sub>4</sub> Perches – Conv Bk 2450 No. 130)
1958 – 1961	Goldsbrough Mort and Company Limited
	(Part Portions 28, 31 & 37 Parish Kembla – Area 50 Acres 2
	Roods 19 <sup>1</sup> / <sub>4</sub> Perches – Conv Bk 2262 No. 557)
1953 – 1958	William Norman Gorrell, farmer
1945 – 1953	Mary O'Brien, spinster / executrix
	Dorothy O'Brien, spinster / executrix
	Timothy O'Brien, estate

See Notes (ai), (aii) & (aiii)

#### Note (ai)

	(Part Portion 37 Parish Kembla – Area 4 Acres – Conv Bk 1217
	No. 765)
1920 - 1945	Timothy O'Brien, farmer

\*\*\*\*

#### Note (aii)

	(Part Portion 28 Parish Kembla – Area 5 Acres – Conv Bk 1639
	No. 162)
1932 – 1945	Timothy O'Brien, farmer
1913 – 1932	Sophia Edith Marshall, spinster / beneficiary
	Emma Broughton Marshall, estate
1906 - 1913	Emma Broughton Marshall, widow / executrix
	Benjamin Marshall, estate

\*\*\*\*

## Note (aiii)

	(Part Portion 31 Parish Kembla – Area 100 Acres – Conv Bk 196
	No. 556)
1879 – 1945	Timothy O'Brien, farmer

Note (b)

	(Part Portions 32 Parish Kembla also known as Allotment 8 of
	the Veteran's Allotments – Area 100 Acres – Conv Bk 2606 No.
	167)
1961 – 1977	Australian Iron & Steel Proprietary Limited
	(Part Portions 32 Parish Kembla also known as Allotment 8 of
	the Veteran's Allotments – Area 100 Acres – Conv Bk 2450 No.
	129)
1958 – 1961	Goldsbrough Mort and Company Limited
	(Part Portions 32 Parish Kembla also known as Allotment 8 of
	the Veteran's Allotments – Area 100 Acres – Conv Bk 1978 No.
	381)
1946 - 1958	Beryl Evelyn Harshaw, wife of Andrew Harshaw
1944 – 1946	Mary Margaret Taylor, widow / executrix
	Samuel Brown Taylor, estate
	(Part Portions 32 Parish Kembla also known as Allotment 8 of
	the Veteran's Allotments – Acknowledgement Bk 911 No. 365)
1910 – 1944	Samuel Brown Taylor, farmer / beneficiary
	Maria Taylor, estate
	(Part Portions 32 Parish Kembla also known as Allotment 8 of
	the Veteran's Allotments – Area 100 Acres – Conv Bk 857 No.
	485)
1908 - 1910	Maria Taylor, wife of Edward Taylor, farmer

Note 3:

### **Current Search**

Folio Identifier 2/230137 (title attached) DP 230137 (plan attached) Dated 14<sup>th</sup> June 2019 Registered Proprietor: **BHP STEEL (AIS) PTY LIMITED** 

## Title Tree Lot 2 DP 230137

Folio Identifier 2/230137

Certificate of Title Volume 10517 Folio 43

Certificate of Title Volume 7806 Folio 239

Certificate of Title Volume 1176 Folio 4

PA 9326

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**Part Portion 10 Parish Kembla** Granted to John Eyde Manning 31<sup>st</sup> May 1841

# Summary of proprietor(s) Lot 2 DP 230137

## Year

## Proprietor

	(Lot 2 DP 230137)
1998 – todate	BHP Steel (AIS) Pty Limited
	(formerly Australian Iron & Steel Proprietary Limited)
1988 – 1998	Australian Iron & Steel Proprietary Limited
	(Lot 2 DP 230137 – CTVol 10517 Fol 43)
1967 – 1988	Australian Iron and Steel Proprietary Limited
	(Portion 10 Parish Kembla – Area 84 Acres 3 Roods – CTVol 7806
	Fol 239)
1962 – 1967	Australian Iron and Steel Proprietary Limited
1959 - 1962	Goldbrough Mort and Company Limited
1959 - 1959	Annie Louisa Monie, widow
	William Francis Monie, newsagent
	Stephen Monie, storeman
	(Portion 10 Parish Kembla – Area 84 Acres 3 Roods – CTVol 1176
	Fol 4)
1953 – 1959	Annie Louisa Monie, widow
	William Francis Monie, newsagent
	Stephen Monie, storeman
1945 - 1953	William Francis Monie, dairy farmer
1937 – 1945	Raymond Augustine Byron, farmer
1929 – 1937	William James Robinson, farmer
1928 - 1929	Thomas Oliver Charlton, farmer
	Walter Marshall Charlton, miner
1910 - 1928	Walter Charlton, farmer
1895 - 1910	Louisa Harvey, widow



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$\checkmark$	SERVICES	LGA : WOLLONGONG	C	ounty : CAMDEN	
		Status	Surv/Comp	Purpose	
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	NSW GAZ.	17-11-1			
		. 180052 GOV. GAZ. 17-11-198			I LAND GOV. GAZ.
		IO 857 (323-823189 AND 562-	771098); ERRATUM GOV. GA	Z. 8-3-2002 FOLIO 1485	
t(s): 112					
<b>7</b>	NSW GAZ.	17-11- <sup>،</sup> 180052 GOV. GAZ. 17-11-198 .			
		ND 562-771098); ERRATUM G			15-2-2002 FOLIO 6
795839					
t(s): 1					
	DP1252235	PRE-ALLOCATED	UNAVAILABLE	SUBDIVISION	
9	DP1252236	PRE-ALLOCATED	UNAVAILABLE	SUBDIVISION	
	DP1252237	PRE-ALLOCATED	UNAVAILABLE	SUBDIVISION	
P823189	)				
t(s): 323					
	NSW GAZ.	.15-02-2 180052 GOV. GAZ. 17-11-198 .		Folio : 857	2000 202 TO I) 7
		DP771098);ERRATUM GOV. G		. GAZ. 15-2-2002 FOLIO 83	67 (LUT 323 DF023
P823270					
t(s): 562					
	DP855532	REGISTERED	SURVEY	EASEMENT	
t(s): 561					
	DP267423	REGISTERED	COMPILATION	PIPELINES ACT, <sup>2</sup>	
	DP1002748	REGISTERED	SURVEY	PIPELINES ACT, 7	1967
	<b>`</b>				
P858690	)				
2858690 t(s): 2	-				1007
9858690 t(s): 2	DP267423	REGISTERED	COMPILATION	PIPELINES ACT,	
2858690 t(s): 2	DP267423 DP1016609	REGISTERED	SURVEY	PIPELINES ACT, 1	
P858690 t(s): 2	DP267423 DP1016609 DP1086802	REGISTERED REGISTERED	SURVEY SURVEY	PIPELINES ACT, <sup>7</sup> EASEMENT	
2858690 t(s): 2	DP267423 DP1016609 DP1086802 DP1129489	REGISTERED	SURVEY	PIPELINES ACT, 1	
2858690 t(s): 2 2 2 2 100872	DP267423 DP1016609 DP1086802 DP1129489	REGISTERED REGISTERED	SURVEY SURVEY	PIPELINES ACT, <sup>7</sup> EASEMENT	
2858690 t(s): 2 2 2 2 100872 t(s): 3	DP267423 DP1016609 DP1086802 DP1129489 23	REGISTERED REGISTERED	SURVEY SURVEY	PIPELINES ACT, <sup>7</sup> EASEMENT	
2858690 (s): 2 (s): 2 (s): 2 (s): 2 (s): 3	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235	REGISTERED REGISTERED REGISTERED	SURVEY SURVEY SURVEY	PIPELINES ACT, EASEMENT EASEMENT	
2858690 ((s): 2 2 2100872 ((s): 3 2	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252235 DP1252236	REGISTERED REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION	
858690 ((s): 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235	REGISTERED REGISTERED REGISTERED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION	
P858690 t(s): 2 P100872 t(s): 3 U t(s): 4	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252235 DP1252236	REGISTERED REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION	
P858690 t(s): 2 P100872 t(s): 3 t(s): 4	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252236 DP1252237 DP1252237	REGISTERED REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION SUBDIVISION	
P858690 t(s): 2 P100872 t(s): 3 t(s): 4 P111846 t(s): 1	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252236 DP1252237 DP1252237 DP1214321	REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION SUBDIVISION SUBDIVISION	
P858690 t(s): 2 P100872 t(s): 3 t(s): 4 P111846 t(s): 1	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252236 DP1252237 DP1214321 03 DP718106	REGISTERED REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION SUBDIVISION	
P858690 t(s): 2 P100872 t(s): 3 t(s): 3 P111846 t(s): 1 P111850	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252236 DP1252237 DP1214321 33 DP718106 05	REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION SUBDIVISION SUBDIVISION	
P858690 t(s): 2 P100872 t(s): 3 P100872 t(s): 3 P111846 t(s): 4 P111846 t(s): 1 P114850 t(s): 402	DP267423 DP1016609 DP1086802 DP1129489 23 DP1252235 DP1252236 DP1252237 DP1214321 33 DP718106 05	REGISTERED REGISTERED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED PRE-ALLOCATED	SURVEY SURVEY SURVEY UNAVAILABLE UNAVAILABLE UNAVAILABLE	PIPELINES ACT, EASEMENT EASEMENT SUBDIVISION SUBDIVISION SUBDIVISION SUBDIVISION	

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 ACTIVITY PRIOR TO SEPTEMBER 2002 you must refer to the RGs Charting and Reference Maps.

NSW REGISTRY	Locality : KEMBL	A GRANGE		Parish : KEMBLA	L Contraction of the second
SERVICES	LGA : WOLLONG	ONG		County : CAMDE	Ν
	Status	;	Surv/Comp	Purpos	se
s): 401					
🖳 DP1192672	REGISTER	RED S	SURVEY	EASEN	1ENT
s): 401, 402					
🖳 DP230137	HISTORIC		SURVEY	SUBDI	
🖳 DP1133501	HISTORIC	AL S	SURVEY	SUBDI	VISION
163984					
s): 1 💯 CA158072 - L0	T 1 DD1162094				
183012	JI I DE 1103904				
s): 1, 2, 3, 4					
DP229044	HISTORIC	AL S	SURVEY	OLD SY	YSTEM CONVERSION
s): 1					
NSW GAZ. DEDICATED F LOT 1 DP1183	UBLIC ROAD	19-09-2014		Folio : 3250	0
189188					
s): <u>42</u>					
🐙 CA169095 - LO	OT 42 DP1189188				
192033					
s): 202 IP261623	HISTORIC	A1 0	SURVEY	SUBDI	
				SUBDI	
DP718106	HISTORIC		SURVEY		
DP1118463	HISTORIC		SURVEY	SUBDI	
🧕 DP1201777	REGISTER		SURVEY	SUBDI	
🦳 DP1214321	PRE-ALLC		UNAVAILABLE	SUBDI	
DP1252247	REGISTER	RED	SURVEY	EASEM	1ENT
👼 CA121509 - LO	DT 2 DP1118463				
192327					
s): 1001 I DP1231632	PRE-ALLC		UNAVAILABLE	SUBDI	
s): 1001, 1002	FRE-ALLC	CATED	UNAVAILADLE	30601	VISION
DP588141	HISTORIC	AI	SURVEY	SUBDI	VISION
201777			OURVET	CODDI	
s): 1030, 1031, 1032,					)48, 1049, 1050, 1051, 1052, 1 71, 1072, 1073, 1074, 1083, 10
🖳 DP261623	HISTORIC	AL S	SURVEY	SUBDI	VISION
🖳 DP718106	HISTORIC	AL S	SURVEY	SUBDI	VISION
🖳 DP1118463	HISTORIC	AL S	SURVEY	SUBDI	VISION
🖳 DP1192033	HISTORIC	AL S	SURVEY	SUBDI	VISION
殬 CA121509 - LO	DT 2 DP1118463				
222959					
s): 1, 2				<b></b>	
	HISTORIC		SURVEY	SUBDI	
P261623			SURVEY	SUBDI	
🧕 DP718106	HISTORIC	A1 (	SURVEY	SUBDI	VISION
DP718106 DP1118463	HISTORIC				
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> </ul>	HISTORIC HISTORIC	AL S	SURVEY	SUBDI	
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> </ul>	HISTORIC HISTORIC HISTORIC	AL S	SURVEY SURVEY	SUBDI SUBDI	
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LO</li> </ul>	HISTORIC HISTORIC HISTORIC	AL S			
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LO</li> <li>222960</li> </ul>	HISTORIC HISTORIC HISTORIC	AL S			
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LO</li> <li>222960</li> <li>s): 1, 2</li> </ul>	HISTORIC HISTORIC HISTORIC DT 2 DP1118463	AL S	SURVEY	SUBDI	VISION
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LO</li> <li>222960</li> <li>s): 1, 2</li> <li>DP261623</li> </ul>	HISTORIC HISTORIC HISTORIC DT 2 DP1118463 HISTORIC	AL S	SURVEY	SUBDIN	VISION
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LC</li> <li>222960</li> <li>s): 1, 2</li> <li>DP261623</li> <li>DP718106</li> </ul>	HISTORIC HISTORIC HISTORIC OT 2 DP1118463 HISTORIC HISTORIC	AL S AL S AL S	SURVEY SURVEY SURVEY	SUBDI SUBDI SUBDI	VISION VISION VISION
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LO</li> <li>222960</li> <li>s): 1, 2</li> <li>DP261623</li> <li>DP718106</li> <li>DP1118463</li> </ul>	HISTORIC HISTORIC DT 2 DP1118463 HISTORIC HISTORIC HISTORIC	AL S AL S AL S AL S AL S	SURVEY SURVEY SURVEY SURVEY	SUBDIN SUBDIN SUBDIN SUBDIN	VISION VISION VISION VISION
<ul> <li>DP718106</li> <li>DP1118463</li> <li>DP1192033</li> <li>DP1201777</li> <li>CA121509 - LC</li> <li>222960</li> <li>s): 1, 2</li> <li>DP261623</li> <li>DP718106</li> </ul>	HISTORIC HISTORIC HISTORIC OT 2 DP1118463 HISTORIC HISTORIC	AL S AL S AL S AL S AL S	SURVEY SURVEY SURVEY	SUBDI SUBDI SUBDI	VISION VISION VISION VISION VISION

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 ACTIVITY PRIOR TO SEPTEMBER 2002 you must refer to the RGs Charting and Reference Maps.

		Cadastral Rec	ords Enqu	<u>uiry Report : L</u>	<u>ot 1 DP 588140</u>	Ref : NOUSER
NSW	LAND REGISTRY	Locality : KEMBLA	GRANGE		Parish : KEMBLA	
	SERVICES	LGA : WOLLONGO	NG		County : CAMDEN	
		Status		Surv/Comp	Purpose	
DP122355	2					
Lot(s): 2						
	DP261623	HISTORICAL		SURVEY	SUBDIVISION	
<u>e</u> 1	DP718106	HISTORICAL		SURVEY	SUBDIVISION	
	DP1118463	HISTORICAL	-	SURVEY	SUBDIVISION	
<u>e</u> 1	DP1192033	HISTORICAL	-	SURVEY	SUBDIVISION	
<u>e</u> 1	DP1201777	HISTORICAL	-	SURVEY	SUBDIVISION	
<b>2</b>	CA121509 - LO	T 2 DP1118463				
DP1232422	2					
Lot(s): 1						
	DP58522	HISTORICAL		SURVEY	UNRESEARCH	ED
	DP708258	HISTORICAL	-	SURVEY	SUBDIVISION	
	DP1022266	HISTORICAL		SURVEY	SUBDIVISION	
	DP1079122	HISTORICAL	-	SURVEY	ROADS ACT, 1	993
DP124332	-					
Lot(s): 100						A 1
	DP770451	HISTORICAL	-	COMPILATION	DEPARTMENT	AL
Road Bolygon Id	(s): 161701435					
	CA101582 - LO	T 1 DP152891				
	NSW GAZ.	1 102001	05-12-2008		Folio : 11883	
.*7		JBLIC ROAD	00 12 2000		1010 111000	
	LOT 1 DP15289					
Polygon Id	(s): 161701436					
<u></u>	NSW GAZ.		05-12-2008		Folio : 11883	
	DEDICATED PL					
	LOT 1 DP32966	3				
	(s): 175654774		~~ ~~ ~~ ~~			
<b>7</b>	NSW GAZ. DEDICATED PL		09-06-2017		Folio : 2499	
	LOT 2 DP11830					
			68 17353077	0 173530785 1734	530786, 173530795, 1735308	17 173530808
		73530828, 173530840				, , , , , , , , , , , , , , , , , , , ,
		T 2 DP1118463				



Locality : KEMBLA GRANGE LGA: WOLLONGONG

Parish : KEMBLA

**County : CAMDEN** 

•	LGA: WOLLONGONG	County : CAMDEN
Plan	Surv/Comp	Purpose
DP33281	SURVEY	UNRESEARCHED
DP87966	SURVEY	UNRESEARCHED
DP195705	COMPILATION	DEPARTMENTAL
DP227382	SURVEY	RESUMPTION OR ACQUISITION
DP230137	SURVEY	SUBDIVISION
DP244169	SURVEY	ROAD OR MOTORWAY
DP244171	SURVEY	ROAD OR MOTORWAY
DP262481	SURVEY	SUBDIVISION
DP538003	SURVEY	RESUMPTION OR ACQUISITION
DP576930	SURVEY	SUBDIVISION
DP584268	SURVEY	RESUMPTION OR ACQUISITION
DP587761	SURVEY	RESUMPTION OR ACQUISITION
DP588139	SURVEY	REDEFINITION
DP588140	SURVEY	SUBDIVISION
DP600486	COMPILATION	SUBDIVISION
DP601896	SURVEY	SUBDIVISION
DP607776	SURVEY	RESUMPTION OR ACQUISITION
DP633210	SURVEY	RESUMPTION OR ACQUISITION
DP650528	COMPILATION	DEPARTMENTAL
DP657144	COMPILATION	DEPARTMENTAL
DP657171	COMPILATION	DEPARTMENTAL
DP661596	COMPILATION	DEPARTMENTAL
DP700363	SURVEY	SUBDIVISION
DP743919	COMPILATION	DEPARTMENTAL
DP744527	COMPILATION	DEPARTMENTAL
DP751278	COMPILATION	CROWN ADMIN NO.
DP771098	SURVEY	RESUMPTION OR ACQUISITION
DP795839	COMPILATION	DEPARTMENTAL
DP818199	SURVEY	PRIMARY APPLN NON SUBDIVISION
DP823189	SURVEY	SUBDIVISION
DP823270	SURVEY	SUBDIVISION
DP836611	SURVEY	RESUMPTION OR ACQUISITION
DP858690	SURVEY	SUBDIVISION
DP1008723	SURVEY	ROADS ACT, 1993
DP1037747	COMPILATION	LIMITED FOLIO CREATION
DP1055632	COMPILATION	DEPARTMENTAL
DP1118463	SURVEY	SUBDIVISION
DP1148505	SURVEY	SUBDIVISION
DP1148505		
DP1163984	COMPILATION	LIMITED FOLIO CREATION
DP1183012	SURVEY	RESUMPTION OR ACQUISITION
DP1189188 DP1192033	COMPILATION UNRESEARCHED	LIMITED FOLIO CREATION SUBDIVISION
DP1192033 DP1192033	SURVEY	SUBDIVISION
DP1192033 DP1192327	UNRESEARCHED	SUBDIVISION
DP1192327 DP1192327	SURVEY	SUBDIVISION
DP1192327 DP1198174	SURVEY	RESUMPTION OR ACQUISITION
DP1201777	UNRESEARCHED	SUBDIVISION
DP1201777	SURVEY	SUBDIVISION
DP1222959	UNRESEARCHED	SUBDIVISION
DP1222959	SURVEY	SUBDIVISION
DP1222960	SURVEY	SUBDIVISION
DP1222960	UNRESEARCHED	SUBDIVISION
DP1223552	SURVEY	SUBDIVISION
DP1223552	UNRESEARCHED	SUBDIVISION
DP1232422	UNRESEARCHED	SUBDIVISION
DP1232422	SURVEY	SUBDIVISION
DP1243328	SURVEY	REDEFINITION
2. 1210020	CONTEN	

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			REGISTERED PROPRIETOR	NATURE	INSTRUMENT		ENTERED	Signature of Registrar-General
			SEE AUTO FOLIO SECOND SCHEDULE (continued)					
NATURE	INSTRUMENT I NUMBER	DATE		ENTERED	Signature of Registrar-General		CANCELLATION	
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NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR-GENERAL ARE CANCELLED

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FURM No. 184A

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Parish of Kembla and County of Camden being part of Portion 37 granted to John Barrett on 30-9-1839, part of Portion 32 granted to Francis O'Brien on 30-12-1839 and part of Portion 31 granted to Elizabeth Gray on 18-5-1843.

#### FIRST SCHEDULE

AUSTRALIAN IRON & STEEL PROPRIETARY LIMITED.

PERSONS AR

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#### SECOND SCHEDULE

1. Reservations and conditions, if any, contained in the Crown Grants above referred to. 2. CAUTION. The land within described is held subject to any subsisting interest (as defined in QG 26-9-1977

- section 28A of the Real Property Act, 1900). 3. Easement for Transmission Line created by notification in Government Gazette dated 19-11-1943 AA Folics 2015 and 2016 affecting the land 30.48 metres wide designated (D) shown in the plan hereon 4. Easement for Transmission Line created by notification in Government Gazette dated 9-9-1949
- AB Folios 2675 and 2676 affecting the land 18.355 metres wide designated (C) shown in the plan hereon.

FIRST SCHEDULE (continued) CANCELLED SEE AUTO FOLIO	PARTICULARS PARTICULARS	
-		
NATURE		
INST RIMENT NUMBER DATE	Signature a f Registrar General	
	CANCELLATION	

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

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Estate in Fee Simple in Lot 1 in Deposited Plan 588141 at Kembla Grange in the City of Wollongong Parish of Kembla and County of Camden being part of Portion 36 granted to John McKelly on 30-9-1839, part of Portion 37 granted to John Barrett on 30-9-1839 and part of Portion 31 granted to Elizabeth Gray on 18-5-1843.

#### FIRST SCHEDULE

AUSTRALIAN IRON & STEEL PROPRIETRAY LIMITED.

ARE

PERSONS

#### SECOND SCHEDULE

- 1. Reservations and conditions, if any, contained in the Crown Grants above referred to. 2. CAUTION. The land within described is held subject to any subsisting interest (as defined in QG Section 28A of the Real Property Act, 1900). 26-9-1977
- 3. Easement for Transmission Line created by notification in Government Gazette dated 19-11-1943 AA Folios 2015 and 2016 affecting the land 30.48 metres wide shown in the plan hereon. 4. Easement for Transmission Line created by notification in Government Gazette dated 7-4-1961 AB
  - Folio 1035 affecting the land 18.29 metres wide shown in the plan hereon.
- NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED. RQ 2/62

ENTERED <sup>Signature of</sup>				CANCELLATION			
INSTRUMENT NUMBER DATE				Signature of Registrar General			
NATURE				ENTERED			
FIRST SCHEDULE (continued) REGISTERED PROPRIETOR	CLLED	SEE ANTO FOLIO	SECOND SCHEDILL F (continued)	PARTICULARS			
REGISTERE				INSTRUMENT DATE DATE			
				INATURE			

## Req:R512449 /Doc:CT 13448-082 CT /Rev:25-Jan-2011 /Sts:OK.SC /Pgs:ALL /Prt:14-Jun-2019 10:13 Ref:advlegs /Src:P

NOTE: ENTRIES RULED THROUGH AND AUTHENTICATED BY THE SEAL OF THE REGISTRAR GENERAL ARE CANCELLED

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/Seq:1 /Pgs:ALL 18:08 -Jun-2008 /Prt:16-/Sts:OK.OK -Mar-1998 Req:R478200 /Doc:DP 0230137 P /Rev:16 Ref:ALSP /Src:M

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of

	D. P. 230137 🖻
	Registered:
	C.A.: 3176 of 9-6-66
	Title System: Torrens
	Purpose: Subdivision
	Ref. Map: 47029(L)#
	Last Plan P.A. 9326
P. 230137	PLAN OF SUBDIVISION OF THE LAND COMPRISED IN CERTIFICATE OF TITLE VOL.7806 FOL.239 BEING LAND IN P.A.9326
<b>D</b> . <b>D</b>	
	Scale: 400 feet to an inch
S los A L A	Mun.'Shire City: Greater Wollongong
A HORE AND	Locality: Kembla Grange
TK B 996'6 %	Parish: Kembla
	County: Camden
Malagge Syp	I. Kingston Bond
	of Aust. Iron & Steel Pty. Ltd. R.O. Wollongong.
(8'0''). Ore (8''0'')	a surveyor registered under the Surveyors Act, 1929, as amended, hereby certify that the survey represented in this
RUE ISOIG SUR	is accurate and has been made *(1) by me (2) under my immediate supervision in accordance with the Survey Practice Regulations, 1933, and was completed on t
	14.1.66. Signature K. Bond
2 <u>9-16-15</u>	Surveyor registered under Surveyors Act, 1929, as amended. Datum Line of Azimuth. A~8.
ROAD HE HAN	
	<ul> <li>I hereby certify that—         <ul> <li>(a) the requirements of the Local Government Act,</li> <li>1919 (other than the local Government Act,</li> </ul> </li> </ul>
	<ul> <li>1919 (other than the requirements for the registration of plans), and</li> <li>*(b) the requirements of section 34b of the Metropolitan Water, Sewerage and Drainage Act, 1924, as</li> </ul>
	amended, have been complied with by the applicant in relation to the proposed <b>Subdivision</b>
	(insert "new road" or "subdivision") set out herein. Subdivision No
	(Signature) 24 ach 1
	Date 9/6/1966 Council Clerk. *NOTE.—This part of certificate to be deleted where the application in ONIX for the
	application is ONLY for the opening of a new road or where the land to be subdivided is wholly outside the area of operations of the Metropolitan Water, Sewerage and Drainage Board.
	* Strike out either (1) or (2). I insert date of survey.
	Surveyor's Defension of 112 40



FEET       INCHES       METRES         1	230	137		
	FEET	IN	CHES	METRES
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D. P. 588140



Req:R512401 /Doc:DP 1192327 P /Rev:29-Apr-2014 /Sts:SC.OK /Pgs:ALL /Prt:14-Jun-2019 10:06 /Seq:1 of 5 Ref:advlegs /Src:P\_\_\_\_\_

WARNING:

CREASING

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PLAN FORM 2 (A2)

This is sheet 1 of my plan in 2 sheets

ePlan

DP1192327



DP1192327

 Req:R512401 /Doc:DP 1192327 P /Rev:29-Apr-2014 /Sts:SC.OK /Pgs:ALL /Prt:14-Jun-2019 10:06 /Seq:3 of 5

 Ref:advlegs /Src:P

PLAN FORM 6 (2012) WARNING: Creasing or fo	olding will lead to rejection ePlan
DEPOSITED PLAN AD	MINISTRATION SHEET Sheet 1 of 3 sheet(s)
Office Use Only Registered: 29.4.2014 Title System: TORRENS Purpose: SUBDIVISION	Office Use Only DP1192327
PLAN OF LOT 1 DP588141 SUBDIVISION OF	LGA: WOLLONGONG Locality: KEMBLA GRANGE Parish: KEMBLA County: CAMDEN
Crown Lands NSW/Western Lands Office Approval         I,	Survey Certificate I, Neil Craig Johnson of KFW - P O Box 1477, Wollongong a surveyor registered under the Surveying and Spatial Information Act 2002, certify that: "(e) The land shown in the plan was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on "(b) The part of the land shown in the plan (*being/*excluding ^ Lot 1001 was surveyed in accordance with the Surveying and Spatial Information Regulation 2012, is accurate and the survey was completed on 25 November 2013 the part not surveyed was completed on 25 November 2013 the part not surveyed was completed on 25 November 2013 the part not surveyed was completed in accordance with that Regulation. Signature:
Signatures, Seals and Section 88B Statements should appear on PLAN FORM 6A	If space is insufficient continue on PLAN FORM 6A Surveyor's Reference: KF108201_1113

PLAN FORM 6A (2012) WARNING: Creasing or I	olding will lead to rejection ePlan
DEPOSITED PLAN A	DMINISTRATION SHEET Sheet 2 of 3 sheet(s)
Office Use Only Registered: 29.4.2014	
PLAN OF LOT 1 DP588141 SUBDIVISION OF	DP1192327
Subdivision Certificate number: <u>SC-20.14/10</u> Date of Endorsement: <u>24/03/20.14</u>	<ul> <li>This sheet is for the provision of the following information as required:</li> <li>A schedule of lots and addresses - See 60(c) <i>SSI Regulation 2012</i></li> <li>Statements of intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i></li> <li>Signatures and seals- see 195D <i>Conveyancing Act 1919</i></li> <li>Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li> </ul>

#### PROPERTY ADDRESS SCHEDULE

Lot	Street Number	Street Name	Street Type	Locality
1001	57	WEST DAPTO	ROAD	KEMBLA GRANGE
1002		WEST DAPTO	ROAD	KEMBLA GRANGE

If space is insufficient use additional annexure sheet

Surveyor's Reference: KF108201\_1113

PLAN FORM 6A (2012) WARNING: Creasing	WARNING: Creasing or folding will lead to rejection	
DEPOSITED PLAN	ADMINISTRATION SHEET Sheet 3 of 3	
Office Use O	nly Office Use Only	
Registered: 29.4.2014	DP1192327	
PLAN OF LOT 1 DP588141 SUBDIVISION OF	DI 1132327	
	<ul> <li>This sheet is for the provision of the following information as required:</li> <li>A schedule of lots and addresses - See 60(c) <i>SSI Regulation 2012</i></li> <li>Statements of intention to create and release affecting interests in accordance with section 88B <i>Conveyancing Act 1919</i></li> </ul>	
Subdivision Certificate number: SC-2014/10 Date of Endorsement: 24/03/2014	<ul> <li>Signatures and seals- see 195D <i>Conveyancing Act 1919</i></li> <li>Any information which cannot fit in the appropriate panel of sheet 1 of the administration sheets.</li> </ul>	

Executed by BLUESCOPE STEEL (AIS) PTY LTD ACN 000 019 625 under Section 127 (1) of the Corporations Act 2001 being signed by:

Difi berra)

Name of SIRE

PO BOX 1854 WOLLONGONG, NSW. 2500. Address of DIRECTOR

Witness

MARK VASIELL

Name of Witness

88 RICKETTS RD MT WAVERLEY. VIC. 3149

Address of Witness

If space is insufficient use additional annexure sheet

Surveyor's Reference: KF108201\_1113





NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE -----14/6/2019 10:10AM

FOLIO: 1/588140

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First Title(s): SEE PRIOR TITLE(S) Prior Title(s): VOL 13448 FOL 81

Recorded	Number	Type of Instrument	C.T. Issue
28/3/1988		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
24/8/1988		CONVERTED TO COMPUTER FOLIO	FOLIO CREATED CT NOT ISSUED
16/11/1990	Z209906	TRANSFER	
10/11/1992	DP646968	DEPOSITED PLAN	
31/5/1993	I330288	RESUMPTION APPLICATION	
24/6/1993	I435913	DEPARTMENTAL DEALING	
11/10/1994	U683995	DEPARTMENTAL DEALING	
6/8/1996	2358685	REQUEST	
27/2/1998	DP267423	DEPOSITED PLAN	
17/8/1998	5200476	CHANGE OF NAME	EDITION 1
10/5/1999	5783959	CAVEAT	
15/6/2001	DP1016609	DEPOSITED PLAN	
27/3/2002 27/3/2002	8351967 8351968	WITHDRAWAL OF CAVEAT REQUEST	
3/11/2008	AE301414	CAVEAT	
26/3/2010 26/3/2010	AF390192 AF354987	DEPARTMENTAL DEALING TRANSFER OF EASEMENT IN GROSS	
29/6/2011	AG333986	WITHDRAWAL OF CAVEAT	
28/11/2012	AH397305	DEPARTMENTAL DEALING	
14/9/2015	AJ811575	DEPARTMENTAL DEALING	
	***	END OF SEARCH ***	
advlegs		PRINTED ON	14/6/2019

#### Obtained from NSW LRS on 14 June 2019 10:10 AM AEST

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NEW SOUTH WALES LAND REGISTRY SERVICES - HISTORICAL SEARCH

SEARCH DATE -----14/6/2019 10:19AM

FOLIO: 1/588141

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First Title(s): SEE PRIOR TITLE(S) Prior Title(s): VOL 13448 FOL 82

Recorded	Number	Type of Instrument	C.T. Issue
28/3/1988		TITLE AUTOMATION PROJECT	LOT RECORDED FOLIO NOT CREATED
24/8/1988		CONVERTED TO COMPUTER FOL	IO FOLIO CREATED CT NOT ISSUED
16/11/1990	Z209906	TRANSFER	
10/11/1992	DP646968	DEPOSITED PLAN	
31/5/1993	I330288	RESUMPTION APPLICATION	
24/6/1993	I435913	DEPARTMENTAL DEALING	
6/8/1996	2358685	REQUEST	
27/2/1998	DP267423	DEPOSITED PLAN	
17/8/1998	5200476	CHANGE OF NAME	EDITION 1
10/5/1999	5783959	CAVEAT	
15/12/1999	DP1008728	DEPOSITED PLAN	
15/6/2001	DP1016609	DEPOSITED PLAN	
27/3/2002 27/3/2002	8351967 8351968	WITHDRAWAL OF CAVEAT REQUEST	
3/11/2008	AE301414	CAVEAT	
26/3/2010 26/3/2010	AF390192 AF354987	DEPARTMENTAL DEALING TRANSFER OF EASEMENT IN G	ROSS
29/6/2011	AG333986	WITHDRAWAL OF CAVEAT	
30/10/2012	AH332652	DEPARTMENTAL DEALING	
15/4/2014 15/4/2014	AI491695 DP1150960	CHANGE OF NAME WITHDRAWN - PROPOSED PLAN	
		END O	F PAGE 1 - CONTINUED OVER
advlegs		PRINT	ED ON 14/6/2019

#### SEARCH DATE -----14/6/2019 10:19AM

PAGE 2

FOLIO: 1/588141

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Recorded	Number	Type of Instrument	C.T. Issue
29/4/2014	DP1192327	DEPOSITED PLAN	FOLIO CANCELLED

\*\*\* END OF SEARCH \*\*\*

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1/588140

\_\_\_\_\_

SEARCH DATE	TIME	EDITION NO	DATE
14/6/2019	10:08 AM	1	17/8/1998

#### LAND

LOT 1 IN DEPOSITED PLAN 588140 AT KEMBLA GRANGE LOCAL GOVERNMENT AREA WOLLONGONG PARISH OF KEMBLA COUNTY OF CAMDEN TITLE DIAGRAM DP588140

FIRST SCHEDULE

\_\_\_\_\_

BHP STEEL (AIS) PTY LIMITED

(CN 5200476)

SECOND SCHEDULE (5 NOTIFICATIONS)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

 \* 2 NOTIFICATION IN GOVERNMENT GAZETTE DATED 19.11.1943 FOLIOS 2015 AND 2016 EASEMENT FOR TRANSMISSION LINE 30.48 WIDE AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM
 \* 2358685 EASEMENT NOW VESTED IN NEW SOUTH WALES

2358685 EASEMENT NOW VESTED IN NEW SOUTH WALES ELECTRICITY TRANSMISSION AUTHORITY

- \* AF354987 EASEMENT NOW VESTED IN INTEGRAL ENERGY AUSTRALIA 3 I330288 EASEMENT FOR WATER SUPPLY WORKS AFFECTING PART OF THE LAND ABOVE DESCRIBED SHOWN 5, 5.5, 8 WIDE & VAR WIDTH IN DP646968 EXCEPTING EASEMENTS FOR TRANSMISSION LINE BY GAZ 19.11.1943 F 2015/6 & 7.4.1961 F 1035
- \* 4 NOTIFICATION IN GOVERNMENT GAZETTE DATED 9-9-1949, FOL 2675 & 2676; EASEMENT FOR TRANSMISSION LINE 18.355 WIDE AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM.EASEMENT NOW VESTED IN ILLAWARRA COUNTY COUNCIL SEE Z209906

\* 5 8351968 EASEMENT FOR PIPELINE 20 WIDE AFFECTING THE PART OF THE LAND SHOWN SO BURDENED IN DP1016609

NOTATIONS

NOTE: THE CERTIFICATE OF TITLE FOR THIS FOLIO OF THE REGISTER DOES NOT INCLUDE SECURITY FEATURES INCLUDED ON COMPUTERISED CERTIFICATES OF TITLE ISSUED FROM 4TH JANUARY, 2004. IT IS RECOMMENDED THAT STRINGENT PROCESSES ARE ADOPTED IN VERIFYING THE IDENTITY OF THE PERSON(S) CLAIMING A RIGHT TO DEAL WITH THE LAND COMPRISED IN THIS FOLIO.

END OF PAGE 1 - CONTINUED OVER

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I435913 NOTE: EASEMENT FOR WATER SUPPLY ACQUIRED UNDER WATER BOARD ACT 1991. GAZ 7.5.1993 FOLIO 2210

FOLIO: 1/588140

\_\_\_\_\_

PAGE 2

NOTATIONS (CONTINUED)

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 2/230137

\_\_\_\_\_

SEARCH DATE	TIME	EDITION NO	DATE
14/6/2019	10:09 AM	1	17/8/1998

#### LAND

LOT 2 IN DEPOSITED PLAN 230137 AT KEMBLA GRANGE LOCAL GOVERNMENT AREA WOLLONGONG PARISH OF KEMBLA COUNTY OF CAMDEN TITLE DIAGRAM DP230137

FIRST SCHEDULE

\_\_\_\_\_

BHP STEEL (AIS) PTY LIMITED

(CN 5200476)

SECOND SCHEDULE (1 NOTIFICATION)

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

NOTE: THE CERTIFICATE OF TITLE FOR THIS FOLIO OF THE REGISTER DOES NOT INCLUDE SECURITY FEATURES INCLUDED ON COMPUTERISED CERTIFICATES OF TITLE ISSUED FROM 4TH JANUARY, 2004. IT IS RECOMMENDED THAT STRINGENT PROCESSES ARE ADOPTED IN VERIFYING THE IDENTITY OF THE PERSON(S) CLAIMING A RIGHT TO DEAL WITH THE LAND COMPRISED IN THIS FOLIO.

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

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NEW SOUTH WALES LAND REGISTRY SERVICES - TITLE SEARCH

FOLIO: 1002/1192327

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SEARCH DATE	TIME	EDITION NO	DATE
14/6/2019	10:07 AM	1	29/4/2014

#### LAND

LOT 1002 IN DEPOSITED PLAN 1192327 AT KEMBLA GRANGE LOCAL GOVERNMENT AREA WOLLONGONG PARISH OF KEMBLA COUNTY OF CAMDEN TITLE DIAGRAM DP1192327

FIRST SCHEDULE

\_\_\_\_\_

BLUESCOPE STEEL (AIS) PTY LTD

SECOND SCHEDULE (6 NOTIFICATIONS)

- 1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)
- NOTIFICATION IN GOVERNMENT GAZETTE DATED 19.11.1943 FOLIOS 2015 AND 2016 EASEMENT FOR TRANSMISSION LINE 30.48 WIDE AFFECTING THE PART SHOWN SO BURDENED IN THE TITLE DIAGRAM 2358685 EASEMENT NOW VESTED IN NEW SOUTH WALES ELECTRICITY TRANSMISSION AUTHORITY AF354987 EASEMENT NOW VESTED IN INTEGRAL ENERGY AUSTRALIA
   EASEMENT FOR TRANSMISSION LINE AFFECTING THE LAND 18.29 METRES WIDE SHOWN IN THE TITLE DIAGRAM BY NOTIFICATION IN GOV. GAZ. DATED 7-4-1961 FOL 1035
- Z209906 EASEMENT NOW VESTED IN ILLAWARRA COUNTY COUNCIL 4 I330288 EASEMENT FOR WATER SUPPLY WORKS AFFECTING PART OF THE LAND ABOVE DESCRIBED SHOWN 5, 5.5, 8 WIDE & VAR WIDTH IN THE TITLE DIAGRAM EXCEPTING EASEMENTS FOR TRANSMISSION LINE BY GAZ 19.11.1943 F 2015/6 & 7.4.1961 F 1035
- 5 8351968 EASEMENT FOR PIPELINE 20 WIDE AFFECTING THE PART OF THE LAND SHOWN SO BURDENED IN THE TITLE DIAGRAM
  6 8351968 EASEMENT FOR CATHODIC PROTECTION 3 & 4 WIDE
  A PART OF THE LAND SHOWN SO BURDENED IN

AFFECTING THE PART OF THE LAND SHOWN SO BURDENED IN THE TITLE DIAGRAM

NOTATIONS

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

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## APPENDIX



## SECTION 10.7 CERTIFICATES





## WOLLONGONG CITY COUNCIL

Address 41 Burelli Street Wollongong • Post Locked Bag 8821 Wollongong DC NSW 2500 Phone (02) 4227 7111 • Fax (02) 4227 7277 • Email council@wollongong.nsw.gov.au Web www.wollongong.nsw.gov.au • ABN 63 139 525 939 - 65T Registered

	CERTIFICATE 2	01902412
	Issued	14 June 2019
	Certificate Type Section	ns 10.7(2) & (5)
	Fee	\$133.00
	Your Reference 8201911101 MI	TCH B:162120
Mitchell Blencowe	Council Property Reference	347235

PLANNING	CERTIFICATE
----------	-------------

Issued Under Section 10.7 of the Environmental Planning and Assessment Act 1979		
PROPERTY DETAILS	Legal Description	Lot 1 DP 588140
	Location	261 West Dapto Road
		KEMBLA GRANGE NSW 2526

This certificate provides information on how a property (such as land and buildings) may be used and the limits on its development. The certificate contains information Council is aware of through its records and environmental plans, along with data supplied by the State Government.

### SECTION 10.7 (2) DETAILS

As at the date of this certificate, the following prescribed matters under section 10.7(2) of the Act relate to the abovementioned land:

#### 1. NAMES OF RELEVANT PLANNING INSTRUMENTS & DEVELOPMENT CONTROL PLANS

## (1) The name of each environmental planning instrument that applies to the carrying out of development on the land

Wollongong Local Environmental Plan 2009

#### **State Environmental Planning Policies**

State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011
State Environmental Planning Policy (State and Regional Development) 2011
State Environmental Planning Policy (Urban Renewal) 2010
State Environmental Planning Policy (Affordable Rental Housing) 2009
State Environmental Planning Policy (Exempt and Complying Codes) 2008
State Environmental Planning Policy (Infrastructure) 2007
State Environmental Planning Policy (Miscellaneous Consent Provisions) 2007
State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007
State Environmental Planning Policy (State Significant Precincts) 2005
State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004
State Environmental Planning Policy No. 65 – Design Quality of Residential Apartment

#### Development

State Environmental Planning Policy No. 64 – Advertising and Signage
State Environmental Planning Policy No. 55 – Remediation of Land
State Environmental Planning Policy No. 50 – Canal Estate Development
State Environmental Planning Policy No. 44 – Koala Habitat Protection
State Environmental Planning Policy No. 36 – Manufactured Home Estates
State Environmental Planning Policy No. 33 – Hazardous and Offensive Development
State Environmental Planning Policy No. 21 – Caravan Parks
State Environmental Planning Policy – (Vegetation in Non Rural areas) 2017
State Environmental Planning Policy (Educational Establishments and Child Care Facilities) 2017

# (2) The name of each proposed environmental planning instrument that will apply to the carrying out of development on the land and that is or has been the subject of community consultation or on public exhibition under the Act (unless the Director-General has notified the council that the making of the proposed instrument has been deferred indefinitely or has not yet been approved)

Draft State Environmental Planning Policy - Infrastructure – Amendment (Shooting Ranges) 2013 Draft State Environmental Planning Policy - Infrastructure – Amendment (Sport and Recreation) 2013

Explanation of Intended Effect – Proposed Draft Environment SEPP (2017)

Explanation of Intended Effect – Proposed Repeal of Two Operational SEPPs – SEPP 1 Development Standards and SEPP (Miscellaneous Consent Provisions) 2007 (2017)

Explanation of Intended Effect - Proposed new Remediation of Land SEPP and the Draft Planning Guidelines

Explanation of Intended Effect - Proposed Amendment to SEPP (Affordable Rental Housing) 2009

Explanation of Intended Effect - Proposed Amendment to SEPP Three Ports 2013

Explanation of Intended Effect - Proposed Amendment to SEPP - Short Term Rental Accommodation

## (3) The name of each development control plan that applies to the carrying out of development on the land

#### Wollongong Development Control Plan 2009

Wollongong Development Control Plan 2009, contains detailed development controls which supplement the provisions of Wollongong Local Environmental Plan 2009.

**Note:** The Wollongong Development Control Plan 2009 should be consulted to ascertain its full effect on the land.

(4) In this clause, proposed environmental planning instrument includes a planning proposal for a Local Environmental Plan or a draft environmental planning instrument.

#### 2. ZONING AND LAND USE UNDER RELEVANT LEPs

Wollongong Local Environmental Plan 2009.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a SEPP or proposed SEPP) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

IN2 – Light Industrial

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Building identification signs; Business identification signs

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Advertising structures; Agricultural produce industries; Animal boarding or training establishments; Boat building and repair facilities; Community facilities; Crematoria; Depots; Freight transport facility; Hardware and building supplies; Helipads; Industrial retail outlets; Industrial training facilities; Kiosks; Landscaping material supplies; Light industries; Mortuaries; Neighbourhood shops; Oyster aquaculture, Places of public worship; Plant nurseries; Recreation areas; Recreation facilities (indoor); Roads; Self-storage units; Service stations; Sex services premises; Take away food and drink premises; Tank-based aquaculture, Transport depot; Vehicle body repair workshops; Vehicle repair stations; Vehicle sales or hire premises; Veterinary hospitals; Warehouses or distribution centres; Waste or resource management facilities; Water treatment facilities.

## (d) The purposes for which the instrument provides that development is prohibited within the zone.

Pond-based aquaculture. Any development not specified in subclause (2) or (3).

**Note:** For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however

#### described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

E2-Environmental Conservation

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Nil.

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Environmental facilities; Environment protection works; Extensive agriculture; Oyster aquaculture, Recreation areas.

## (d) The purposes for which the instrument provides that development is prohibited within the zone.

Business premises; Hotel or motel accommodation; Industries; Multi dwelling housing; Recreational facilities (major); Pond-based aquaculture, Residential flat buildings; Restricted premises; Retail premises; Seniors housing; Service stations; Tank-based aquaculture, Warehouse and distribution centres; Any development not specified in subclause (2) or (3).

**Note:** For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)") E3 – Environmental Management

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Home occupations.

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Animal boarding and training establishments; Bed and breakfast accommodation; Building identification signs; Business identification signs; Community facilities; Dwelling houses; Environmental facilities; Environmental protection works; Extensive agriculture; Farm buildings; Farm stay accommodation; Forestry; Home based child care; Oyster aquaculture, Pond-based aquaculture, Recreation areas; Roads; Secondary dwellings, Tank-based aquaculture.

(d) The purposes for which the instrument provides that development is prohibited within the zone.

Industries; Multi dwelling housing; Residential flat buildings; Retail premises; Seniors housing; Service stations; Warehouse or distribution centres; Any development not specified in subclause (2) or (3).

**Note:** For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

## Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

## Clause 4.2A Erection of dwelling houses in certain rural and environmental protection zones

1. This clause applies to land in the following zones:

Zone RU1 Primary Production, Zone RU2 Rural Landscape, Zone E3 Environmental Management.

- 2. Development consent must not be granted for the erection of a dwelling house on land to which this clause applies, and on which no dwelling house has been erected, unless the land is:
  - (a) a lot created in accordance with 4.1, or
  - (b) a lot created before this Plan commenced that met the minimum lot size specified to permit the erection of a dwelling house under Wollongong Local Environmental Plan 1990 in effect. Immediately before that commencement, or
  - (c) a lot created before this Plan commenced that is at least the minimum lot size specified for that lot by the Lot Size Map, or
  - (d) land that will be a lot in a subdivisions for which development consent was granted or approval under Part 3A of the Act was given before this Plan commenced and on which the erection of a dwelling house would have been

permissible immediately before that commencement, or

- (e) an existing holding with an area of not less than 10 hectares, or
- (f) a lot that was created after 30 April 1971 but before 23 February 1984 and which has an area of not less than 20 hectares, or
- (g) a lot that was created on or after 23 February 1984 but before the commencement of this Plan and which has an area of not less than 40 hectares, or
- (h) a lot that was created before the commencement of this Plan, but only if the subdivision requirements for the land, or number of dwelling houses to be erected on the land, were specified in Schedule 2 to the *Wollongong Local Environmental Plan 1990* immediately before that commencement.

Note. A dwelling cannot be erected on a lot created under clause 9 of State Environmental Planning Policy (Rural Lands) 2008 or clause 4.2.

- 3. Land ceases to be an existing holding for the purposes of subclause (2) (e), if an application for development consent referred to in subclause (2) is not made in relation to that land before 31 December 2012.
- 4. Despite any other provision of this clause, development consent may be granted for the erection of a dwelling house on land in a zone to which this clause applies if:
  - (a) there is a lawfully erected dwelling house on the land and the dwelling house to be erected is intended only to replace the existing dwelling house, or
  - (b) the land would have been a lot or a holding referred to in subclause (2) had it not been affected by:
    - (i) a minor realignment of its boundaries that did not create an additional lot, or
    - (ii) a subdivision creating or widening a public road or public reserve or for another public purpose.
- 5. In determining whether to grant consent for the erection of a dwelling house, the consent authority must consider the extent to which the development is likely to affect the environmental and ecological conservation of the land with respect to the extent of clearing required for the development, including any clearing required for the provision of infrastructure, access and any asset protection zone identified for the land in a bush fire risk management plan in force under the *Rural Fires Act 1997*.

#### 6. In this clause:

*existing holding* means all adjoining land, even if separated by a road or railway, held in the same ownership:

- (a) on 30 April 1971, and
- (b) at the time of lodging a development application for the erection of a dwelling house under this clause, and includes any other land adjoining that land acquired by the owner since 30 April 1971.
- Note: The owner in whose ownership all the land is at the time the application is lodged need not be the same person as the owner in whose ownership all the land was on the stated date.

## (e) Whether any development standards applying to the land fix minimum land dimensions for the erection of a dwelling- house on the land, and if so, the minimum land dimensions so fixed

See Clauses 4.1, 4.1AA, 4.1A, 4.1B, 4.2 and 4.2A of the Local Environmental Plan.

#### (f) Whether the land includes or comprises critical habitat

Nil

#### (g) Whether the land is in a conservation area (however described)

Nil.

#### (h) Whether an item of environmental heritage (however described) is situated on the land

The Moreton Bay Fig is a Heritage Item as identified under Schedule 5 Part 1 of the Wollongong Local Environmental Plan 2009.

#### 2A. ZONING AND LAND USE UNDER STATE ENVIRONMENTAL PLANNING POLICY (SYDNEY REGIONAL GROWTH CENTRES) 2006

To the extent that the land is within any zone (however described) under:

- (a) Part 3 of the State Environmental Planning Policy (Sydney Region Growth Centres) 2006 (the 2006 SEPP), or
- (b) a Precinct Plan (within the meaning of the 2006 SEPP),
- (c) a proposed Precinct Plan that is or has been the subject of community consultation or on public exhibition under the Act,

the particulars referred to in clause 2 (a) - (h) in relation to that land (with a reference to "the instrument" in any of those paragraphs being read as a reference to Part 3 of the 2006 SEPP, or the Precinct Plan or proposed Precinct Plan, as the case requires).

Not Applicable.

#### **3. COMPLYING DEVELOPMENT**

(1) The extent to which the land is land on which complying development may be carried out under each of the codes for complying development because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18 (1), (c3) and 1.19 of *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*.

(2) The extent to which complying development may not be carried out on that land because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18(1)(c3) and 1.19 of that Policy and the reasons why it may not be carried out under those clauses.

(3) If the council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land, a statement that a restriction applies to the land, but it may not apply to all of the land, and that council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land.

Note: For land to which State Environmental Planning Policy (Three Ports) 2013 applies, Exempt and Complying Development is detailed under clauses 24 and 25 of this SEPP.

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code
  - Part 5B Container Recycling Facilities Code
  - Part 6 Subdivisions Code
  - Part 7 Demolition Code
  - Part 8 Fire Safety Code
- (2) Complying development **may not** be carried out on the land to the extent that it is **partially identified as Environmentally Sensitive Land** zoned RU1, E2, E3, W1 or W2 because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008* 
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings & Additions) Code
  - Commercial and Industrial (Alterations) Code

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July

2019)

- Part 4 Housing Alterations Code
- Part 4A General Development Code
- Part 5 Commercial and Industrial (Alterations) Code
- Part 5A Commercial and Industrial (New Buildings and Additions) Code
- Part 5B Container Recycling Facilities Code
- Part 6 Subdivisions Code
- Part 7 Demolition Code
- Part 8 Fire Safety Code
- (2) Complying development may not be carried out on the land to the extent that it is partially affected by Ecologically Sensitive Land Natural Resource/ Biodiversity because of provisions of clauses 1.17A, 1.18 or 1.19 of State Environmental Planning Policy (Exempt and Complying Codes) 2008
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings and Additions) Code

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code
  - Part 5B Container Recycling Facilities Code
  - Part 6 Subdivisions Code
  - Part 7 Demolition Code
  - Part 8 Fire Safety Code
- (2) Complying development may not be carried out on the land to the extent that it is land identified as partially affected by Public Purpose because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008* 
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings & Additions) Code

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code
  - Part 5B Container Recycling Facilities Code
  - Part 6 Subdivisions Code
  - Part 7 Demolition Code
  - Part 8 Fire Safety Code
- (2) Complying development may not be carried out on the land to the extent that it is partially identified as land that comprises, or on which there is an item of Environmental Heritage or Draft Environmental Heritage because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008*
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Housing Alterations Code
  - General Development Code
  - Commercial and Industrial (New Buildings & Additions) Code
  - Commercial and Industrial (Alterations) Code
  - Subdivision Code
  - Demolition Code

## 4B. ANNUAL CHARGES UNDER LOCAL GOVERNMENT ACT 1993 FOR COASTAL PROTECTION SERVICES THAT RELATE TO EXISTING COASTAL PROTECTION WORKS
In relation to a coastal council- whether the owner (or any previous owner) of the land has consented in writing to the land being subject to annual charges under section 496B of the <u>Local</u> <u>Government Act 1993</u> for coastal protection services that relate to existing coastal protection works (within the meaning of section 553B of that Act)

Note: "Existing coastal protection works" are works to reduce the impact of coastal hazards on the land (such as seawalls, revetments, groynes and beach nourishment) that existed before the commencement of section 553B of <u>the Local Government Act 1993</u>

Not applicable

#### 5. MINE SUBSIDENCE

Whether or not the land is proclaimed to be a mine subsidence district within the meaning of the Coal Mine Subsidence Compensation Act 2017.

The land is not proclaimed to be a mine subsidence district within the meaning of the <u>Coal Mine</u> <u>Subsidence Compensation Act 2017.</u>

#### 6. ROAD WIDENING AND ROAD REALIGNMENT

Whether or not the land is affected by any road widening or road realignment under:

- (a) Division 2 of Part 3 of the Roads Act 1993 or
- (b) Any environmental planning instrument or
- (c) Any resolution of the council

The land is affected by a Road Widening proposal by resolution of Council. For details apply to Council for an *Advice as to Road Widening Proposals*.

### 7. COUNCIL AND OTHER PUBLIC AUTHORITY POLICIES ON HAZARD RISK RESTRICTIONS

Whether or not the land is affected by a policy:

a) adopted by the council, or

b) adopted by any other public authority and notified to the council for the express purpose of its adoption by that authority being referred to in planning certificates issued by the council, that restricts the development of the land because of the likelihood of land slip, bushfire, tidal inundation, subsidence, acid sulfate soils or any other risk (other than flooding).

Council has adopted "Wollongong Development Control Plan 2009 - Chapter E12 Geotechnical Assessment".

Council has adopted Acid Sulfate Maps, Wollongong Local Environmental Plan 2009 – Clause 7.5 Acid Sulfate Soils.

Council has adopted "Wollongong Development Control Plan 2009 – Chapter E16 Bushfire Management". The Rural Fire Service has endorsed the Bush Fire Prone Land map.

Unhealthy Building Land Policy, adopted by the Environmental Protection Authority.

Council has adopted Wollongong City Council Coastal Zone Study (Cardno, Lawson, Treloar 2010).

#### 7A. FLOOD RELATED DEVELOPMENT CONTROLS INFORMATION

(1) Whether or not development on that land or part of the land for the purposes of dwelling houses, dual occupancies, multi dwelling housing or residential flat buildings (not including development for the purposes of group homes or seniors housing) is subject to flood related development controls.

Development on the land or part of the land for the purposes of dwelling houses, dual occupancies, multi dwelling housing or residential flat buildings (not including development for the purposes of group homes or seniors housing) is subject to flood related development controls as contained in Wollongong Development Control Plan 2009 Chapter E13 Floodplain Management and Wollongong Local Environmental Plan 2009 Clause 7.3 Flood Planning.

### (2) Whether or not development on that land or part of the land for any other purpose is subject to flood related development controls.

Development on the land or part of the land for any other purpose is subject to flood related development controls as contained in Wollongong Development Control Plan 2009 Chapter E13 Floodplain Management and Wollongong Local Environmental Plan 2009 Clause 7.3 Flood Planning.

### (3) Words and expressions in this clause have the same meaning as in the instrument set out in the Schedule to the Standard Instrument (Local Environmental Plans) Order 2006

Further flood information relating to this parcel of land is available by application under section 10.7(5) of the Environmental Planning & Assessment Act 1979.

#### 8. LAND RESERVED FOR ACQUISITION

Whether or not any environmental planning instrument or proposed environmental planning instrument referred to in clause 1 makes provision in relation to the acquisition of the land by a public authority, as referred to in section 3.15 of the Act.

Nil.

#### 9. CONTRIBUTION PLANS

#### The name of each contributions plan applying to the land.

West Dapto Section 94 Development Contributions Plan (2017)

This plan levies contributions under Section 7.11 of the *Environmental Planning and Assessment Act* 1979 (NSW). For residential development the contributions is calculated based on the number of additional lots or dwellings, and for non-residential (ie commercial, retail, industrial) it is based on developable land area. Where applicable, the requirement to pay contributions will be include in any

development consent or complying development certificate issued. Further information is available from Councils website.

#### **9A. BIODIVERSITY CERTIFIED LAND**

### If the land biodiversity certified land under Part 8 of the *Biodiversity Conservation Act 2016*, a statement to that effect.

Note: Biodiversity certified land includes land certified under Part 7AA of the Threatened Species Conservation Act 1995 that is taken to be certified under Part 8 of the *Biodiversity Conservation Act 2016*.

Nil.

#### **10. BIODIVERSITY STEWARDSHIP SITES**

If the land is a biodiversity stewardship site under a biodiversity stewardship agreement under Part 5 of the *Biodiversity Conservation Act 2016*, a statement to that effect (but only if the council has been notified of the existence of the agreement by the Chief Executive of the Office of Environment and Heritage).

Note: Biodiversity stewardship agreements include bio-banking agreements under Part 7A of the *Threatened Species Conservation Act 1995* that are taken to be biodiversity stewardship agreements under Part 5 of the *Biodiversity Conservation Act 2016*.

Nil.

#### **10A. NATIVE VEGETATION CLEARING SET ASIDES**

If the land contains a set aside are under section 60ZC of the Local Land Services Act 2013, a statement to that effect (but only if the council has been notified of the existence of the set aside by Local Land Services or it is registered in the public register under that section).

Nil.

#### **11. BUSH FIRE PRONE LAND**

If any of the land is bush fire prone land (as defined in the Act), a statement that all or, as the case may be, some of the land is bush fire prone land.

If none of the land is bush fire prone land, a statement to that effect.

The land is recorded in Council's records as bushfire prone land.

#### **12. PROPERTY VEGETATION PLANS**

If the land is land to which a property vegetation plan approved under Part 4 of the <u>Native</u> <u>Vegetation Act 2003</u> (and that continues in force), a statement to that effect (but only if the

### council has been notified of the existence of the plan by the person or body that approved the plan under the Act).

Council has not been notified that the land is affected by a Property Vegetation Plan issued under the Native Vegetation Act 2003.

#### 13. ORDERS UNDER TREES (DISPUTES BETWEEN NEIGHBOURS) ACT 2006

Whether an order has been made under the <u>Trees (Disputes Between Neighbours) Act 2006</u> to carry out work in relation to a tree on the land (but only if the council has been notified of the order)

Council has not been notified of an order.

#### **14. STATE SIGNIFICANT DEVELOPMENT**

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of a project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

The minister via Government Gazette No. 146, 16 October 2009 declared the following development to be a Project under part 3A of the Environmental Planning and Assessment Act 1979.

The water and wastewater services of the West Dapto Urban Release Area and Adjacent Growth Areas (Tallawarra) comprising:

- the construction and operation of drinking water and wastewater pipelines, pumping stations, drinking water, reservoirs and associated infrastructure, and
- upgrades to the Wollongong and Shellharbour sewerage treatment plants.

#### STATE SIGNIFICANT INFRASTRUCTURE

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of a project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

The minister via Government Gazette No. 146, 16 October 2009 declared the following development to be a Project under part 3A of the Environmental Planning and Assessment Act 1979.

The water and wastewater services of the West Dapto Urban Release Area and Adjacent Growth Areas (Tallawarra) comprising:

- the construction and operation of drinking water and wastewater pipelines, pumping stations, drinking water, reservoirs and associated infrastructure, and
- upgrades to the Wollongong and Shellharbour sewerage treatment plants.

### **15. SITE COMPATIBILITY CERTIFICATES AND CONDITIONS FOR SENIORS HOUSING**

If the land is land to which <u>State Environmental Planning Policy</u> (Housing for Seniors or People with a Disability) 2004 applies:

- (1) A statement of whether there is a current, site compatibility certificate (seniors housing), of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:
  - (a) the period for which the certificate is current, and
  - (b) that a copy may be obtained from the head office of the Department of Planning, and
- (2) A statement setting out any terms of a kind referred to in clause 18(2) of that Policy that have been imposed as a condition of consent to a development application granted after 11 October 2007 in respect of the land

State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004 Nil.

#### **16. SITE COMPATIBILITY CERTICATE FOR INFRASTRUCTURE**

A statement of whether there is a valid site compatibility certificate (infrastructure), or site compatibility certificate (schools or TAFE establishments) of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:

- (a) the period for which the certificate is valid, and
- (b) that a copy may be obtained from the head office of the Department.

State Environmental Planning Policy (Infrastructure) 2007 Nil.

#### **17. SITE COMPATIBILITY CERTIFICATE AND CONDITIONS FOR AFFORDABLE RENTAL HOUSING**

- (1) A statement of whether there is a current site compatibility certificate (affordable rental housing), of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:
  - (a) the period for which the certificate is current, and
  - (b) that a copy may be obtained from the head office of the Department.

(2) A statement setting out any terms of a kind referred to in clause 17 (1) or 38 (1) of <u>State</u> <u>Environmental Planning Policy (Affordable Rental Housing) 2009</u> that have been imposed as a condition of consent to a development application in respect of the land.

State Environmental Planning Policy (Affordable Rental Housing) 2009

Nil.

#### **18. PAPER SUBDIVISION INFORMATION**

(1) The name of any development plan adopted by a relevant authority that applies to the land or that is proposed to be subject to the consent ballot.

Nil

(2) The date of any subdivision order that applies to the land.

Not applicable

(3) Words and expressions used in this clause have the same meaning as they have in Part 16C of this Regulation.

#### **19. SITE VERIFICATION CERTIFICATES**

A statement of whether there is a current site verification certificate, of which the council is aware, in respect of the land and, if there is a certificate, the statement is to include:

#### (a) the matter certified by the certificate, and

Note: A site verification certificate sets out the Director-General's opinion as to whether the land concerned is or is not biophysical strategic agricultural land or critical industry cluster land-see Division 3 of Part 4AA of State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries 2007).

(b) the date on which the certificate ceases to be current (if any), and

(c) that a copy may be obtained from the head office of the Department.

Nil

#### 20. LOOSE-FILL ASBESTOS INSULATION REGISTER

If the land includes any residential premises (within the meaning of Division 1A of Part 8 of the Home Building Act 1989) that are listed on the register, that is required to be maintained under that Division, a statement to that effect.

For register information contact <u>www.fairtrading.nsw.gov.au</u>

Nil.

#### 21. AFFECTED BUILDING NOTICES AND BUILDING PRODUCT RECTIFICATION ORDERS

(1) A statement of whether there is any affected building notice of which the council is aware that is in force in respect of the land.

(2) A statement of:

(a) whether there is any building product rectification order of which the council is aware that is in force in respect of the land and has not been fully complied with, and

(b) Whether any notice of intention to make a building product rectification order of which the council is aware has been given in respect of the land and is outstanding.

(3) In this clause: affected building notice has the same meaning as in Part 4 of the Building Products (Safety) Act 2017. building product rectification order has the same meaning as in the Building Products (Safety) Act 2017.

Affected building notice has the same meaning as Part 4 of the <u>Building Products (Safety) Act</u> 2017 No 69

Building product rectification order has the same meaning as in the <u>Building Products (Safety)</u> Act 2017 No 69

Nil.

#### CONTAMINATED LAND MANAGEMENT ACT 1997

Note: The following matters are prescribed by section 59 (2) of the Contaminated Land Management Act 1997 as additional matters to be specified in a planning certificate:

- (a) that the land to which the certificate relates is significantly contaminated within the meaning of that Act- if the land (or part of the land) is significantly contaminated land at the date when the certificate is issued,
- (b) that the land to which the certificate relates is subject to a management order within the meaning of the Act- if it is subject to such an order at the date when the certificate is issued,
- (c) that the land to which the certificate relates is the subject of an approved voluntary management proposal within the meaning of that Act – if it is the subject of such an approved proposal at the date when the certificate is issued,
- (d) that the land to which the certificate relates is subject to an ongoing maintenance order within the meaning of that Act – if it is subject to such an order at the date when the certificate is issued,
- (e) that the land to which the certificate relates is the subject of a site audit statement within the meaning of the Act – if a copy of such a statement has been provided at any time to the local authority issuing the certificate

Council has **not** been advised that:

a) The land is significantly contaminated land within the meaning of the Contaminated Land

Management Act 1997

- b) The land is subject to a management order within the meaning of the Contaminated Land Management Act 1997
- c) The land is subject to an approved voluntary management proposal within the meaning of the Contaminated Land Management Act 1997
- d) The land is subject to an ongoing maintenance order within the meaning of the Contaminated Land Management Act 1997
- e) The land is the subject of a site audit statement within the meaning of the Contaminated Land Management Act 1997.

#### **SECTION 10.7 (5) DETAILS**

As at the date of this certificate, the following additional information, provided in good faith pursuant to section 10.7 (5) of the Act, relate to the abovementioned land. Council has selected these matters as those most likely to be of concern but they do not comprise an exhaustive list of matters likely to affect the land.

When information pursuant to section 10.7 (5) is requested the Council is under no obligation to furnish any of the information supplied herein pursuant to that section. Council draws you attention to section 10.7 (6) which states that a council shall not incur any liability in respect of any advice provided in good faith pursuant to subsection (5). The absence of any reference to any matter affecting the land shall not imply that the land is not affected by any matter referred to in this certificate.

#### **RESOLUTION TO PREPARE PLANNING PROPOSAL**

Council on 17 July 2017 resolved to commence the preparation of a draft Planning Proposal to introduce Housing Affordability provisions or SEPP 70 Housing Affordability provisions into the Wollongong Local Environmental Plan 2009. The form of the provisions will be subject to a future report and subsequent community consultation.

#### **PROPOSED DRAFT DEVELOPMENT CONTROL PLANS**

The following plans have been placed on exhibition pursuant to the provisions of section 3.43 of the Environmental Planning and Assessment Act 1979:

#### Draft Development Control Plan 2009 Review

The Wollongong Development Control Plan 2009 came into force on 3 March 2010. The following draft chapters are available for public exhibition.

Nil

#### LAND STABILITY

Council's land constraint/stability assessment maps do not show that the land is located in an area

where landslip and/or subsidence have occurred, or where land instability is suspected. If you have any doubt as to whether the land is affected by landslip and/or subsidence the services of a suitably qualified engineer should be obtained.

**Note:** the advice provided by Council in respect of the stability of the land is based on information contained in Council's land constraint maps. The maps have been compiled from data received by Council and considered by Council to be reasonably reliable. Council does not warrant that its land constraint maps contain all information ever received by Council relating to the stability of the land.

#### **FLOOD AND DRAINAGE**

#### Flood Risk Precinct Classification under Review

Council has recently undertaken a Review of its Flood Study for this area. The Study indicates that the property is affected by flooding or at risk of isolation in the event of a flood. The specific Flood Risk Precinct classification available from the Floodplain Risk Management Study and Plan is under review, however the outcomes from this review are not yet available. You may wish to engage a suitably qualified Civil Engineer, experienced in hydraulics and floodplain management, to determine the applicable Flood Risk Precinct classification for the property and to ascertain the likely effect, if any, on the land. Further information is available from Council.

**Note:** Advice given by Council relating to the likelihood of land being flooded or the nature or extent of such flooding is based on information contained in Council's flood maps. The maps are compiled from data received by Council and/or studies prepared by Council and considered by Council to be reasonably reliable. Council does not warrant that its flood maps contain all information ever received by Council relating to the likelihood of land being flooded or the nature or extent of any such flooding.

Council has prepared a development control plan known as Wollongong Development Control Plan 2009 that provides details of flood related development controls that may be applicable.

'Please note that flood levels may change due to Council's flood study and Floodplain Risk Management Study currently being reviewed. As part of the review, design parameters for these studies are changing, and therefore the flood levels, velocities and flood risks may vary from the current flood study.'

#### **ACID SULFATE SOILS**

Acid Sulfate Soils Class 4 has been mapped on this land, refer to Clause 7.5 of Wollongong Local Environmental Plan 2009.

Acid Sulfate Soils Class 3 has been mapped on this land, refer to Clause 7.5 of Wollongong Local Environmental Plan 2009.

Acid Sulfate Soils Class 5 has been mapped on this land, refer to Clause 7.5 of Wollongong Local Environmental Plan 2009.

#### **CONTAMINATED LAND**

Council's records show that because of previous uses the land may be contaminated. The services of a suitably qualified consultant should be sought to ascertain the degree of contamination, if any, on the land, and its likely effect on the land. Council's records are incomplete and there is no certainty that the land is so affected. Council has adopted Wollongong Development Control Plan 2009, which may restrict the development of the land.

#### STATE SIGNIFICANT DEVELOPMENT

Nil.

#### **BUILDING LINES**

Wollongong Development Control Plan 2009 details the setbacks applicable to the land.

#### **OTHER HERITAGE MATTERS KNOWN TO COUNCIL**

#### **Aboriginal Heritage**

All development within the Wollongong Local Government Area is subject to the Aboriginal Heritage requirements of the National Parks and Wildlife Act 1974. To determine if your property is affected by an Aboriginal Site, it is recommended that an Aboriginal Heritage Information Management System (AHIMS) search be undertaken by contacting the AHIM'S Administrator on (02) 9995 5000. Further detail on Council's Aboriginal Heritage requirements for Development is contained within Chapter E10 of the Wollongong Development Control Plan 2009.

#### **DEVELOPMENT HISTORY**

Application may be made for a Building Certificate under section 10.7B of Environmental Planning and Assessment Act 1979 if written certification of existing buildings on the land is required.

The history of development consent approval applicable to the land may be obtained by consulting the Development Consent Register. Enquiries concerning the register may be made at Council's Customer Service Centre, 41 Burelli Street Wollongong during office hours.

#### LOOSE-FILL ASBESTOS

Council recommends you make your own enquiries as to the age of the buildings on the land to which this certificate relates and, if it contains a building constructed prior to 1980, the Council also strongly recommends that any potential purchaser obtain advice form a licensed asbestos assessor to determine whether loose-fill asbestos is present in any building on the land and, if so, the health risks (if any) this may pose for the building's occupants.

Contact NSW Fair Trading for further information.

#### **OTHER INFORMATION**

Illawarra Shoalhaven Regional Plan

The Department of Planning and Environment released the Illawarra Shoalhaven Regional Plan, November 2015. The strategy is the NSW Government 25 year land use strategy for the Illawarra Region.

#### **GENERAL INFORMATION**

The following general information is brought to the attention of land owners.

#### 1. Tree Management Policy

The Wollongong Tree Management Policy allows proper assessment to be made of the environmental importance and viability of trees before they are pruned, removed or damaged in any way. This Policy prohibits the ringbarking, cutting down, topping, lopping, removing, injuring or destruction of any tree except with the prior written consent of Council.

The Tree Management Policy applies to any tree that:

- Is 3 metres or more in height,
- Has a trunk diameter of 200mm or more at a height of 1 metre from the ground, or
- Has a branch spread of 3 metres or more

Please note that:

- A dead/dying tree is subject to the Tree Management Policy
- Pruning of major structural or anchor roots is also subject to the Tree Management Policy

Some trees may be exempt and do not require a permit to prune or remove them. Following is a list of the exempt tree species:

Salix Species	Willow
Erythrina X Sykesii	Coral Tree
Cupressus Macrocarpa "Brunniana"	Golden Cypress
Laganuria Pattersonii	Itchy Pod Tree
Harpephyllum Caffrum	Kaffir Plum
Syagrus Romanzoffina	Cocos Palm
Poplar Species	Poplar
Ficus Elasrica "Decora" and hybrids	Ornamental Rubber tree
Ligustrum Lucidum	Large Leafed Privet
Cinnamomum Camphora	Camphor Laurel
Schefflera Actinophylla	Umbrella Tree
False Acacia	Black Locust
Peppercorn	Pepper Tree
Alnus	Alder
Acer negundo	Box Elder

For the full list of other exemptions please refer to the Tree Management Policy document available via Council's website.

Any person acting on a permit issued under this Policy must comply with all conditions of that permit.

Any person who contravenes, or causes or permits the contravention of this Policy is guilty of an offence under the Environmental Planning and Assessment Act 1979.

Development Consents may contain restrictions relating to trees.

Further information regarding Council's Tree Management Policy including how to lodge an application can be made by contacting Council's Customer Service on telephone 4227 7111. Alternatively information can be obtained from Council's website via the following link <a href="http://www.wollongong.nsw.gov.au/services/household/trees/Pages/Lodgeatmp.aspx">http://www.wollongong.nsw.gov.au/services/household/trees/Pages/Lodgeatmp.aspx</a>.

#### 2. Termite Management for Buildings

Australian Standards 3660.1-2000 (New Buildings) AS 3660.2-2000 (Existing Buildings) Termite Management, recommends that buildings be inspected and be maintained in order to achieve termite management of buildings. Licensed Pest Control Contractors should be contacted to achieve necessary termite control.

#### 3. Lead Paint and Building Renovations

Your attention is drawn to the hazards associated with lead-based paints during building renovation. Suitable precautions should be taken when removing flaking paint or sanding painted surfaces suspected to have been treated with lead-based paint to prevent contamination of the immediate environment and associated health risk from lead dust.

AS 4361 – Part 2 – Guide to Lead Paint Management – Residential and Commercial.

#### 4. Sewage Management Systems

Where a property has on-site sewage management system (this includes septic tanks, disposal trenches, aerated waste water treatment systems, composting toilets and pump out systems) the new owner must obtain an "Approval to Operate" from Council within 3 months of land ownership being transferred or otherwise conveyed.

#### 5. Asbestos

Exposure to asbestos is a serious health hazard. In Australia, asbestos was gradually phased out of building materials in the 1980s and the supply and installation of asbestos containing goods has been prohibited since 31 December 2003. However, asbestos legacy materials still exist in many homes, buildings and other assets and infrastructure.

Council on the 27 October 2014 adopted an Asbestos policy which states Council's commitment to and responsibilities for safely managing asbestos, and provides information for Council and the local community on safely managing asbestos. The policy can be viewed on Council's website: www.wollongong.nsw.gov.au.

#### 6. Loose-Fill Asbestos Insulation

Some residential homes located in NSW have been identified as containing loose-fill asbestos insulation, for example in the roof space. NSW Fair Trading maintains a Register of homes that are affected by loose-fill asbestos insulation.

You should make your own enquiries as to the age of the buildings on the land to which this certificate relates and if it contains a building constructed prior to 1980, the council strongly recommends that any potential purchaser obtain advice from a licenced asbestos assessor to determine whether loose-fill asbestos is present in any building on the land and, if so, the health risks (if any) this may pose for the buildings occupants.

Contact NSW Fair Trading for further information.

#### 7. Building Product Use Ban

On 10 August 2018, the Commissioner of Fair Trading, Department of Finance, Services and Innovation issued, by way of a notice, a Building Product Use Ban under Section 9(1) of the Building Products (Safety) Act 2017. This notice prohibited the use of Aluminium Composite Panels (ACPs) with a core of greater 30 percent Polyethylene (PE) by mass ("the building product") in any external cladding, external wall, external insulation, faced or rendered finish in certain classes of buildings under the National Construction Code and subject to certain exceptions. The ban commenced operation on Wednesday 15 August 2018.

You should undertake your own inquiries as to whether any of the Panels referenced in the Building Product Use Ban have been utilised in the building.

This letter is authorised by

#### Miriam Tolhurst

LIS Information Officer Section 10.7 Planning Certificates Wollongong City Council Telephone (02) 4227 7111



### WOLLONGONG CITY COUNCIL

Address 41 Burelli Street Wollongong • Post Locked Bag 8821 Wollongong DC NSW 2500 Phone (02) 4227 7111 • Fax (02) 4227 7277 • Email council@wollongong.nsw.gov.au Web www.wollongong.nsw.gov.au • ABN 63 139 525 939 - 6ST Registered

	CERTIFICATE	201902413
	Issued	14 June 2019
	Certificate Type	Sections 10.7(2) & (5)
	Fee	\$133.00
	Your Reference 82019	)11101 MITCH B:162120
Mitchell Blencowe	Council Property Refer	ence 347230

PLANNING	CERTIFICATE
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Issued Under Section 10.7 of the Environmental Planning and Assessment Act 1979		
PROPERTY DETAILS	Legal Description	Lot 2 DP 230137
Location	178 West Dapto Road	
	Location	KEMBLA GRANGE NSW 2526

This certificate provides information on how a property (such as land and buildings) may be used and the limits on its development. The certificate contains information Council is aware of through its records and environmental plans, along with data supplied by the State Government.

#### SECTION 10.7 (2) DETAILS

As at the date of this certificate, the following prescribed matters under section 10.7(2) of the Act relate to the abovementioned land:

#### 1. NAMES OF RELEVANT PLANNING INSTRUMENTS & DEVELOPMENT CONTROL PLANS

### (1) The name of each environmental planning instrument that applies to the carrying out of development on the land

Wollongong Local Environmental Plan 2009

#### **State Environmental Planning Policies**

State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011
State Environmental Planning Policy (State and Regional Development) 2011
State Environmental Planning Policy (Urban Renewal) 2010
State Environmental Planning Policy (Affordable Rental Housing) 2009
State Environmental Planning Policy (Exempt and Complying Codes) 2008
State Environmental Planning Policy (Infrastructure) 2007
State Environmental Planning Policy (Miscellaneous Consent Provisions) 2007
State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007
State Environmental Planning Policy (State Significant Precincts) 2005
State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004
State Environmental Planning Policy No 70 Affordable Housing (Revised Schemes)
State Environmental Planning Policy No . 65 – Design Quality of Residential Apartment

#### Development

State Environmental Planning Policy No. 64 – Advertising and Signage
State Environmental Planning Policy No. 55 – Remediation of Land
State Environmental Planning Policy No. 50 – Canal Estate Development
State Environmental Planning Policy No. 44 – Koala Habitat Protection
State Environmental Planning Policy No. 36 – Manufactured Home Estates
State Environmental Planning Policy No. 33 – Hazardous and Offensive Development
State Environmental Planning Policy No. 21 – Caravan Parks
State Environmental Planning Policy – (Vegetation in Non Rural areas) 2017
State Environmental Planning Policy (Educational Establishments and Child Care Facilities) 2017

# (2) The name of each proposed environmental planning instrument that will apply to the carrying out of development on the land and that is or has been the subject of community consultation or on public exhibition under the Act (unless the Director-General has notified the council that the making of the proposed instrument has been deferred indefinitely or has not yet been approved)

Draft State Environmental Planning Policy - Infrastructure – Amendment (Shooting Ranges) 2013 Draft State Environmental Planning Policy - Infrastructure – Amendment (Sport and Recreation) 2013

Explanation of Intended Effect – Proposed Draft Environment SEPP (2017)

Explanation of Intended Effect – Proposed Repeal of Two Operational SEPPs – SEPP 1 Development Standards and SEPP (Miscellaneous Consent Provisions) 2007 (2017)

Explanation of Intended Effect - Proposed new Remediation of Land SEPP and the Draft Planning Guidelines

Explanation of Intended Effect - Proposed Amendment to SEPP (Affordable Rental Housing) 2009

Explanation of Intended Effect - Proposed Amendment to SEPP Three Ports 2013

Explanation of Intended Effect - Proposed Amendment to SEPP - Short Term Rental Accommodation

### (3) The name of each development control plan that applies to the carrying out of development on the land

#### Wollongong Development Control Plan 2009

Wollongong Development Control Plan 2009, contains detailed development controls which supplement the provisions of Wollongong Local Environmental Plan 2009.

Note: The Wollongong Development Control Plan 2009 should be consulted to ascertain its full effect on the land.

(4) In this clause, proposed environmental planning instrument includes a planning proposal for a Local Environmental Plan or a draft environmental planning instrument.

#### 2. ZONING AND LAND USE UNDER RELEVANT LEPs

Wollongong Local Environmental Plan 2009.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

IN3 – Heavy Industrial

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Building identification signs; Business identification signs.

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Advertising structures; Boat building and repair facilities; Depots; Freight transport facilities; General industries; Hazardous storage establishments; Heavy industrial storage establishments; Heavy industries; Helipads; Industrial retail outlets; Kiosks; Light industries; Offensive storage establishments; Oyster aquaculture, Recreation areas; Recreation facilities (indoor); Roads; Rural industries; Service stations; Storage Premises, Take away food and drink premises; Tank-based aquaculture, Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Warehouse or distribution centres; Water supply systems.

(d) the purposes for which the instrument provides that development is prohibited within the zone.

Pond-based aquaculture. Any development not specified in subclause (2) or (3).

Note: For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of

Wollongong Local Environmental Plan 2009.

Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

E3 – Environmental Management

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Home occupations.

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Animal boarding and training establishments; Bed and breakfast accommodation; Building identification signs; Business identification signs; Community facilities; Dwelling houses; Environmental facilities; Environmental protection works; Extensive agriculture; Farm buildings; Farm stay accommodation; Forestry; Home based child care; Oyster aquaculture, Pond-based aquaculture, Recreation areas; Roads; Secondary dwellings, Tank-based aquaculture.

### (d) The purposes for which the instrument provides that development is prohibited within the zone.

Industries; Multi dwelling housing; Residential flat buildings; Retail premises; Seniors housing; Service stations; Warehouse or distribution centres; Any development not specified in subclause (2) or (3).

Note: For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

### Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

### Clause 4.2A Erection of dwelling houses in certain rural and environmental protection zones

1. This clause applies to land in the following zones:

Zone RU1 Primary Production, Zone RU2 Rural Landscape, Zone E3 Environmental Management.

2. Development consent must not be granted for the erection of a dwelling house on land

to which this clause applies, and on which no dwelling house has been erected, unless the land is:

- (a) a lot created in accordance with 4.1, or
- (b) a lot created before this Plan commenced that met the minimum lot size specified to permit the erection of a dwelling house under Wollongong Local Environmental Plan 1990 in effect. Immediately before that commencement, or
- (c) a lot created before this Plan commenced that is at least the minimum lot size specified for that lot by the Lot Size Map, or
- (d) land that will be a lot in a subdivisions for which development consent was granted or approval under Part 3A of the Act was given before this Plan commenced and on which the erection of a dwelling house would have been permissible immediately before that commencement, or
- (e) an existing holding with an area of not less than 10 hectares, or
- (f) a lot that was created after 30 April 1971 but before 23 February 1984 and which has an area of not less than 20 hectares, or
- (g) a lot that was created on or after 23 February 1984 but before the commencement of this Plan and which has an area of not less than 40 hectares, or
- (h) a lot that was created before the commencement of this Plan, but only if the subdivision requirements for the land, or number of dwelling houses to be erected on the land, were specified in Schedule 2 to the *Wollongong Local Environmental Plan 1990* immediately before that commencement.

Note. A dwelling cannot be erected on a lot created under clause 9 of State Environmental Planning Policy (Rural Lands) 2008 or clause 4.2.

- 3. Land ceases to be an existing holding for the purposes of subclause (2) (e), if an application for development consent referred to in subclause (2) is not made in relation to that land before 31 December 2012.
- 4. Despite any other provision of this clause, development consent may be granted for the erection of a dwelling house on land in a zone to which this clause applies if:
  - (a) there is a lawfully erected dwelling house on the land and the dwelling house to be erected is intended only to replace the existing dwelling house, or
  - (b) the land would have been a lot or a holding referred to in subclause (2) had it not been affected by:
    - (i) a minor realignment of its boundaries that did not create an additional lot, or
    - (ii) a subdivision creating or widening a public road or public reserve or for another public purpose.
- 5. In determining whether to grant consent for the erection of a dwelling house, the consent authority must consider the extent to which the development is likely to affect the environmental and ecological conservation of the land with respect to the extent of clearing required for the development, including any clearing required for the provision of infrastructure, access and any asset protection zone identified for the land in a bush fire risk management plan in force under the *Rural Fires Act 1997*.

#### 6. In this clause:

*existing holding* means all adjoining land, even if separated by a road or railway, held in the same ownership:

- (a) on 30 April 1971, and
- (b) at the time of lodging a development application for the erection of a dwelling house under this clause, and includes any other land adjoining that land

acquired by the owner since 30 April 1971.

Note: The owner in whose ownership all the land is at the time the application is lodged need not be the same person as the owner in whose ownership all the land was on the stated date.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

SP2 – Infrastructure (Railway)

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Building identification signs.

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

The purpose shown on the Land Zoning Map, including any development that is ordinarily incidental or ancillary to development for that purpose; Advertising structures; Business identification signs; Centre-based child care facilities; Community facilities; Recreation areas; Recreation facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Respite day care centres; Roads.

Maps are available on the NSW Department of Planning website www.planning.nsw.gov.au

### (d) the purposes for which the instrument provides that development is prohibited within the zone.

Any development not specified in subclause (2) or (3).

**Note:**For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

(e) Whether any development standards applying to the land fix minimum land dimensions for the erection of a dwelling- house on the land, and if so, the minimum land dimensions so fixed

See Clauses 4.1, 4.1AA, 4.1A, 4.1B, 4.2 and 4.2A of the Local Environmental Plan.

(f) Whether the land includes or comprises critical habitat

Nil

(g) Whether the land is in a conservation area (however described)

Nil.

(h) Whether an item of environmental heritage (however described) is situated on the land Nil.

#### 2A. ZONING AND LAND USE UNDER STATE ENVIRONMENTAL PLANNING POLICY (SYDNEY REGIONAL GROWTH CENTRES) 2006

To the extent that the land is within any zone (however described) under:

- (a) Part 3 of the State Environmental Planning Policy (Sydney Region Growth Centres) 2006 (the 2006 SEPP), or
- (b) a Precinct Plan (within the meaning of the 2006 SEPP),
- (c) a proposed Precinct Plan that is or has been the subject of community consultation or on public exhibition under the Act,

the particulars referred to in clause 2 (a) - (h) in relation to that land (with a reference to "the instrument" in any of those paragraphs being read as a reference to Part 3 of the 2006 SEPP, or the Precinct Plan or proposed Precinct Plan, as the case requires).

Not Applicable.

#### **3. COMPLYING DEVELOPMENT**

(1) The extent to which the land is land on which complying development may be carried out under each of the codes for complying development because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18 (1), (c3) and 1.19 of *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*.

(2) The extent to which complying development may not be carried out on that land because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18(1)(c3) and 1.19 of that Policy and the reasons why it may not be carried out under those clauses.

(3) If the council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land, a statement that a restriction applies to

## the land, but it may not apply to all of the land, and that council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land.

Note: For land to which State Environmental Planning Policy (Three Ports) 2013 applies, Exempt and Complying Development is detailed under clauses 24 and 25 of this SEPP.

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code
  - Part 5B Container Recycling Facilities Code
  - Part 6 Subdivisions Code
  - Part 7 Demolition Code
  - Part 8 Fire Safety Code
- (2) Complying development **may not** be carried out on the land to the extent that it is **partially identified as Environmentally Sensitive Land** zoned RU1, E2, E3, W1 or W2 because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008* 
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings & Additions) Code
  - Commercial and Industrial (Alterations) Code

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code

- Part 3 Housing Code (R1, R2, R3, R4, RU5)
- Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
- Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
- Part 4 Housing Alterations Code
- Part 4A General Development Code
- Part 5 Commercial and Industrial (Alterations) Code
- Part 5A Commercial and Industrial (New Buildings and Additions) Code
- Part 5B Container Recycling Facilities Code
- Part 6 Subdivisions Code
- Part 7 Demolition Code
- Part 8 Fire Safety Code
- (2) Complying development may not be carried out on the land to the extent that it is partially affected by Ecologically Sensitive Land Natural Resource/ Biodiversity because of provisions of clauses 1.17A, 1.18 or 1.19 of State Environmental Planning Policy (Exempt and Complying Codes) 2008
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings and Additions) Code

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code
  - Part 5B Container Recycling Facilities Code
  - Part 6 Subdivisions Code
  - Part 7 Demolition Code
  - Part 8 Fire Safety Code
- (2) Complying development **may not** be carried out on the land to the extent that it is land identified as **partially affected by Public Purpose** because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008* 
  - Housing Code (R1, R2, R3, R4, RU5)

- Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
- Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
- Commercial and Industrial (New Buildings & Additions) Code

# 4B. ANNUAL CHARGES UNDER LOCAL GOVERNMENT ACT 1993 FOR COASTAL PROTECTION SERVICES THAT RELATE TO EXISTING COASTAL PROTECTION WORKS

In relation to a coastal council- whether the owner (or any previous owner) of the land has consented in writing to the land being subject to annual charges under section 496B of the <u>Local</u> <u>Government Act 1993</u> for coastal protection services that relate to existing coastal protection works (within the meaning of section 553B of that Act)

Note: "Existing coastal protection works" are works to reduce the impact of coastal hazards on the land (such as seawalls, revetments, groynes and beach nourishment) that existed before the commencement of section 553B of <u>the Local Government Act 1993</u>

Not applicable

#### 5. MINE SUBSIDENCE

Whether or not the land is proclaimed to be a mine subsidence district within the meaning of the Coal Mine Subsidence Compensation Act 2017.

The land is not proclaimed to be a mine subsidence district within the meaning of the <u>Coal Mine</u> <u>Subsidence Compensation Act 2017.</u>

#### 6. ROAD WIDENING AND ROAD REALIGNMENT

Whether or not the land is affected by any road widening or road realignment under:

- (a) Division 2 of Part 3 of the Roads Act 1993 or
- (b) Any environmental planning instrument or

#### (c) Any resolution of the council

Council has no record that the land is affected by any Road Widening or Road Realignment under:

- a) Division 2 of Part 3 of the Roads Act 1993, or
- b) any environmental planning instrument, or
- c) any resolution of the Council.

### 7. COUNCIL AND OTHER PUBLIC AUTHORITY POLICIES ON HAZARD RISK RESTRICTIONS

Whether or not the land is affected by a policy:

#### a) adopted by the council, or

b) adopted by any other public authority and notified to the council for the express purpose of its adoption by that authority being referred to in planning certificates issued by the council, that restricts the development of the land because of the likelihood of land slip, bushfire, tidal inundation, subsidence, acid sulfate soils or any other risk (other than flooding).

Council has adopted "Wollongong Development Control Plan 2009 – Chapter E12 Geotechnical Assessment".

Council has adopted Acid Sulfate Maps, Wollongong Local Environmental Plan 2009 – Clause 7.5 Acid Sulfate Soils.

Council has adopted "Wollongong Development Control Plan 2009 – Chapter E16 Bushfire Management". The Rural Fire Service has endorsed the Bush Fire Prone Land map.

Unhealthy Building Land Policy, adopted by the Environmental Protection Authority.

Council has adopted Wollongong City Council Coastal Zone Study (Cardno, Lawson, Treloar 2010).

#### 7A. FLOOD RELATED DEVELOPMENT CONTROLS INFORMATION

(1) Whether or not development on that land or part of the land for the purposes of dwelling houses, dual occupancies, multi dwelling housing or residential flat buildings (not including development for the purposes of group homes or seniors housing) is subject to flood related development controls.

Development on the land or part of the land for the purposes of dwelling houses, dual occupancies, multi dwelling housing or residential flat buildings (not including development for the purposes of group homes or seniors housing) is subject to flood related development controls as contained in Wollongong Development Control Plan 2009 Chapter E13 Floodplain Management and Wollongong Local Environmental Plan 2009 Clause 7.3 Flood Planning.

### (2) Whether or not development on that land or part of the land for any other purpose is subject to flood related development controls.

Development on the land or part of the land for any other purpose is subject to flood related development controls as contained in Wollongong Development Control Plan 2009 Chapter E13 Floodplain Management and Wollongong Local Environmental Plan 2009 Clause 7.3 Flood Planning.

### (3) Words and expressions in this clause have the same meaning as in the instrument set out in the Schedule to the Standard Instrument (Local Environmental Plans) Order 2006

Further flood information relating to this parcel of land is available by application under section 10.7(5) of the Environmental Planning & Assessment Act 1979.

#### 8. LAND RESERVED FOR ACQUISITION

Whether or not any environmental planning instrument or proposed environmental planning instrument referred to in clause 1 makes provision in relation to the acquisition of the land by a public authority, as referred to in section 3.15 of the Act.

Nil.

#### 9. CONTRIBUTION PLANS

#### The name of each contributions plan applying to the land.

West Dapto Section 94 Development Contributions Plan (2017)

This plan levies contributions under Section 7.11 of the *Emironmental Planning and Assessment Act* 1979 (NSW). For residential development the contributions is calculated based on the number of additional lots or dwellings, and for non-residential (ie commercial, retail, industrial) it is based on developable land area. Where applicable, the requirement to pay contributions will be include in any development consent or complying development certificate issued. Further information is available from Councils website.

#### **9A. BIODIVERSITY CERTIFIED LAND**

If the land biodiversity certified land under Part 8 of the *Biodiversity Conservation Act 2016*, a statement to that effect.

Note: Biodiversity certified land includes land certified under Part 7AA of the Threatened Species Conservation Act 1995 that is taken to be certified under Part 8 of the *Biodiversity Conservation Act 2016*.

Nil.

#### **10. BIODIVERSITY STEWARDSHIP SITES**

If the land is a biodiversity stewardship site under a biodiversity stewardship agreement under Part 5 of the *Biodiversity Conservation Act 2016*, a statement to that effect (but only if the council has been notified of the existence of the agreement by the Chief Executive of the Office of Environment and Heritage).

Note: Biodiversity stewardship agreements include bio-banking agreements under Part 7A of the *Threatened Species Conservation Act 1995* that are taken to be biodiversity stewardship agreements under Part 5 of the *Biodiversity Conservation Act 2016*.

Nil.

#### **10A. NATIVE VEGETATION CLEARING SET ASIDES**

If the land contains a set aside are under section 60ZC of the Local Land Services Act 2013, a statement to that effect (but only if the council has been notified of the existence of the set aside by Local Land Services or it is registered in the public register under that section).

Nil.

#### **11. BUSH FIRE PRONE LAND**

If any of the land is bush fire prone land (as defined in the Act), a statement that all or, as the case may be, some of the land is bush fire prone land.

If none of the land is bush fire prone land, a statement to that effect.

The land is recorded in Council's records as bushfire prone land.

#### **12. PROPERTY VEGETATION PLANS**

If the land is land to which a property vegetation plan approved under Part 4 of the <u>Native</u> <u>Vegetation Act 2003</u> (and that continues in force), a statement to that effect (but only if the council has been notified of the existence of the plan by the person or body that approved the plan under the Act).

Council has not been notified that the land is affected by a Property Vegetation Plan issued under the Native Vegetation Act 2003.

#### 13. ORDERS UNDER TREES (DISPUTES BETWEEN NEIGHBOURS) ACT 2006

Whether an order has been made under the <u>Trees (Disputes Between Neighbours) Act 2006</u> to carry out work in relation to a tree on the land (but only if the council has been notified of the order)

Council has not been notified of an order.

#### **14. STATE SIGNIFICANT DEVELOPMENT**

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of a project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

The minister via Government Gazette No. 146, 16 October 2009 declared the following development to be a Project under part 3A of the Environmental Planning and Assessment Act 1979.

The water and wastewater services of the West Dapto Urban Release Area and Adjacent Growth Areas (Tallawarra) comprising:

- the construction and operation of drinking water and wastewater pipelines, pumping stations, drinking water, reservoirs and associated infrastructure, and
- upgrades to the Wollongong and Shellharbour sewerage treatment plants.

#### STATE SIGNIFICANT INFRASTRUCTURE

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of a project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

The minister via Government Gazette No. 146, 16 October 2009 declared the following

development to be a Project under part 3A of the Environmental Planning and Assessment Act 1979.

The water and wastewater services of the West Dapto Urban Release Area and Adjacent Growth Areas (Tallawarra) comprising:

- the construction and operation of drinking water and wastewater pipelines, pumping stations, drinking water, reservoirs and associated infrastructure, and
- upgrades to the Wollongong and Shellharbour sewerage treatment plants.

### **15. SITE COMPATIBILITY CERTIFICATES AND CONDITIONS FOR SENIORS HOUSING**

If the land is land to which <u>State Environmental Planning Policy</u> (Housing for Seniors or People with a Disability) 2004 applies:

- (1) A statement of whether there is a current, site compatibility certificate (seniors housing), of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:
  - (a) the period for which the certificate is current, and

and

(b) that a copy may be obtained from the head office of the Department of Planning,

(2) A statement setting out any terms of a kind referred to in clause 18(2) of that Policy that have been imposed as a condition of consent to a development application granted after 11 October 2007 in respect of the land

State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004 Nil.

#### **16. SITE COMPATIBILITY CERTICATE FOR INFRASTRUCTURE**

A statement of whether there is a valid site compatibility certificate (infrastructure), or site compatibility certificate (schools or TAFE establishments) of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:

- (a) the period for which the certificate is valid, and
- (b) that a copy may be obtained from the head office of the Department.

State Environmental Planning Policy (Infrastructure) 2007 Nil.

#### **17. SITE COMPATIBILITY CERTIFICATE AND CONDITIONS FOR AFFORDABLE RENTAL HOUSING**

- (1) A statement of whether there is a current site compatibility certificate (affordable rental housing), of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:
  - (a) the period for which the certificate is current, and
  - (b) that a copy may be obtained from the head office of the Department.
- (2) A statement setting out any terms of a kind referred to in clause 17 (1) or 38 (1) of <u>State</u> <u>Environmental Planning Policy (Affordable Rental Housing) 2009</u> that have been imposed as a condition of consent to a development application in respect of the land.

State Environmental Planning Policy (Affordable Rental Housing) 2009 Nil.

#### **18. PAPER SUBDIVISION INFORMATION**

(1) The name of any development plan adopted by a relevant authority that applies to the land or that is proposed to be subject to the consent ballot.

Nil

(2) The date of any subdivision order that applies to the land.

Not applicable

(3) Words and expressions used in this clause have the same meaning as they have in Part 16C of this Regulation.

#### **19. SITE VERIFICATION CERTIFICATES**

A statement of whether there is a current site verification certificate, of which the council is aware, in respect of the land and, if there is a certificate, the statement is to include:

#### (a) the matter certified by the certificate, and

Note: A site verification certificate sets out the Director-General's opinion as to whether the land concerned is or is not biophysical strategic agricultural land or critical industry cluster land-see Division 3 of Part 4AA of State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries 2007).

(b) the date on which the certificate ceases to be current (if any), and

(c) that a copy may be obtained from the head office of the Department.

Nil

#### 20. LOOSE-FILL ASBESTOS INSULATION REGISTER

If the land includes any residential premises (within the meaning of Division 1A of Part 8 of the Home Building Act 1989) that are listed on the register, that is required to be maintained under that Division, a statement to that effect.

For register information contact www.fairtrading.nsw.gov.au

Nil.

#### 21. AFFECTED BUILDING NOTICES AND BUILDING PRODUCT RECTIFICATION ORDERS

(1) A statement of whether there is any affected building notice of which the council is aware that is in force in respect of the land.

(2) A statement of:

(a) whether there is any building product rectification order of which the council is aware that is in force in respect of the land and has not been fully complied with, and

(b) Whether any notice of intention to make a building product rectification order of which the council is aware has been given in respect of the land and is outstanding.

(3) In this clause: affected building notice has the same meaning as in Part 4 of the Building Products (Safety) Act 2017. building product rectification order has the same meaning as in the Building Products (Safety) Act 2017.

Affected building notice has the same meaning as Part 4 of the <u>Building Products (Safety) Act</u> 2017 No 69

Building product rectification order has the same meaning as in the <u>Building Products (Safety)</u> Act 2017 No 69

Nil.

#### CONTAMINATED LAND MANAGEMENT ACT 1997

Note: The following matters are prescribed by section 59 (2) of the Contaminated Land Management Act 1997 as additional matters to be specified in a planning certificate:

- (a) that the land to which the certificate relates is significantly contaminated within the meaning of that Act- if the land (or part of the land) is significantly contaminated land at the date when the certificate is issued,
- (b) that the land to which the certificate relates is subject to a management order within the meaning of the Act- if it is subject to such an order at the date when the certificate is issued,
- (c) that the land to which the certificate relates is the subject of an approved voluntary management proposal within the meaning of that Act – if it is the subject of such an approved proposal at the date when the certificate is issued,
- (d) that the land to which the certificate relates is subject to an ongoing maintenance order within the meaning of that Act – if it is subject to such an order at the date when the certificate is issued,
- (e) that the land to which the certificate relates is the subject of a site audit statement within the meaning of the Act – if a copy of such a statement has been provided at any time to the local authority issuing the certificate

Council has not been advised that:

a) The land is significantly contaminated land within the meaning of the Contaminated Land Management Act 1997

- b) The land is subject to a management order within the meaning of the Contaminated Land Management Act 1997
- c) The land is subject to an approved voluntary management proposal within the meaning of the Contaminated Land Management Act 1997
- d) The land is subject to an ongoing maintenance order within the meaning of the Contaminated Land Management Act 1997
- e) The land is the subject of a site audit statement within the meaning of the Contaminated Land Management Act 1997.

#### **SECTION 10.7 (5) DETAILS**

As at the date of this certificate, the following additional information, provided in good faith pursuant to section 10.7 (5) of the Act, relate to the abovementioned land. Council has selected these matters as those most likely to be of concern but they do not comprise an exhaustive list of matters likely to affect the land.

When information pursuant to section 10.7 (5) is requested the Council is under no obligation to furnish any of the information supplied herein pursuant to that section. Council draws you attention to section 10.7 (6) which states that a council shall not incur any liability in respect of any advice provided in good faith pursuant to subsection (5). The absence of any reference to any matter affecting the land shall not imply that the land is not affected by any matter referred to in this certificate.

#### **RESOLUTION TO PREPARE PLANNING PROPOSAL**

Council on 17 July 2017 resolved to commence the preparation of a draft Planning Proposal to introduce Housing Affordability provisions or SEPP 70 Housing Affordability provisions into the Wollongong Local Environmental Plan 2009. The form of the provisions will be subject to a future report and subsequent community consultation.

#### **PROPOSED DRAFT DEVELOPMENT CONTROL PLANS**

The following plans have been placed on exhibition pursuant to the provisions of section 3.43 of the Environmental Planning and Assessment Act 1979:

#### Draft Development Control Plan 2009 Review

The Wollongong Development Control Plan 2009 came into force on 3 March 2010. The following draft chapters are available for public exhibition.

Nil

#### LAND STABILITY

Council's land constraint/stability assessment maps do not show that the land is located in an area where landslip and/or subsidence have occurred, or where land instability is suspected. If you have any doubt as to whether the land is affected by landslip and/or subsidence the services of a suitably

qualified engineer should be obtained.

**Note:** the advice provided by Council in respect of the stability of the land is based on information contained in Council's land constraint maps. The maps have been compiled from data received by Council and considered by Council to be reasonably reliable. Council does not warrant that its land constraint maps contain all information ever received by Council relating to the stability of the land.

#### **FLOOD AND DRAINAGE**

#### Flood Risk Precinct Classification under Review

Council has recently undertaken a Review of its Flood Study for this area. The Study indicates that the property is affected by flooding or at risk of isolation in the event of a flood. The specific Flood Risk Precinct classification available from the Floodplain Risk Management Study and Plan is under review, however the outcomes from this review are not yet available. You may wish to engage a suitably qualified Civil Engineer, experienced in hydraulics and floodplain management, to determine the applicable Flood Risk Precinct classification for the property and to ascertain the likely effect, if any, on the land. Further information is available from Council.

**Note:** Advice given by Council relating to the likelihood of land being flooded or the nature or extent of such flooding is based on information contained in Council's flood maps. The maps are compiled from data received by Council and/or studies prepared by Council and considered by Council to be reasonably reliable. Council does not warrant that its flood maps contain all information ever received by Council relating to the likelihood of land being flooded or the nature or extent of any such flooding.

Council has prepared a development control plan known as Wollongong Development Control Plan 2009 that provides details of flood related development controls that may be applicable.

Please note that flood levels may change due to Council's flood study and Floodplain Risk Management Study currently being reviewed. As part of the review, design parameters for these studies are changing, and therefore the flood levels, velocities and flood risks may vary from the current flood study.'

#### **ACID SULFATE SOILS**

Acid Sulfate Soils Class 5 has been mapped on this land, refer to Clause 7.5 of Wollongong Local Environmental Plan 2009.

#### **CONTAMINATED LAND**

Council's records show that because of previous uses the land may be contaminated. The services of a suitably qualified consultant should be sought to ascertain the degree of contamination, if any, on the land, and its likely effect on the land. Council's records are incomplete and there is no certainty that the land is so affected. Council has adopted Wollongong Development Control Plan 2009, which may restrict the development of the land.

#### STATE SIGNIFICANT DEVELOPMENT

Nil.

#### **BUILDING LINES**

Wollongong Development Control Plan 2009 details the setbacks applicable to the land.

#### **OTHER HERITAGE MATTERS KNOWN TO COUNCIL**

#### **Aboriginal Heritage**

All development within the Wollongong Local Government Area is subject to the Aboriginal Heritage requirements of the National Parks and Wildlife Act 1974. To determine if your property is affected by an Aboriginal Site, it is recommended that an Aboriginal Heritage Information Management System (AHIMS) search be undertaken by contacting the AHIM'S Administrator on (02) 9995 5000. Further detail on Council's Aboriginal Heritage requirements for Development is contained within Chapter E10 of the Wollongong Development Control Plan 2009.

#### **DEVELOPMENT HISTORY**

Application may be made for a Building Certificate under section 10.7B of Environmental Planning and Assessment Act 1979 if written certification of existing buildings on the land is required.

The history of development consent approval applicable to the land may be obtained by consulting the Development Consent Register. Enquiries concerning the register may be made at Council's Customer Service Centre, 41 Burelli Street Wollongong during office hours.

#### LOOSE-FILL ASBESTOS

Council recommends you make your own enquiries as to the age of the buildings on the land to which this certificate relates and, if it contains a building constructed prior to 1980, the Council also strongly recommends that any potential purchaser obtain advice form a licensed asbestos assessor to determine whether loose-fill asbestos is present in any building on the land and, if so, the health risks (if any) this may pose for the building's occupants.

Contact NSW Fair Trading for further information.

#### **OTHER INFORMATION**

#### Illawarra Shoalhaven Regional Plan

The Department of Planning and Environment released the Illawarra Shoalhaven Regional Plan, November 2015. The strategy is the NSW Government 25 year land use strategy for the Illawarra Region.

#### **GENERAL INFORMATION**

The following general information is brought to the attention of land owners.

#### 1. Tree Management Policy

The Wollongong Tree Management Policy allows proper assessment to be made of the environmental importance and viability of trees before they are pruned, removed or damaged in any way. This Policy prohibits the ringbarking, cutting down, topping, lopping, removing, injuring or destruction of any tree except with the prior written consent of Council.

The Tree Management Policy applies to any tree that:

- Is 3 metres or more in height,
- Has a trunk diameter of 200mm or more at a height of 1 metre from the ground, or
- Has a branch spread of 3 metres or more

Please note that:

- A dead/dying tree is subject to the Tree Management Policy
- Pruning of major structural or anchor roots is also subject to the Tree Management Policy

Some trees may be exempt and do not require a permit to prune or remove them. Following is a list of the exempt tree species:

Salix Species	Willow
Erythrina X Sykesii	Coral Tree
Cupressus Macrocarpa "Brunniana"	Golden Cypress
Laganuria Pattersonii	Itchy Pod Tree
Harpephyllum Caffrum	Kaffir Plum
Syagrus Romanzoffina	Cocos Palm
Poplar Species	Poplar
Ficus Elasrica "Decora" and hybrids	Ornamental Rubber tree
Ligustrum Lucidum	Large Leafed Privet
Cinnamomum Camphora	Camphor Laurel
Schefflera Actinophylla	Umbrella Tree
False Acacia	Black Locust
Peppercorn	Pepper Tree
Alnus	Alder
Acer negundo	Box Elder

For the full list of other exemptions please refer to the Tree Management Policy document available via Council's website.

Any person acting on a permit issued under this Policy must comply with all conditions of that permit.

Any person who contravenes, or causes or permits the contravention of this Policy is guilty of an offence under the Environmental Planning and Assessment Act 1979.

Development Consents may contain restrictions relating to trees.

Further information regarding Council's Tree Management Policy including how to lodge an application can be made by contacting Council's Customer Service on telephone 4227 7111. Alternatively information can be obtained from Council's website via the following link <a href="http://www.wollongong.nsw.gov.au/services/household/trees/Pages/Lodgeatmp.aspx">http://www.wollongong.nsw.gov.au/services/household/trees/Pages/Lodgeatmp.aspx</a>.

#### 2. Termite Management for Buildings

Australian Standards 3660.1-2000 (New Buildings) AS 3660.2-2000 (Existing Buildings) Termite Management, recommends that buildings be inspected and be maintained in order to achieve termite management of buildings. Licensed Pest Control Contractors should be contacted to achieve necessary termite control.

#### 3. Lead Paint and Building Renovations

Your attention is drawn to the hazards associated with lead-based paints during building renovation. Suitable precautions should be taken when removing flaking paint or sanding painted surfaces suspected to have been treated with lead-based paint to prevent contamination of the immediate environment and associated health risk from lead dust.

AS 4361 - Part 2 - Guide to Lead Paint Management - Residential and Commercial.

#### 4. Sewage Management Systems

Where a property has on-site sewage management system (this includes septic tanks, disposal trenches, aerated waste water treatment systems, composting toilets and pump out systems) the new owner must obtain an "Approval to Operate" from Council within 3 months of land ownership being transferred or otherwise conveyed.

#### 5. Asbestos

Exposure to asbestos is a serious health hazard. In Australia, asbestos was gradually phased out of building materials in the 1980s and the supply and installation of asbestos containing goods has been prohibited since 31 December 2003. However, asbestos legacy materials still exist in many homes, buildings and other assets and infrastructure.

Council on the 27 October 2014 adopted an Asbestos policy which states Council's commitment to and responsibilities for safely managing asbestos, and provides information for Council and the local community on safely managing asbestos. The policy can be viewed on Council's website: www.wollongong.nsw.gov.au.

#### 6. Loose-Fill Asbestos Insulation

Some residential homes located in NSW have been identified as containing loose-fill asbestos insulation, for example in the roof space. NSW Fair Trading maintains a Register of homes that are affected by loose-fill asbestos insulation.

You should make your own enquiries as to the age of the buildings on the land to which this certificate relates and if it contains a building constructed prior to 1980, the council strongly recommends that any potential purchaser obtain advice from a licenced asbestos assessor to determine whether loose-fill asbestos is present in any building on the land and, if so, the health risks (if any) this may pose for the buildings occupants.

Contact NSW Fair Trading for further information.

#### 7. Building Product Use Ban

On 10 August 2018, the Commissioner of Fair Trading, Department of Finance, Services and Innovation issued, by way of a notice, a Building Product Use Ban under Section 9(1) of the Building Products (Safety) Act 2017. This notice prohibited the use of Aluminium Composite Panels (ACPs) with a core of greater 30 percent Polyethylene (PE) by mass ("the building product") in any external cladding, external wall, external insulation, faced or rendered finish in certain classes of buildings under the National Construction Code and subject to certain exceptions. The ban commenced operation on Wednesday 15 August 2018. You should undertake your own inquiries as to whether any of the Panels referenced in the Building Product Use Ban have been utilised in the building.

This letter is authorised by

#### Miriam Tolhurst

LIS Information Officer Section 10.7 Planning Certificates Wollongong City Council Telephone (02) 4227 7111



### WOLLONGONG CITY COUNCIL

Address 41 Burelli Street Wollongong • Post Locked Bag 8821 Wollongong DC NSW 2500 Phone (02) 4227 7111 • Fax (02) 4227 7277 • Email council@wollongong.nsw.gov.au Web www.wollongong.nsw.gov.au • ABN 63 139 525 939 - 6ST Registered

Issued         14 June 2019           Certificate Type         Sections 10.7(2) & (5)           Fee         \$133.00           Your Reference 8201911101 MITCH B:162120           Council Property Reference         458655	<b>CERTIFICATE</b> 201902414	
Fee         \$133.00           Your Reference 8201911101 MITCH B:162120	Issued 14 June 2019	
Your Reference 8201911101 MITCH B:162120	Certificate Type Sections 10.7(2) & (5)	
	Fee \$133.00	
Council Property Reference 458655	Your Reference 8201911101 MITCH B:162120	
	Council Property Reference 458655	

PLANNING	CERTIFICATE	
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Issued Under Section 10.7 of the Environmental Planning and Assessment Act 1979		
PROPERTY DETAILS	Legal Description	Lot 1002 DP 1192327
Location	Lot 1002 West Dapto Road	
		KEMBLA GRANGE NSW 2526

This certificate provides information on how a property (such as land and buildings) may be used and the limits on its development. The certificate contains information Council is aware of through its records and environmental plans, along with data supplied by the State Government.

#### SECTION 10.7 (2) DETAILS

As at the date of this certificate, the following prescribed matters under section 10.7(2) of the Act relate to the abovementioned land:

#### 1. NAMES OF RELEVANT PLANNING INSTRUMENTS & DEVELOPMENT CONTROL PLANS

### (1) The name of each environmental planning instrument that applies to the carrying out of development on the land

Wollongong Local Environmental Plan 2009

#### **State Environmental Planning Policies**

State Environmental Planning Policy (Sydney Drinking Water Catchment) 2011
State Environmental Planning Policy (State and Regional Development) 2011
State Environmental Planning Policy (Urban Renewal) 2010
State Environmental Planning Policy (Affordable Rental Housing) 2009
State Environmental Planning Policy (Exempt and Complying Codes) 2008
State Environmental Planning Policy (Infrastructure) 2007
State Environmental Planning Policy (Miscellaneous Consent Provisions) 2007
State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries) 2007
State Environmental Planning Policy (State Significant Precincts) 2005
State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004
State Environmental Planning Policy No. 65 – Design Quality of Residential Apartment
#### Development

State Environmental Planning Policy No. 64 – Advertising and Signage
State Environmental Planning Policy No. 55 – Remediation of Land
State Environmental Planning Policy No. 50 - Canal Estate Development
State Environmental Planning Policy No. 44 – Koala Habitat Protection
State Environmental Planning Policy No. 36 – Manufactured Home Estates
State Environmental Planning Policy No. 33 – Hazardous and Offensive Development
State Environmental Planning Policy No. 21 – Caravan Parks
State Environmental Planning Policy – (Vegetation in Non Rural areas) 2017
State Environmental Planning Policy (Educational Establishments and Child Care Facilities) 2017
State Environmental Planning Policy (Primary Production and Rural Development) 2013
State Environmental Planning Policy - Coastal Management 2018 (part of lot) affected.

# (2) The name of each proposed environmental planning instrument that will apply to the carrying out of development on the land and that is or has been the subject of community consultation or on public exhibition under the Act (unless the Director-General has notified the council that the making of the proposed instrument has been deferred indefinitely or has not yet been approved)

Draft State Environmental Planning Policy - Infrastructure - Amendment (Shooting Ranges) 2013

Draft State Environmental Planning Policy - Infrastructure - Amendment (Sport and Recreation) 2013

Explanation of Intended Effect – Proposed Draft Environment SEPP (2017)

Explanation of Intended Effect – Proposed Repeal of Two Operational SEPPs – SEPP 1 Development Standards and SEPP (Miscellaneous Consent Provisions) 2007 (2017)

Explanation of Intended Effect - Proposed new Remediation of Land SEPP and the Draft Planning Guidelines

Explanation of Intended Effect - Proposed Amendment to SEPP (Affordable Rental Housing) 2009

Explanation of Intended Effect - Proposed Amendment to SEPP Three Ports 2013

Explanation of Intended Effect - Proposed Amendment to SEPP - Short Term Rental Accommodation

# (3) The name of each development control plan that applies to the carrying out of development on the land

#### Wollongong Development Control Plan 2009

Wollongong Development Control Plan 2009, contains detailed development controls which supplement the provisions of Wollongong Local Environmental Plan 2009.

Note: The Wollongong Development Control Plan 2009 should be consulted to ascertain its full

effect on the land.

(4) In this clause, proposed environmental planning instrument includes a planning proposal for a Local Environmental Plan or a draft environmental planning instrument.

#### 2. ZONING AND LAND USE UNDER RELEVANT LEPs

Wollongong Local Environmental Plan 2009.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

E3 – Environmental Management

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Home occupations.

(c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Animal boarding and training establishments; Bed and breakfast accommodation; Building identification signs; Business identification signs; Community facilities; Dwelling houses; Environmental facilities; Environmental protection works; Extensive agriculture; Farm buildings; Farm stay accommodation; Forestry; Home based child care; Oyster aquaculture, Pond-based aquaculture, Recreation areas; Roads; Secondary dwellings, Tank-based aquaculture.

(d) The purposes for which the instrument provides that development is prohibited within the zone.

Industries; Multi dwelling housing; Residential flat buildings; Retail premises; Seniors housing; Service stations; Warehouse or distribution centres; Any development not specified in subclause (2) or (3).

**Note:** For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

Clause 4.2A Erection of dwelling houses in certain rural and environmental protection zones

1. This clause applies to land in the following zones:

Zone RU1 Primary Production, Zone RU2 Rural Landscape, Zone E3 Environmental Management.

- 2. Development consent must not be granted for the erection of a dwelling house on land to which this clause applies, and on which no dwelling house has been erected, unless the land is:
  - (a) a lot created in accordance with 4.1, or
  - (b) a lot created before this Plan commenced that met the minimum lot size specified to permit the erection of a dwelling house under Wollongong Local Environmental Plan 1990 in effect. Immediately before that commencement, or
  - (c) a lot created before this Plan commenced that is at least the minimum lot size specified for that lot by the Lot Size Map, or
  - (d) land that will be a lot in a subdivisions for which development consent was granted or approval under Part 3A of the Act was given before this Plan commenced and on which the erection of a dwelling house would have been permissible immediately before that commencement, or
  - (e) an existing holding with an area of not less than 10 hectares, or
  - (f) a lot that was created after 30 April 1971 but before 23 February 1984 and which has an area of not less than 20 hectares, or
  - (g) a lot that was created on or after 23 February 1984 but before the commencement of this Plan and which has an area of not less than 40 hectares, or
  - (h) a lot that was created before the commencement of this Plan, but only if the subdivision requirements for the land, or number of dwelling houses to be erected on the land, were specified in Schedule 2 to the *Wollongong Local Environmental Plan 1990* immediately before that commencement.

Note. A dwelling cannot be erected on a lot created under clause 9 of S tate Environmental Planning Policy (Rural Lands) 2008 or clause 4.2.

- 3. Land ceases to be an existing holding for the purposes of subclause (2) (e), if an application for development consent referred to in subclause (2) is not made in relation to that land before 31 December 2012.
- 4. Despite any other provision of this clause, development consent may be granted for the erection of a dwelling house on land in a zone to which this clause applies if:
  - (a) there is a lawfully erected dwelling house on the land and the dwelling house to be erected is intended only to replace the existing dwelling house, or
  - (b) the land would have been a lot or a holding referred to in subclause (2) had it not been affected by:
    - (i) a minor realignment of its boundaries that did not create an additional lot, or
    - (ii) a subdivision creating or widening a public road or public reserve or for another public purpose.
- 5. In determining whether to grant consent for the erection of a dwelling house, the consent authority must consider the extent to which the development is likely to affect the environmental and ecological conservation of the land with respect to the extent of clearing required for the development, including any clearing required for the provision of infrastructure, access and any asset protection zone identified for the land in a bush fire risk management plan in force under the *Rural Fires Act 1997*.

6. In this clause:

*existing holding* means all adjoining land, even if separated by a road or railway, held in the same ownership:

- (a) on 30 April 1971, and
- (b) at the time of lodging a development application for the erection of a dwelling house under this clause, and includes any other land adjoining that land acquired by the owner since 30 April 1971.
- Note: The owner in whose ownership all the land is at the time the application is lodged need not be the same person as the owner in whose ownership all the land was on the stated date.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

IN3 – Heavy Industrial

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Building identification signs; Business identification signs.

# (c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

Advertising structures; Boat building and repair facilities; Depots; Freight transport facilities; General industries; Hazardous storage establishments; Heavy industrial storage establishments; Heavy industries; Helipads; Industrial retail outlets; Kiosks; Light industries; Offensive storage establishments; Oyster aquaculture, Recreation areas; Recreation facilities (indoor); Roads; Rural industries; Service stations; Storage Premises, Take away food and drink premises; Tank-based aquaculture, Transport depots; Truck depots; Vehicle body repair workshops; Vehicle repair stations; Warehouse or distribution centres; Water supply systems.

### (d) the purposes for which the instrument provides that development is prohibited within the zone.

Pond-based aquaculture. Any development not specified in subclause (2) or (3).

**Note:** For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

For each environmental planning instrument or proposed instrument referred to in clause 1 (other than a State Environmental Planning Policy or proposed State Environmental Planning Policy) that includes the land in any zone (however described):

 (a) the identity of the zone, whether by reference to a name (such as "Residential Zone" or "Heritage Area") or by reference to a number (such as "Zone No 2(a)")

SP2 – Infrastructure (Road)

(b) the purposes for which the instrument provides that development may be carried out within the zone without the need for development consent

Building identification signs.

# (c) the purposes for which the instrument provides that development may not be carried out within the zone except with development consent

The purpose shown on the Land Zoning Map, including any development that is ordinarily incidental or ancillary to development for that purpose; Advertising structures; Business identification signs; Centre-based child care facilities; Community facilities; Recreation areas; Recreation facilities (indoor); Recreation facilities (major); Recreation facilities (outdoor); Respite day care centres; Roads.

Maps are available on the NSW Department of Planning website www.planning.nsw.gov.au

# (d) the purposes for which the instrument provides that development is prohibited within the zone.

Any development not specified in subclause (2) or (3).

**Note:**For subdivision consent requirements see Clause 2.6, of Wollongong Local Environmental Plan 2009.

Demolition of a building or work requires consent see Clause 2.6AA, of Wollongong Local Environmental Plan 2009.

Development below the mean high water mark requires consent see Clause 5.7, of Wollongong Local Environmental Plan 2009.

### Note: Wollongong Local Environmental Plan 2009 should be consulted to ascertain its full effect on the land.

(e) Whether any development standards applying to the land fix minimum land dimensions for the erection of a dwelling- house on the land, and if so, the minimum land dimensions so fixed

See Clauses 4.1, 4.1AA, 4.1A, 4.1B, 4.2 and 4.2A of the Local Environmental Plan.

(f) Whether the land includes or comprises critical habitat

Nil

(g) Whether the land is in a conservation area (however described)

Nil.

(h) Whether an item of environmental heritage (however described) is situated on the land Nil.

#### 2A. ZONING AND LAND USE UNDER STATE ENVIRONMENTAL PLANNING POLICY (SYDNEY REGIONAL GROWTH CENTRES) 2006

To the extent that the land is within any zone (however described) under:

- (a) Part 3 of the State Environmental Planning Policy (Sydney Region Growth Centres) 2006 (the 2006 SEPP), or
- (b) a Precinct Plan (within the meaning of the 2006 SEPP),
- (c) a proposed Precinct Plan that is or has been the subject of community consultation or on public exhibition under the Act,

the particulars referred to in clause 2 (a) - (h) in relation to that land (with a reference to "the instrument" in any of those paragraphs being read as a reference to Part 3 of the 2006 SEPP, or the Precinct Plan or proposed Precinct Plan, as the case requires).

Not Applicable.

#### **3. COMPLYING DEVELOPMENT**

(1) The extent to which the land is land on which complying development may be carried out under each of the codes for complying development because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18 (1), (c3) and 1.19 of *State Environmental Planning Policy (Exempt and Complying Development Codes) 2008*.

(2) The extent to which complying development may not be carried out on that land because of the provisions of clauses 1.17A (1) (c) to (e), (2), (3) and (4), 1.18(1)(c3) and 1.19 of that Policy and the reasons why it may not be carried out under those clauses.

(3) If the council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land, a statement that a restriction applies to

# the land, but it may not apply to all of the land, and that council does not have sufficient information to ascertain the extent to which complying development may or may not be carried out on the land.

Note: For land to which State Environmental Planning Policy (Three Ports) 2013 applies, Exempt and Complying Development is detailed under clauses 24 and 25 of this SEPP.

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code
  - Part 5B Container Recycling Facilities Code
  - Part 6 Subdivisions Code
  - Part 7 Demolition Code
  - Part 8 Fire Safety Code
- (2) Complying development **may not** be carried out on the land to the extent that it is land identified as **partially affected by Public Purpose** because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008* 
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings & Additions) Code

#### State Environmental Planning Policy (Exempt and Complying Development Codes) 2008

- Subject to the terms of each code, and the zoning of the land, complying development may be carried out for the following codes to the extent that the land is not affected by the provisions identified at (2) below.
  - Part 2 Exempt Development Code
  - Part 3 Housing Code (R1, R2, R3, R4, RU5)
  - Part 3A Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Part 3B Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Part 4 Housing Alterations Code
  - Part 4A General Development Code
  - Part 5 Commercial and Industrial (Alterations) Code
  - Part 5A Commercial and Industrial (New Buildings and Additions) Code

- Part 5B Container Recycling Facilities Code
- Part 6 Subdivisions Code
- Part 7 Demolition Code
- Part 8 Fire Safety Code
- (2) Complying development **may not** be carried out on the land to the extent that it is **partially identified as Environmentally Sensitive Land** zoned RU1, E2, E3, W1 or W2 because of the provisions of clauses 1.17A, 1.18 or 1.19 of *State Environmental Planning Policy (Exempt and Complying Codes) 2008* 
  - Housing Code (R1, R2, R3, R4, RU5)
  - Low Rise Medium Density Housing Code (Commencement deferred until July 2019)
  - Rural Housing Code (RU1, RU2, RU3, RU4, RU6, R5)
  - Commercial and Industrial (New Buildings & Additions) Code
  - Commercial and Industrial (Alterations) Code

#### 4B. ANNUAL CHARGES UNDER LOCAL GOVERNMENT ACT 1993 FOR COASTAL PROTECTION SERVICES THAT RELATE TO EXISTING COASTAL PROTECTION WORKS

In relation to a coastal council- whether the owner (or any previous owner) of the land has consented in writing to the land being subject to annual charges under section 496B of the <u>Local</u> <u>Government Act 1993</u> for coastal protection services that relate to existing coastal protection works (within the meaning of section 553B of that Act)

Note: "Existing coastal protection works" are works to reduce the impact of coastal hazards on the land (such as seawalls, revetments, groynes and beach nourishment) that existed before the commencement of section 553B of <u>the Local Government Act 1993</u>

Not applicable

#### 5. MINE SUBSIDENCE

Whether or not the land is proclaimed to be a mine subsidence district within the meaning of the Coal Mine Subsidence Compensation Act 2017.

The land is not proclaimed to be a mine subsidence district within the meaning of the <u>Coal Mine</u> <u>Subsidence Compensation Act 2017.</u>

#### 6. ROAD WIDENING AND ROAD REALIGNMENT

Whether or not the land is affected by any road widening or road realignment under:

(a) Division 2 of Part 3 of the Roads Act 1993 or

#### (b) Any environmental planning instrument or

#### (c) Any resolution of the council

Council has no record that the land is affected by any Road Widening or Road Realignment under:

- a) Division 2 of Part 3 of the Roads Act 1993, or
- b) any environmental planning instrument, or
- c) any resolution of the Council.

# 7. COUNCIL AND OTHER PUBLIC AUTHORITY POLICIES ON HAZARD RISK RESTRICTIONS

Whether or not the land is affected by a policy:

a) adopted by the council, or

b) adopted by any other public authority and notified to the council for the express purpose of its adoption by that authority being referred to in planning certificates issued by the council, that restricts the development of the land because of the likelihood of land slip, bushfire, tidal inundation, subsidence, acid sulfate soils or any other risk (other than flooding).

Council has adopted "Wollongong Development Control Plan 2009 – Chapter E12 Geotechnical Assessment".

Council has adopted Acid Sulfate Maps, Wollongong Local Environmental Plan 2009 – Clause 7.5 Acid Sulfate Soils.

Council has adopted "Wollongong Development Control Plan 2009 – Chapter E16 Bushfire Management". The Rural Fire Service has endorsed the Bush Fire Prone Land map.

Unhealthy Building Land Policy, adopted by the Environmental Protection Authority.

Council has adopted Wollongong City Council Coastal Zone Study (Cardno, Lawson, Treloar 2010).

#### 7A. FLOOD RELATED DEVELOPMENT CONTROLS INFORMATION

(1) Whether or not development on that land or part of the land for the purposes of dwelling houses, dual occupancies, multi dwelling housing or residential flat buildings (not including development for the purposes of group homes or seniors housing) is subject to flood related development controls.

Development on the land or part of the land for the purposes of dwelling houses, dual occupancies, multi dwelling housing or residential flat buildings (not including development for the purposes of group homes or seniors housing) is subject to flood related development controls as contained in Wollongong Development Control Plan 2009 Chapter E13 Floodplain Management and Wollongong Local Environmental Plan 2009 Clause 7.3 Flood Planning.

# (2) Whether or not development on that land or part of the land for any other purpose is subject to flood related development controls.

Development on the land or part of the land for any other purpose is subject to flood related development controls as contained in Wollongong Development Control Plan 2009 Chapter E13 Floodplain Management and Wollongong Local Environmental Plan 2009 Clause 7.3 Flood Planning.

# (3) Words and expressions in this clause have the same meaning as in the instrument set out in the Schedule to the Standard Instrument (Local Environmental Plans) Order 2006

Further flood information relating to this parcel of land is available by application under section 10.7(5) of the Environmental Planning & Assessment Act 1979.

#### 8. LAND RESERVED FOR ACQUISITION

Whether or not any environmental planning instrument or proposed environmental planning instrument referred to in clause 1 makes provision in relation to the acquisition of the land by a public authority, as referred to in section 3.15 of the Act.

Nil.

#### 9. CONTRIBUTION PLANS

#### The name of each contributions plan applying to the land.

#### Wollongong City Wide-Development Contributions Plan (2018)

This plan levies contributions under Section 7.12 of the *Environmental Planning and Assessment Act 1979 (NSW)*. The Contribution is calculated based on the proposed cost of carrying out development and, where applicable, the requirement to pay contributions will be included in any development consent or complying development certificate issued. Further information is available from Councils website.

#### West Dapto Section 94 Development Contributions Plan (2017)

This plan levies contributions under Section 7.11 of the *Environmental Planning and Assessment Act* 1979 (NSW). For residential development the contributions is calculated based on the number of additional lots or dwellings, and for non-residential (ie commercial, retail, industrial) it is based on developable land area. Where applicable, the requirement to pay contributions will be include in any development consent or complying development certificate issued. Further information is available from Councils website.

#### 9A. BIODIVERSITY CERTIFIED LAND

# If the land biodiversity certified land under Part 8 of the *Biodiversity Conservation Act 2016*, a statement to that effect.

Note: Biodiversity certified land includes land certified under Part 7AA of the Threatened Species Conservation Act 1995 that is taken to be certified under Part 8 of the *Biodiversity Conservation Act 2016*.

Nil.

#### **10. BIODIVERSITY STEWARDSHIP SITES**

If the land is a biodiversity stewardship site under a biodiversity stewardship agreement under Part 5 of the *Biodiversity Conservation Act 2016*, a statement to that effect (but only if the council has been notified of the existence of the agreement by the Chief Executive of the Office of Environment and Heritage).

Note: Biodiversity stewardship agreements include bio-banking agreements under Part 7A of the *Threatened Species Conservation Act 1995* that are taken to be biodiversity stewardship agreements under Part 5 of the *Biodiversity Conservation Act 2016*.

Nil.

#### **10A. NATIVE VEGETATION CLEARING SET ASIDES**

If the land contains a set aside are under section 60ZC of the Local Land Services Act 2013, a statement to that effect (but only if the council has been notified of the existence of the set aside by Local Land Services or it is registered in the public register under that section).

Nil.

#### **11. BUSH FIRE PRONE LAND**

If any of the land is bush fire prone land (as defined in the Act), a statement that all or, as the case may be, some of the land is bush fire prone land.

If none of the land is bush fire prone land, a statement to that effect.

The land is recorded in Council's records as bushfire prone land.

#### **12. PROPERTY VEGETATION PLANS**

If the land is land to which a property vegetation plan approved under Part 4 of the <u>Native</u> <u>Vegetation Act 2003</u> (and that continues in force), a statement to that effect (but only if the council has been notified of the existence of the plan by the person or body that approved the plan under the Act).

Council has not been notified that the land is affected by a Property Vegetation Plan issued under the Native Vegetation Act 2003.

#### 13. ORDERS UNDER TREES (DISPUTES BETWEEN NEIGHBOURS) ACT 2006

Whether an order has been made under the <u>Trees (Disputes Between Neighbours) Act 2006</u> to carry out work in relation to a tree on the land (but only if the council has been notified of the order)

Council has not been notified of an order.

#### **14. STATE SIGNIFICANT DEVELOPMENT**

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of a project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

Nil

#### STATE SIGNIFICANT INFRASTRUCTURE

If there is a direction by the Minister in force under section 75P (2) (c1) of the Act that a provision of an environmental planning instrument prohibiting or restricting the carrying out of a project or a stage of a project on the land under Part 4 of the Act does not have effect, a statement to that effect identifying the provision that does not have effect.

Nil

and

# 15. SITE COMPATIBILITY CERTIFICATES AND CONDITIONS FOR SENIORS HOUSING

If the land is land to which <u>State Environmental Planning Policy</u> (Housing for Seniors or People with a Disability) 2004 applies:

- (1) A statement of whether there is a current, site compatibility certificate (seniors housing), of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:
  - (a) the period for which the certificate is current, and
  - (b) that a copy may be obtained from the head office of the Department of Planning,
- (2) A statement setting out any terms of a kind referred to in clause 18(2) of that Policy that have been imposed as a condition of consent to a development application granted after 11 October 2007 in respect of the land

State Environmental Planning Policy (Housing for Seniors or People with a Disability) 2004 Nil.

#### **16. SITE COMPATIBILITY CERTICATE FOR INFRASTRUCTURE**

A statement of whether there is a valid site compatibility certificate (infrastructure), or site compatibility certificate (schools or TAFE establishments) of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:

- (a) the period for which the certificate is valid, and
- (b) that a copy may be obtained from the head office of the Department.

State Environmental Planning Policy (Infrastructure) 2007 Nil.

# 17. SITE COMPATIBILITY CERTIFICATE AND CONDITIONS FOR AFFORDABLE RENTAL HOUSING

- (1) A statement of whether there is a current site compatibility certificate (affordable rental housing), of which the council is aware, in respect of proposed development on the land and, if there is a certificate, the statement is to include:
  - (a) the period for which the certificate is current, and
  - (b) that a copy may be obtained from the head office of the Department.
- (2) A statement setting out any terms of a kind referred to in clause 17 (1) or 38 (1) of <u>State</u> <u>Environmental Planning Policy (Affordable Rental Housing) 2009</u> that have been imposed as a condition of consent to a development application in respect of the land.

State Environmental Planning Policy (Affordable Rental Housing) 2009

Nil.

#### **18. PAPER SUBDIVISION INFORMATION**

(1) The name of any development plan adopted by a relevant authority that applies to the land or that is proposed to be subject to the consent ballot.

Nil

(2) The date of any subdivision order that applies to the land.

Not applicable

(3) Words and expressions used in this clause have the same meaning as they have in Part 16C of this Regulation.

#### **19. SITE VERIFICATION CERTIFICATES**

A statement of whether there is a current site verification certificate, of which the council is aware, in respect of the land and, if there is a certificate, the statement is to include:

(a) the matter certified by the certificate, and

Note: A site verification certificate sets out the Director-General's opinion as to whether the land concerned is or is not biophysical strategic agricultural land or critical industry cluster land-see Division 3 of Part 4AA of State Environmental Planning Policy (Mining, Petroleum Production and Extractive Industries 2007).

- (b) the date on which the certificate ceases to be current (if any), and
- (c) that a copy may be obtained from the head office of the Department.

Nil

#### 20. LOOSE-FILL ASBESTOS INSULATION REGISTER

If the land includes any residential premises (within the meaning of Division 1A of Part 8 of the Home Building Act 1989) that are listed on the register, that is required to be maintained under that Division, a statement to that effect.

For register information contact <u>www.fairtrading.nsw.gov.au</u> Nil.

#### 21. AFFECTED BUILDING NOTICES AND BUILDING PRODUCT RECTIFICATION ORDERS

(1) A statement of whether there is any affected building notice of which the council is aware that is in force in respect of the land.

(2) A statement of:

(a) whether there is any building product rectification order of which the council is aware that is in force in respect of the land and has not been fully complied with, and

(b) Whether any notice of intention to make a building product rectification order of which the council is aware has been given in respect of the land and is outstanding.

(3) In this clause: affected building notice has the same meaning as in Part 4 of the Building Products (Safety) Act 2017. building product rectification order has the same meaning as in the Building Products (Safety) Act 2017.

Affected building notice has the same meaning as Part 4 of the <u>Building Products (Safety) Act</u> 2017 No 69

Building product rectification order has the same meaning as in the <u>Building Products (Safety)</u> Act 2017 No 69

Nil.

#### CONTAMINATED LAND MANAGEMENT ACT 1997

Note: The following matters are prescribed by section 59 (2) of the Contaminated Land Management Act 1997 as additional matters to be specified in a planning certificate:

- (a) that the land to which the certificate relates is significantly contaminated within the meaning of that Act- if the land (or part of the land) is significantly contaminated land at the date when the certificate is issued,
- (b) that the land to which the certificate relates is subject to a management order within the meaning of the Act- if it is subject to such an order at the date when the certificate is issued,
- (c) that the land to which the certificate relates is the subject of an approved voluntary management proposal within the meaning of that Act – if it is the subject of such an approved proposal at the date when the certificate is issued,

- (d) that the land to which the certificate relates is subject to an ongoing maintenance order within the meaning of that Act – if it is subject to such an order at the date when the certificate is issued,
- (e) that the land to which the certificate relates is the subject of a site audit statement within the meaning of the Act – if a copy of such a statement has been provided at any time to the local authority issuing the certificate

Council has not been advised that:

- a) The land is significantly contaminated land within the meaning of the Contaminated Land Management Act 1997
- b) The land is subject to a management order within the meaning of the Contaminated Land Management Act 1997
- c) The land is subject to an approved voluntary management proposal within the meaning of the Contaminated Land Management Act 1997
- d) The land is subject to an ongoing maintenance order within the meaning of the Contaminated Land Management Act 1997
- e) The land is the subject of a site audit statement within the meaning of the Contaminated Land Management Act 1997.

#### **SECTION 10.7 (5) DETAILS**

As at the date of this certificate, the following additional information, provided in good faith pursuant to section 10.7 (5) of the Act, relate to the abovementioned land. Council has selected these matters as those most likely to be of concern but they do not comprise an exhaustive list of matters likely to affect the land.

When information pursuant to section 10.7 (5) is requested the Council is under no obligation to furnish any of the information supplied herein pursuant to that section. Council draws you attention to section 10.7 (6) which states that a council shall not incur any liability in respect of any advice provided in good faith pursuant to subsection (5). The absence of any reference to any matter affecting the land shall not imply that the land is not affected by any matter referred to in this certificate.

#### **RESOLUTION TO PREPARE PLANNING PROPOSAL**

Council on 17 July 2017 resolved to commence the preparation of a draft Planning Proposal to introduce Housing Affordability provisions or SEPP 70 Housing Affordability provisions into the Wollongong Local Environmental Plan 2009. The form of the provisions will be subject to a future report and subsequent community consultation.

#### **PROPOSED DRAFT DEVELOPMENT CONTROL PLANS**

The following plans have been placed on exhibition pursuant to the provisions of section 3.43 of the Environmental Planning and Assessment Act 1979:

#### Draft Development Control Plan 2009 Review

The Wollongong Development Control Plan 2009 came into force on 3 March 2010. The following draft chapters are available for public exhibition.

Nil

#### LAND STABILITY

Council's land constraint/stability assessment maps do not show that the land is located in an area where landslip and/or subsidence have occurred, or where land instability is suspected. If you have any doubt as to whether the land is affected by landslip and/or subsidence the services of a suitably qualified engineer should be obtained.

**Note:** the advice provided by Council in respect of the stability of the land is based on information contained in Council's land constraint maps. The maps have been compiled from data received by Council and considered by Council to be reasonably reliable. Council does not warrant that its land constraint maps contain all information ever received by Council relating to the stability of the land.

#### **FLOOD AND DRAINAGE**

#### Flood Risk Precinct Classification under Review

Council has recently undertaken a Review of its Flood Study for this area. The Study indicates that the property is affected by flooding or at risk of isolation in the event of a flood. The specific Flood Risk Precinct classification available from the Floodplain Risk Management Study and Plan is under review, however the outcomes from this review are not yet available. You may wish to engage a suitably qualified Civil Engineer, experienced in hydraulics and floodplain management, to determine the applicable Flood Risk Precinct classification for the property and to ascertain the likely effect, if any, on the land. Further information is available from Council.

**Note:** Advice given by Council relating to the likelihood of land being flooded or the nature or extent of such flooding is based on information contained in Council's flood maps. The maps are compiled from data received by Council and/or studies prepared by Council and considered by Council to be reasonably reliable. Council does not warrant that its flood maps contain all information ever received by Council relating to the likelihood of land being flooded or the nature or extent of any such flooding.

Council has prepared a development control plan known as Wollongong Development Control Plan 2009 that provides details of flood related development controls that may be applicable.

Please note that flood levels may change due to Council's flood study and Floodplain Risk Management Study currently being reviewed. As part of the review, design parameters for these studies are changing, and therefore the flood levels, velocities and flood risks may vary from the current flood study.'

#### **ACID SULFATE SOILS**

Acid Sulfate Soils Class 5 has been mapped on this land, refer to Clause 7.5 of Wollongong Local Environmental Plan 2009.

Acid Sulfate Soils Class 4 has been mapped on this land, refer to Clause 7.5 of Wollongong Local Environmental Plan 2009.

#### **CONTAMINATED LAND**

Council's records show that because of previous uses the land may be contaminated. The services of a suitably qualified consultant should be sought to ascertain the degree of contamination, if any, on the land, and its likely effect on the land. Council's records are incomplete and there is no certainty that the land is so affected. Council has adopted Wollongong Development Control Plan 2009, which may restrict the development of the land.

#### STATE SIGNIFICANT DEVELOPMENT

Nil.

#### **BUILDING LINES**

Wollongong Development Control Plan 2009 details the setbacks applicable to the land.

#### **OTHER HERITAGE MATTERS KNOWN TO COUNCIL**

#### **Aboriginal Heritage**

All development within the Wollongong Local Government Area is subject to the Aboriginal Heritage requirements of the National Parks and Wildlife Act 1974. To determine if your property is affected by an Aboriginal Site, it is recommended that an Aboriginal Heritage Information Management System (AHIMS) search be undertaken by contacting the AHIM'S Administrator on (02) 9995 5000. Further detail on Council's Aboriginal Heritage requirements for Development is contained within Chapter E10 of the Wollongong Development Control Plan 2009.

#### **DEVELOPMENT HISTORY**

Application may be made for a Building Certificate under section 10.7B of Environmental Planning and Assessment Act 1979 if written certification of existing buildings on the land is required.

The history of development consent approval applicable to the land may be obtained by consulting the Development Consent Register. Enquiries concerning the register may be made at Council's Customer Service Centre, 41 Burelli Street Wollongong during office hours.

#### LOOSE-FILL ASBESTOS

Council recommends you make your own enquiries as to the age of the buildings on the land to which this certificate relates and, if it contains a building constructed prior to 1980, the Council also strongly recommends that any potential purchaser obtain advice form a licensed asbestos assessor to determine whether loose-fill asbestos is present in any building on the land and, if so, the health risks (if any) this may pose for the building's occupants.

Contact NSW Fair Trading for further information.

#### **OTHER INFORMATION**

Illawarra Shoalhaven Regional Plan

The Department of Planning and Environment released the Illawarra Shoalhaven Regional Plan, November 2015. The strategy is the NSW Government 25 year land use strategy for the Illawarra Region.

#### **GENERAL INFORMATION**

The following general information is brought to the attention of land owners.

#### 1. Tree Management Policy

The Wollongong Tree Management Policy allows proper assessment to be made of the environmental importance and viability of trees before they are pruned, removed or damaged in any way. This Policy prohibits the ringbarking, cutting down, topping, lopping, removing, injuring or destruction of any tree except with the prior written consent of Council.

The Tree Management Policy applies to any tree that:

- Is 3 metres or more in height,
- Has a trunk diameter of 200mm or more at a height of 1 metre from the ground, or
- Has a branch spread of 3 metres or more

Please note that:

- A dead/dying tree is subject to the Tree Management Policy
- Pruning of major structural or anchor roots is also subject to the Tree Management Policy

Some trees may be exempt and do not require a permit to prune or remove them. Following is a list of the exempt tree species:

Salix Species	Willow
Erythrina X Sykesii	Coral Tree
Cupressus Macrocarpa "Brunniana"	Golden Cypress
Laganuria Pattersonii	Itchy Pod Tree
Harpephyllum Caffrum	Kaffir Plum
Syagrus Romanzoffina	Cocos Palm
Poplar Species	Poplar
Ficus Elasrica "Decora" and hybrids	Ornamental Rubber tree
Ligustrum Lucidum	Large Leafed Privet
Cinnamomum Camphora	Camphor Laurel
Schefflera Actinophylla	Umbrella Tree
False Acacia	Black Locust
Peppercorn	Pepper Tree
Alnus	Alder
Acer negundo	Box Elder

For the full list of other exemptions please refer to the Tree Management Policy document available via Council's website.

Any person acting on a permit issued under this Policy must comply with all conditions of that permit.

Any person who contravenes, or causes or permits the contravention of this Policy is guilty of an offence under the Environmental Planning and Assessment Act 1979.

Development Consents may contain restrictions relating to trees.

Further information regarding Council's Tree Management Policy including how to lodge an application can be made by contacting Council's Customer Service on telephone 4227 7111. Alternatively information can be obtained from Council's website via the following link <a href="http://www.wollongong.nsw.gov.au/services/household/trees/Pages/Lodgeatmp.aspx">http://www.wollongong.nsw.gov.au/services/household/trees/Pages/Lodgeatmp.aspx</a>.

#### 2. Termite Management for Buildings

Australian Standards 3660.1-2000 (New Buildings) AS 3660.2-2000 (Existing Buildings) Termite Management, recommends that buildings be inspected and be maintained in order to achieve termite management of buildings. Licensed Pest Control Contractors should be contacted to achieve necessary termite control.

#### 3. Lead Paint and Building Renovations

Your attention is drawn to the hazards associated with lead-based paints during building renovation. Suitable precautions should be taken when removing flaking paint or sanding painted surfaces suspected to have been treated with lead-based paint to prevent contamination of the immediate environment and associated health risk from lead dust.

AS 4361 – Part 2 – Guide to Lead Paint Management – Residential and Commercial.

#### 4. Sewage Management Systems

Where a property has on-site sewage management system (this includes septic tanks, disposal trenches, aerated waste water treatment systems, composting toilets and pump out systems) the new owner must obtain an "Approval to Operate" from Council within 3 months of land ownership being transferred or otherwise conveyed.

#### 5. Asbestos

Exposure to asbestos is a serious health hazard. In Australia, asbestos was gradually phased out of building materials in the 1980s and the supply and installation of asbestos containing goods has been prohibited since 31 December 2003. However, asbestos legacy materials still exist in many homes, buildings and other assets and infrastructure.

Council on the 27 October 2014 adopted an Asbestos policy which states Council's commitment to and responsibilities for safely managing asbestos, and provides information for Council and the local community on safely managing asbestos. The policy can be viewed on Council's website: www.wollongong.nsw.gov.au.

#### 6. Loose-Fill Asbestos Insulation

Some residential homes located in NSW have been identified as containing loose-fill asbestos insulation, for example in the roof space. NSW Fair Trading maintains a Register of homes that are affected by loose-fill asbestos insulation.

You should make your own enquiries as to the age of the buildings on the land to which this certificate relates and if it contains a building constructed prior to 1980, the council strongly recommends that any potential purchaser obtain advice from a licenced asbestos assessor to determine whether loose-fill asbestos is present in any building on the land and, if so, the health risks (if any) this may pose for the buildings occupants.

Contact NSW Fair Trading for further information.

#### 7. Building Product Use Ban

On 10 August 2018, the Commissioner of Fair Trading, Department of Finance, Services and Innovation issued, by way of a notice, a Building Product Use Ban under Section 9(1) of the Building Products (Safety) Act 2017. This notice prohibited the use of Aluminium Composite Panels (ACPs) with a core of greater 30 percent Polyethylene (PE) by mass ("the building product") in any external cladding, external wall, external insulation, faced or rendered finish in certain classes of buildings under the National Construction Code and subject to certain exceptions. The ban commenced operation on Wednesday 15 August 2018.

You should undertake your own inquiries as to whether any of the Panels referenced in the Building Product Use Ban have been utilised in the building.

This letter is authorised by

#### Miriam Tolhurst

LIS Information Officer Section 10.7 Planning Certificates Wollongong City Council Telephone (02) 4227 7111

# APPENDIX



### SAFEWORK NSW DGS RESULTS





Locked Bag 2906, Lisarow NSW 2252 Customer Experience 13 10 50 ABN 81 913 830 179 | www.safework.nsw.gov.au

Our Ref: D19/157889

11 July 2019

Cardno NSW/ACT Pty Ltd Mr Mitch Blencowe 16 Burelli St WOLLONGONG NSW 2500



Dear Mr Blencowe

#### RE SITE: Lot 2 DP 230137 West Dapto Rd, Kembla Grange NSW

I refer to your site search request received by SafeWork NSW on 18 June 2019 requesting information on Storage of Hazardous Chemicals for the above site.

A search of the records held by SafeWork NSW has not located any records pertaining to the above-mentioned premises.

For further information or if you have any questions, please call us on 13 10 50 or email <u>licensing@safework.nsw.gov.au</u>

Yours sincerely

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Customer Service Officer Customer Experience - Operations SafeWork NSW



Locked Bag 2906, Lisarow NSW 2252 Customer Experience 13 10 50 ABN 81 913 830 179 | www.safework.nsw.gov.au

Our Ref: D19/158691

12 July 2019

CARDNO NSW/ACT PTY LTD Mr Mitch Blencowe 16 Burelli St WOLLONGONG NSW 2500



Dear Mr Blencowe

#### RE SITE: Lot 1 DP 588140 West Dapto Rd, Kembla Grange NSW

I refer to your site search request received by SafeWork NSW on 18 June 2019 requesting information on Storage of Hazardous Chemicals for the above site.

A search of the records held by SafeWork NSW has not located any records pertaining to the abovementioned premises.

For further information or if you have any questions, please call us on 13 10 50 or email <u>licensing@safework.nsw.gov.au</u>

Yours sincerely

San,

Customer Service Officer Customer Experience - Operations SafeWork NSW



Locked Bag 2906, Lisarow NSW 2252 Customer Experience 13 10 50 ABN 81 913 830 179 | www.safework.nsw.gov.au

Our Ref: D19/157893

11 July 2019

Cardno NSW/ACT Pty Ltd Mr Mitch Blencowe 16 Burelli St WOLLONGONG NSW 2500



Dear Mr Blencowe

#### RE SITE: Lot 1002 DP 1192327 West Dapto Rd, Kembla Grange NSW

I refer to your site search request received by SafeWork NSW on 18 June 2019 requesting information on Storage of Hazardous Chemicals for the above site.

A search of the records held by SafeWork NSW has not located any records pertaining to the above-mentioned premises.

For further information or if you have any questions, please call us on 13 10 50 or email <u>licensing@safework.nsw.gov.au</u>

Yours sincerely

Customer Service Officer Customer Experience - Operations SafeWork NSW