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Borg Plantations Pty Ltd

Project Summary for Consultation

Borg Plantations Pty Ltd - Proposed Bark and Timber Landscape Supplies Facility 26 Endeavour Street, Oberon

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Executive Summary

Borg Plantations Pty Ltd is proposing to establish a Bark/Timber Processing and Landscape Supplies Production facility that will process and recycle up to 99,000 tonnes per annum of wood material, primarily pine bark residuals, sawdust and pallets. This material will be sourced from Borg Manufacturing's nearby Oberon MDF Manufacturing Facility and other sources.

Borg Plantations' Bark/Timber Processing and Landscape Supplies Production Facility (the Facility) will be located at 26 Endeavour St, Oberon (Lot 34, DP1228591). The site is on land that was previously used for agricultural purposes but is currently unused. It is cleared and has no significant vegetation.

The intent of the facility is to provide a best practice, sustainable and well-designed facility to enable the beneficial recycling of pine bark, pallets and timbers into value-added landscape materials, with a focus on quality horticultural mulches for gardens and landscaping. No MDF, particle board or any other form of manufactured timber products will be accepted at the site. No mixed waste or any other type of waste will be accepted at the site. No composting will take place on site, and products will be transported from the site shortly after processing.

The Borg Plantations' development will include an office, weighbridge, wheel wash, dedicated waste tipping, processing and product storage areas. This will involve construction of a hardstand, roads, drainage and stormwater treatment infrastructure, landscaping and noise attenuation mounds / barriers. Car parking will also be established as part of the development.

Under Schedule 3, Clause 32(1)(c) of the *Environmental Planning and Assessment Regulation 2000*, the proposed development will be classified as Designated Development. As a result, an Environmental Impact Statement (EIS) will be required as part of the development application and planning approval for the development. The planning consent authority for the development will be the Western Joint Regional Planning Panel.

Jackson Environment and Planning Pty Ltd is currently preparing a planning application to seek consent on behalf of Borg Plantations Pty Ltd to develop a Bark/Timber Processing and Landscape Supplies Production at the site. The development will include measures that will allow the recycling facility to operate effectively without impacting on neighbours, the community or the environment.

The proposed development will provide a broader range of recycling options and make progress towards the NSW Government's recycling targets. The project will create 5 jobs in construction over a 3-month period and up to 7 new permanent jobs, injecting more than \$110 million into the local economy over a 15-year period.

This Project Summary will help inform the consultation phase of EIS for the project. Feedback on the proposed development is sought to ensure the project is designed in a way that maximises benefits for the region, and avoids impacts on neighbours, the community and the environment.

Your feedback would be appreciated in writing **by close of business Tuesday 30 October 2018**. Please provide your feedback via post or email to:

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1. Overview of site and planned development

The proposed development will allow Borg Plantations Pty Ltd to provide a best-practice Bark/Timber recycling plant to produce quality horticultural mulch products. It will also deliver on key priorities of the NSW Government to develop new recycling infrastructure to boost the recovery of municipal, commercial and industrial waste in the region.

The site is on land that was previously used for agricultural purposes but is currently unused. It is cleared and has no significant vegetation.

1.1. The Site and location

The site is located at 26 Endeavour St, Oberon, within the Oberon Council local government area. Oberon is located in the Central Plains region of New South Wales, 46 km south east of Bathurst, 77 km west of Katoomba and 195 km west of Sydney.

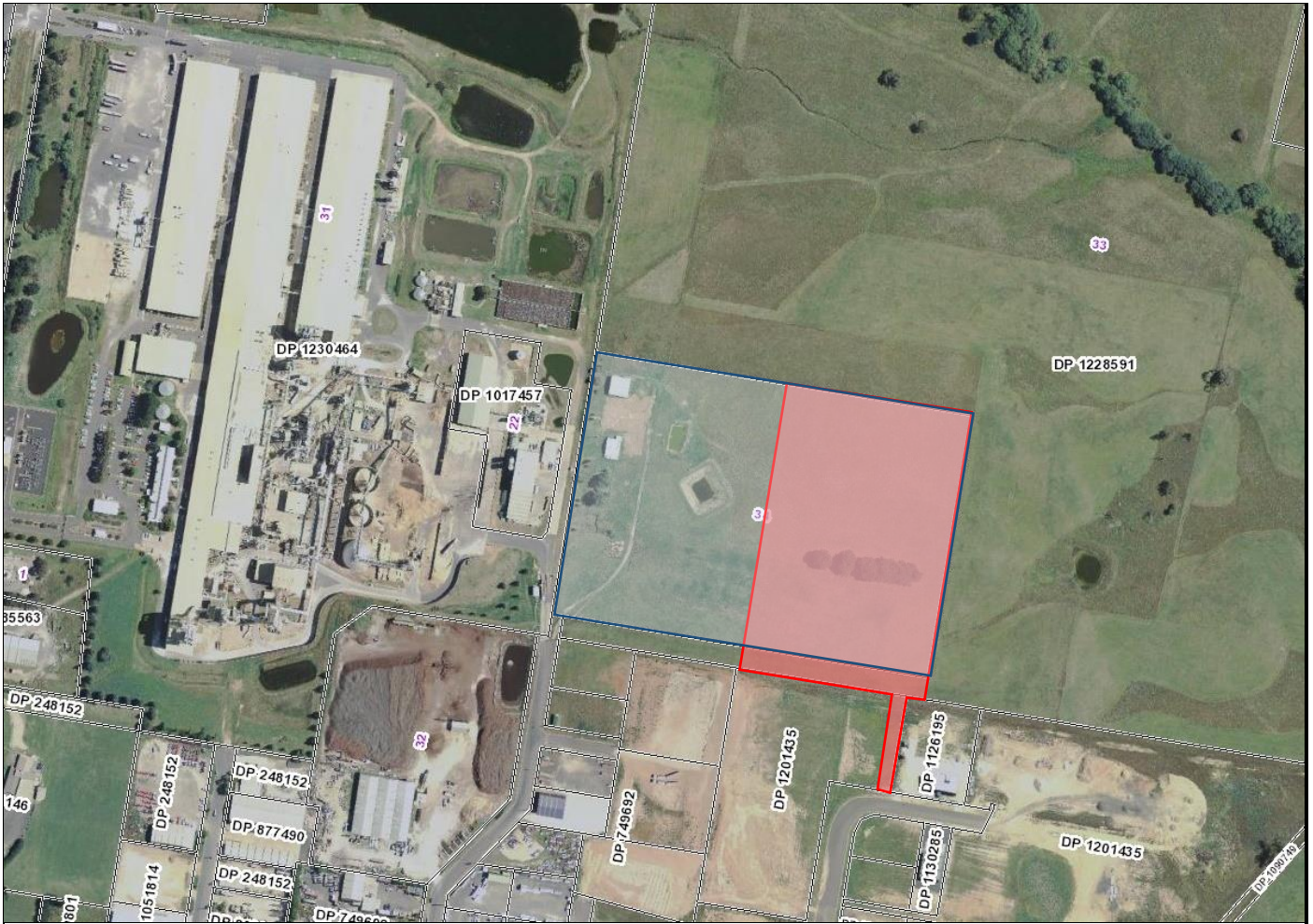
Aerial views of the site are given in Figures 1.1 to 1.3. The proposed site will occupy approximately half of Lot 34, DP 1228591. Borg Plantations Pty Ltd will investigate subdividing this lot between the proposed site area and the remaining lot area. In addition to the area on this lot, the proposed site will also encompass a small area between this lot and the closest road (Maher Road), in order to provide an area for an entranceway and driveway for the site.

The proposed site has a total area of approximately 4.8 hectares. This area was previously used for agricultural purposes but is currently vacant and unused. The site is unsealed, largely clear of vegetation and does not include any existing dwellings.

The proposed site is situated entirely on land zoned IN1, General Industrial. There are a small number of nearby land use zones, including RU1 Primary Production to the north and adjoining to the east, R1 General Residential to the south, and B2 Local Centre further south. The nearest residential zoned land is approximately 500m to the south of the site boundary. The nearest residential receivers are separated by other industrial activities (including other un-associated outdoor waste processing and recycling activities) and a heavy vehicle bypass.

The proposed development of the site seeks a new Development Consent for Borg Plantations Pty Ltd with a maximum tonnage of waste processing of up to 99,000 tonnes per year.

Figure 1.1. Aerial view of the subject site - site outlined in red; Lot 34, DP 1228591 outlined in blue.



Date	Revision	Drawn By	Site description	Client	Borg Plantations Pty Ltd
24/05/18	Revision A	M. McGee	26 Endeavour St, Oberon (Lot 34 DP 1228591)	Project	Bark/Timber Processing and Landscape Supplies Facility
				Title	Aerial photo of site showing surrounds
				Source	NSW Department of Planning and Environment

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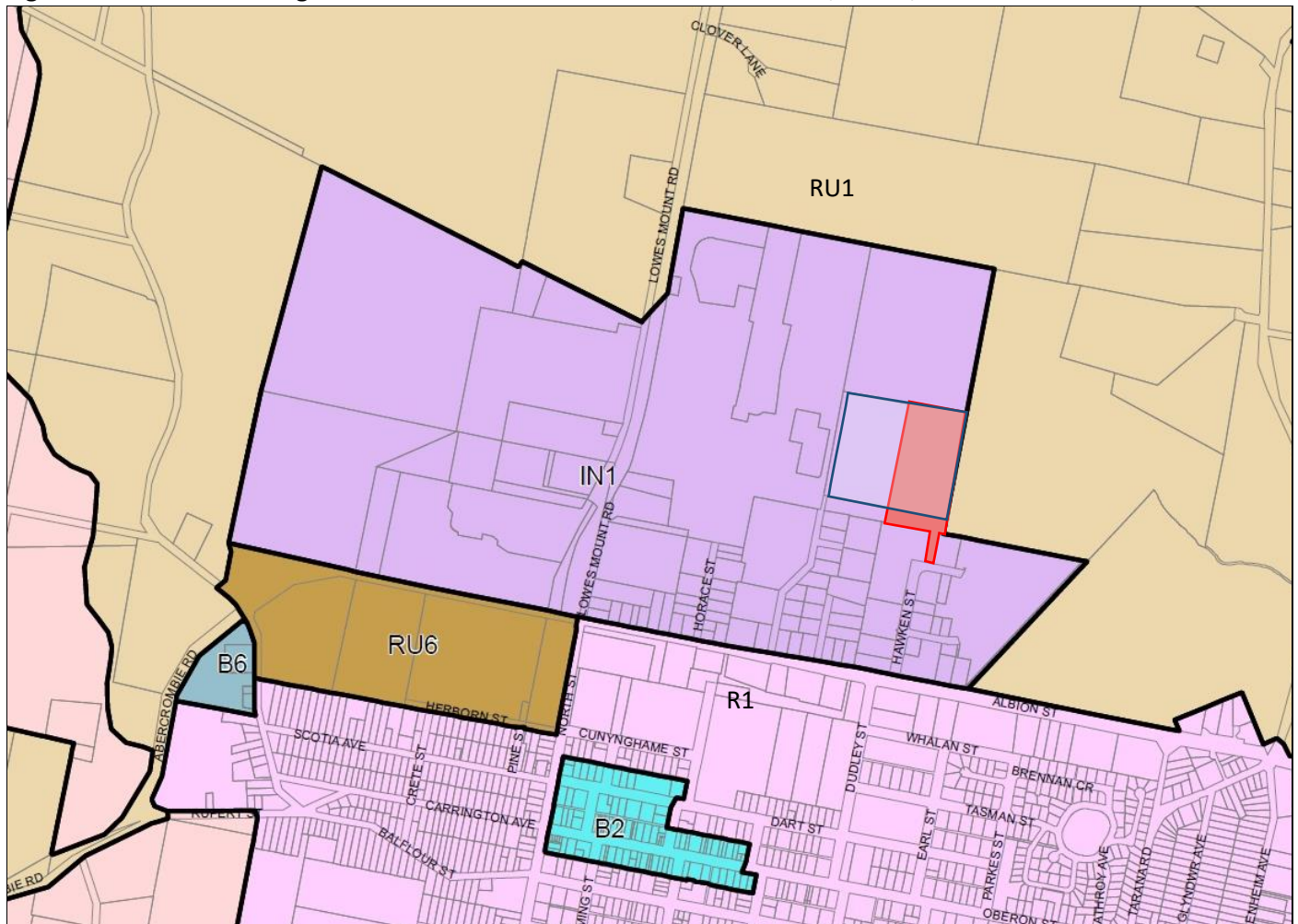
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Figure 1.2. Land use zoning of the site and surrounds - site outlined in red; Lot 34, DP 1228591 outlined in blue.



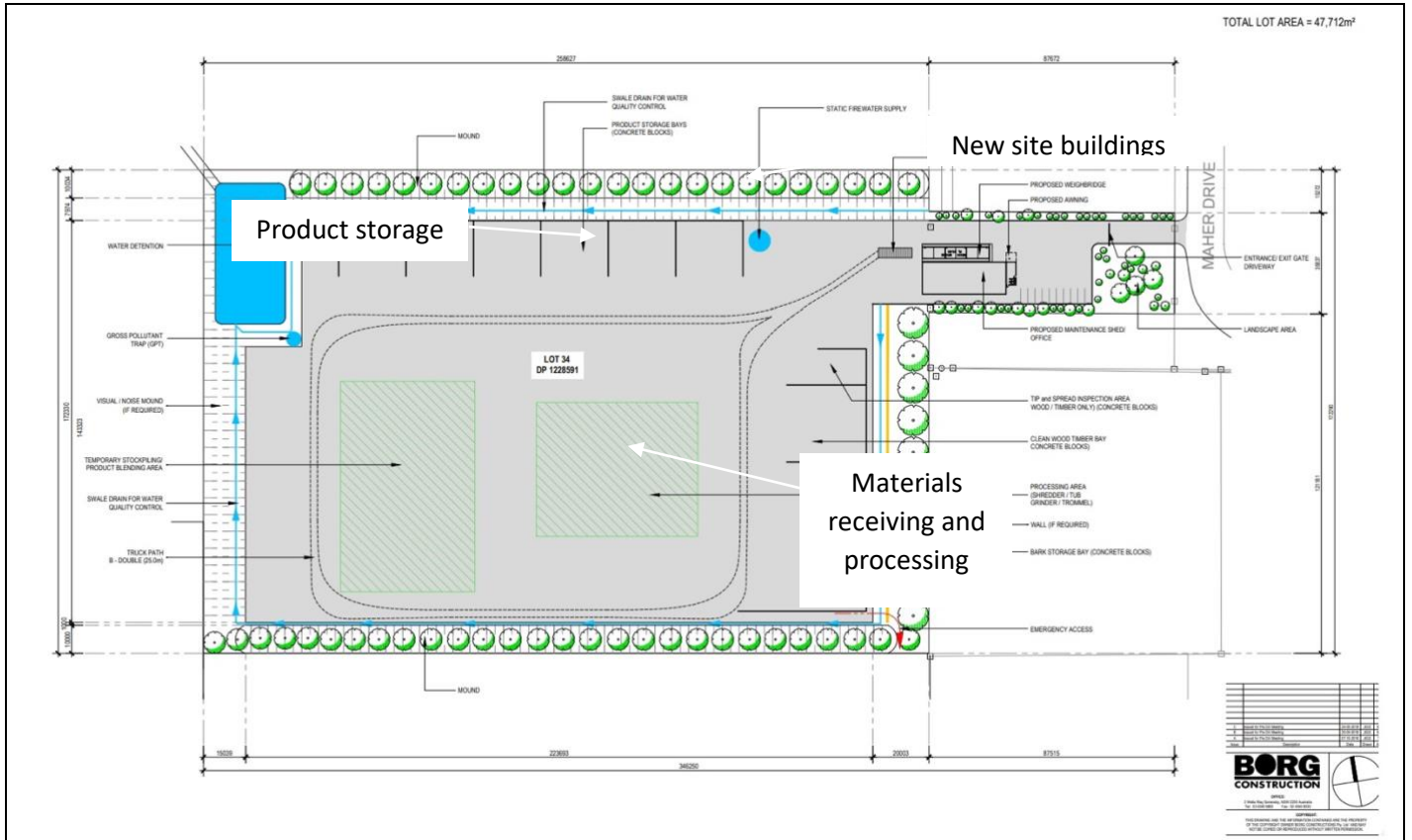
Date	Revision	Drawn By	Site description	Client	Borg Plantations Pty Ltd
24/05/18	Revision A	M.McGee	26 Endeavour St, Oberon (Lot 34 DP 1228591)	Project	Bark/Timber Processing and Landscape Supplies Facility
				Title	Land zoning of the site and surrounds
				Source	NSW Department of Planning and Environment

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Figure 1.3. Concept Site Plan.



Date	Revision	Drawn By	Site description	Client	Borg Plantations Pty Ltd
24/05/18	Revision A	Borg	26 Endeavour St, Oberon (Lot 34 DP 1228591)	Project	Bark/Timber Processing and Landscape Supplies Facility
				Title	Site Plan
				Source	Borg Manufacturing Pty Ltd

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1.2. Industry, environmental and community benefits

The EIS process, including Stakeholder Consultation will ensure that the social, environmental, cultural environment, visual catchment, and the local community is protected from any adverse impacts. The proposed development will consider environmental best practice and sustainability to reduce the impact of the development on the environment. The following features will be built into the design of the proposed upgrade of the site:

- The site will be sealed and hardstand to avoid soil disturbance and to improve the quality of runoff water;
- Perimeter bunding and drains will be put in place around site boundaries to prevent the release of contaminated stormwater;
- Gross pollutant trap will treat all runoff from the hardstand areas to remove gross pollutants, sediment, nitrogen and phosphorus and oil/grease;
- Water then will be directed to a stormwater detention pond, which will be used for dust suppression, and sufficiently sized to contain a 1 in 100-year rainfall event;
- Inspection of incoming material in a dedicated hardstand area to ensure incoming material is not contaminated;
- Air quality management will include systems for dust minimisation, such as suitable sprinklers or misting systems developed along the boundaries of the site for perimeter defence;
- Construction of landscaped noise mounds or built noise barriers along eastern, southern and western sides of the lot;
- Native species will be planted extensively around the perimeter of the site as a visual screen and to improve visual amenity;
- Minimise the disposal of waste to landfill, and maximise the diversion of quality recycled materials into local markets.

The facility upgrade will represent a major piece of infrastructure that will assist in creating jobs within the Central West region. The project has the capacity to inject \$110 million into the local economy over the twenty-year life of the project (comprising capital and operating expenditure from the plant, and product revenue).

The project will create up to 5 jobs in construction over a 3-month period, and up to 7 new full-time jobs during the operational phase.

The proposed development will also assist Borg Plantations Pty Ltd to increase recycling rates for wood/timber and reduce costs associated with wood waste disposal from its sites.

The project will create up to 7 local employment positions within the community. The Central West NSW region has an unemployment rate of over 5%, according to the ABS April 2016 Labour Force Survey. The project will also deliver educational and demonstration opportunities for the promotion of sustainable waste management practices.

The facility will minimise the amount of road transport for residuals from the nearby Oberon MDF plant. Stakeholder consultation will be based on the strategy shown below in Table 1.1, in accordance with Council Policy and statutory requirements. The primary focus of the stakeholder consultation strategy is to consult with all relevant stakeholders to ensure that the proposed development is conducted to meet all community and regulatory concerns.

Table 1.1. Stakeholder consultation strategy.

Organisation or Group	Reason for Involvement	Description of their Interest	Type of Engagement	Is this an Existing Relationship	Tools
Oberon Council Planning Department	EIS consultation, compliance with LEP and DCPs	Statutory	Involve, Consult	Yes	Development application and EIS
NSW EPA	Administration of the POEO Act	Statutory	Consult	Yes	Development assessment EPL licence
NSW Department of Planning and Environment	Administration of the <i>Environmental Planning & Assessment Act 1979</i> (as amended); <i>Environmental Planning and Assessment Regulation 2000</i>	Statutory	Consult	Yes	Designated Development planning approval
Office of Environment and Heritage	Administration of the <i>Biodiversity Conservation Act 2016</i> ; <i>Water Management Act 2000</i> , <i>Protection of the Environment Operations Act 1997</i> , <i>Heritage Act 1977</i> and others	Statutory	Involve, Consult	Yes	Development application and EIS
Roads and Maritime Services	Administration of the Roads Act 1993	Statutory	Involve, Consult	Yes	Development application and EIS
Adjoining Businesses	Local business interest	Potential to be impacted by the development	Consult	Yes	Direct mail, interviews, public exhibition of EIS
Local Residents	Local community interest, support for recycling	Potential to be impacted by the development	Consult	No	Direct mail, interviews, public exhibition of EIS

1.3. The Recycling Process

Site feedstocks will include bark residuals and sawdust, along with pallets. Pallets and timbers will also be trucked via backloading to Oberon from Borg’s other sites for recycling. Delivery vehicles will enter the facility over the weighbridge. Pallets and timbers will be tipped into a dedicated waste tipping and inspection area, where treated timbers and manufactured timbers (e.g. MDF) will be removed and disposed lawfully off-site. Any other contaminants in loads will be removed.

Incoming loads of bark from pine log processing in the MDF Manufacturing Facility will bypass the dedicated waste tipping and inspection area and be stored separately in a large concrete block storage bay, awaiting processing. Pre-inspection of this feedstock is not necessary, as it will contain clean, separated pine bark only.

It is further noted that no other form of waste material will be accepted at the site.

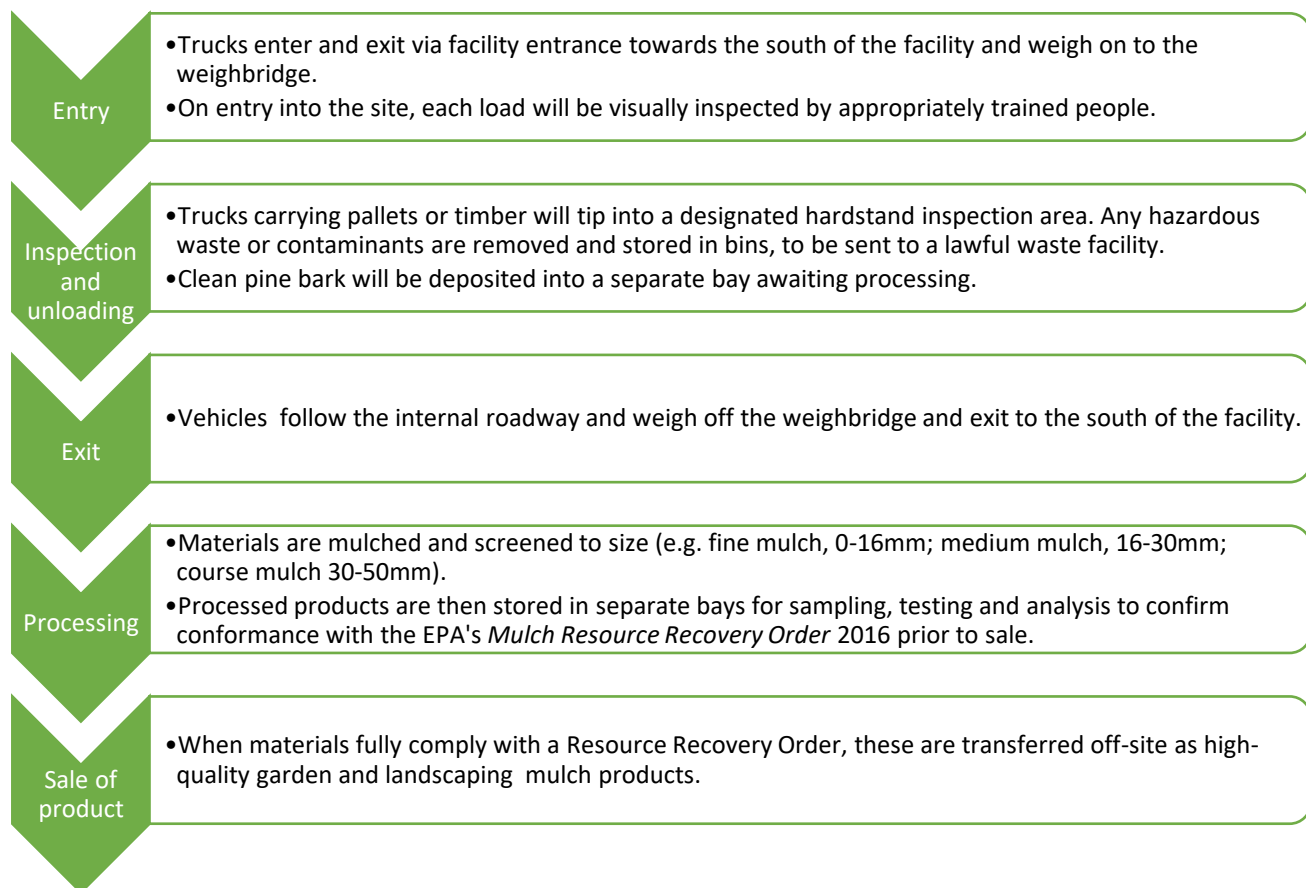
Processing of feedstock is expected to include mulching via grinders and shredders, with screening by a trommel for sizing processed material. No composting will take place on site, and products will be transported from the site shortly after processing.

Processed landscaping materials will be stored in dedicated concrete block bays. To ensure the recovered products are consistently fit for purpose, and comply with *The Mulch Order 2016*, regular sampling will be undertaken in accordance with a quality assurance program and quality control measures.

The facility is proposed to be operated from 7am to 6pm, Monday to Friday, and 8am to 1pm on Saturdays. The site will be closed on Sundays and public holidays.

1.3.1. Facility operation

Figure 1.4. Process flow chart for the operation of the Bark/Timber Processing and Landscape Supplies Production Facility.



1.4. Staging and timing of construction

The proposed development will be undertaken as a single stage development.

Construction will include an office, weighbridge, wheel wash, dedicated waste tipping, processing and product storage areas. This will involve construction of a hardstand, roads, drainage and stormwater treatment infrastructure, landscaping and noise attenuation mounds / barriers. Car parking will also be established as part of the development.

Table 1.2. Summary of construction stages.

Stage	Description	Consent status
i.	Excavation works to level site in preparation for construction	Approval sought under this Designated Development application
ii.	Construct office building and warehouse	
iii.	Construct car park next to buildings and new entrance	
iv.	Install fence at front of site	
v.	Construct hardstand across operational areas	
vi.	Construct onsite roads	
vii.	Construct stormwater drainage system	
viii.	Install weighbridge	
ix.	Construct noise barrier	
x.	Construct storage bunkers	
xi.	Install processing equipment	
xii.	Fully operational – ramp up to 99,000 tpa throughput	

There are no further plans for expansion at this site.

1.5. Management of impacts and protection of the environment

The key potential impacts for this development have been identified as noise, dust and traffic. Studies investigating the potential impacts of the development with respect to these issues are currently underway. A brief summary of each issue is presented below.

1.5.1. Noise and vibration

A noise and vibration impact assessment will be undertaken as part of the Environmental Impact Assessment. Suitable noise barriers will be developed based on the outcome of this study. These may include, for example a landscaped mound or noise attenuation barrier along the front boundary (south) of the site facing the residential zoned area. Mounds are also being considered for the northern and eastern boundaries, to avoid noise impacts on sensitive receptors.

1.5.2. Air Quality

An air quality impact assessment will be undertaken as part of the Environmental Impact Assessment. Air quality impacts will be assessed and strategies for minimising odour and dust will be assessed. Mitigation measures such as sprinklers or misting systems along the boundaries of the site for perimeter defence will be considered. No composting will take place on-site, and material will not remain on site for protracted periods of time, so odour is not expected to be an issue.

1.5.3. Traffic

A transport and traffic impact assessment will be undertaken as part of the Environmental Impact Assessment. A qualified traffic engineer will prepare a Traffic/Parking Impact Assessment Report for submission as part of the Environmental Impact Statement.

The report will address the likely impact of intensified use of the site on the flow of traffic on Maher Drive and the surrounding road network as well as on-site manoeuvring, truck volumes and any proposed parking arrangements. The report will also demonstrate that sufficient car and truck parking have been provided on-site. Traffic management will be more thoroughly addressed in the EIS.

The site entry will provide sufficient access for semi-trailer dual access or B-Double (min 8.1m road width to comply with AS 2890.2 for articulated vehicles).

Car parking will be developed will be consistent with the *Oberon Development Control Plan 2001*.

2. Sensitive receptors

The subject site is located approximately 500m north of the residential zoned area (see Figure 2.1).

Land to the immediate south of the site consists of an industrial subdivision, with varied operators including automotive, self-storage, building supplies and recycling facilities. The area directly to the north and west of the site is owned and managed by Borg. Land adjoining to the east of the site is zoned RU1 Primary Production.

The nearest residential zoned land is approximately 500m to the south of the proposed site boundaries, and the closest residential premises are approximately 670m to the south east of the site. Other key nearby sensitive receptors include:

- Oberon High School located approximately 650m south of the site;
- A caravan park located approximately 720m south west of the site;
- Rural premises in RU1 zoned land approximately 650m north east of the site.

The only non-Borg owned premises currently directly adjoining the site is a National Parks and Wildlife storage shed and depot. There are other adjoining lots zoned IN1, and under the *Oberon Local Environment Plan 2013* the following land uses are permitted in this area with consent:

Table 2.1. IN1 permitted development.

Permitted types of development in IN1 General Industrial Zones (<i>Oberon Local Environmental Plan 2013</i>)	
Depots	Liquid fuel depots
Freight transport facilities	Neighbourhood shops
Funeral homes	Places of public worship
Garden centres	Plant nurseries
General industries	Roads
Hardware and building supplies	Rural supplies
Industrial training facilities	Take away food and drink premises
Kiosks	Timber yards
Landscaping material supplies	Vehicle sales or hire premises
Light industries	Warehouse or distribution centres

Sensitive receptors are considered in the Environmental Impact Statement along with other issues as raised by the Department of Planning and Environment and other regulatory authorities, to ensure the proposed development will provide an environmentally acceptable and valuable recycling facility to support the Central Plains community.

The adjoining and nearby premises/activities can be considered as sensitive receptors, and impacts on these properties will be carefully considered and mitigated as part of the environmental planning investigations in preparing the Environmental Impact Statement for the development. A key issue associated with the development is potentially noise generated by the processing equipment. It is proposed to mitigate the noise using a series of aesthetically designed noise barriers and landscaping.

It is noted that as part of the consultation process, we are consulting properties within a 500m radius of the development site (see Figure 3.1). Consequently, as part of the consultation process, we are seeking feedback on the development from all potential sensitive receptors as identified in Table A.1 in Appendix A.

Figure 2.1. Aerial map showing 500m radius from each boundary (corners and mid points) around the proposed development site.



Date	Revision	Drawn By	Site description	Client	Borg Manufacturing Pty Ltd
4/9//2018	Revision A	J. Lethlean	26 Endeavour St, Oberon (Lot 34 DP 1228591)	Project	Bark/Timber Processing and Landscape Supplies Facility
				Title	500m Consultation Radius
				Source	NSW Department of Planning and Environment

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3. Planning approvals pathway

Borg Plantations’ proposed development will involve a new development consent for the site. The maximum waste processing capacity will be under 99,000 tonnes per annum. Under Section 4.33 of the *Environmental Planning and Assessment Act 1979* the proposed development is considered to be a Designated Development, requiring an EIS to be submitted with the development application.

Borg Plantations is committed to complying with all laws that affect its operations and understands that development approval and appropriate licensing is required prior to the proposed development occurring. In this regard, pursuant to Part 2, Schedule 2 of the *Environmental Planning and Assessment Regulation 2000*, Borg Plantations have sought the Secretary’s environmental assessment requirements with respect to the proposed Environmental Impact Statement (see Table 3.1).

The planning consent authority for this proposed development will be the Western Joint Regional Planning Panel.

3.1. NSW Department of Planning and Environment

Under NSW Planning legislation, the proposed development is a Designated Development. As such, the developer is required to prepare an Environmental Impact Statement as part of the development application.

A Preliminary Environmental Assessment has been undertaken, and the NSW Department of Planning and Environment has issued its list of requirements to be considered in the planning application process. This is referred to as the Secretary’s Environmental Assessment Requirements (SEARs). Key issues we are considering in the EIS are given in Table 4.1.

Table 3.1. Summary of the Secretary’s Environmental Assessment Requirements (SEARs) and investigations required for the EIS.

Secretary’s Environmental Assessment Requirements (SEARS Number 1238 – July 2018)
<p>Key issues</p> <p>The EIS must include an assessment of all potential impacts of the proposed development on the existing environment (including cumulative impacts if necessary) and develop appropriate measures to avoid, minimise, mitigate and/or manage these potential impacts. As part of the EIS assessment, the following matters must also be addressed:</p>
<p>strategic context - including:</p> <ul style="list-style-type: none"> - a detailed justification for the proposal and suitability of the site for the development; - consideration of impacts to surrounding agricultural resources and land; - a demonstration that the proposal is consistent with all relevant planning strategies, environmental planning instruments, development control plans (DCPs), or justification for any inconsistencies; and - a list of any approvals that must be obtained under any other Act or law before the development may lawfully be carried out
<p>suitability of the site – including:</p> <ul style="list-style-type: none"> - a detailed justification that the site can accommodate the proposed processing capacity, having regard to the scope of operations and its environmental impacts and relevant mitigation measures; and - floor plans depicting the proposed internal layout including the location of machinery and equipment.
<p>waste management - including:</p> <ul style="list-style-type: none"> - details of the type, quantity and classification of waste to be received at the site; - details of the resource outputs and any additional processes for residual waste; - details of waste handling including, transport, identification, receipt, stockpiling and quality control; and - the measures that would be implemented to ensure that the proposed development is consistent with the aims, objectives and guidelines in the NSW Waste Avoidance and Resource Recovery Strategy 2014-21.
<p>hazards and risk – including:</p> <ul style="list-style-type: none"> - a preliminary risk screening completed in accordance with State Environmental Planning Policy No. 33 – Hazardous and Offensive Development and Applying SEPP 33 (DoP, 2011), with a clear indication of class, quantity and location of all dangerous goods and hazardous materials associated with the development. Should preliminary screening indicate that the project is "potentially hazardous" a Preliminary Hazard Analysis (PHA) must be prepared in accordance with Hazardous Industry Planning Advisory Paper No. 6 - Guidelines for Hazard Analysis (DoP, 2011) and Multi-Level Risk Assessment (DoP, 2011).
<p>air quality and odour - including:</p> <ul style="list-style-type: none"> - a description of all potential sources of air emissions; - an air quality impact assessment in accordance with relevant Environment Protection Authority Guidelines; and - a description and appraisal of air quality impact mitigation and monitoring measures.
<p>noise and vibration – including:</p> <ul style="list-style-type: none"> - a description of all potential noise and vibration sources during construction and operation, including road traffic noise; - a noise and vibration assessment in accordance with the relevant Environment Protection Authority guidelines; and - a description and appraisal of noise and vibration mitigation, management and monitoring measures.

Secretary's Environmental Assessment Requirements (SEARS Number 1238 – July 2018)

soil and water – including:

- a description of local soils, topography, drainage and landscapes;
- details of water usage for the proposal including existing and proposed water licensing requirements in accordance with the Water Act 1912 and/or the Water Management Act 2000;
- an assessment of potential impacts on floodplain and stormwater management and any impact to flooding in the catchment;
- details of sediment and erosion controls;
- a detailed site water balance;
- an assessment of potential impacts on the quality and quantity of surface and groundwater resources;
- details of the proposed stormwater and wastewater management systems (including sewage), water monitoring program and other measures to mitigate surface and groundwater impacts; and
- a description and appraisal of impact mitigation, management and monitoring measures.

traffic and transport – including:

- o details of road transport routes and access to the site;
- road traffic predictions for the development during construction and operation;
- an assessment of impacts to the safety and function of the road network and the details of any road upgrades required for the development; and
- A traffic impact study prepared in accordance with the methodology set out in Section 2 of the RTA's Guide to Traffic Generating Developments.

fire and incident management – including:

- o identification of any aggregate quantities of combustible waste products to be stockpiled at any one time;
- o identification of foreseeable on-site and off-site fire events and other emergency incidents; and
- o technical information on the environmental protection equipment to be installed on the premises such as air, water and noise controls, spill clean-up equipment and fire (including management of fire water, location of fire hydrants and water flow rates at the hydrant) management and containment measures.

biodiversity – including:

- accurate predictions of any vegetation clearing on site or for any road upgrades;
- details of weed management during construction and operation in accordance with existing State, regional or local weed management plans or strategies; and
- a detailed description of the measures to avoid, minimise, mitigate and offset biodiversity impacts.

visual – including an impact assessment at private receptors and public vantage points

heritage – including Aboriginal and non-Aboriginal cultural heritage

Environmental Planning Instruments and other policies

The EIS must assess the proposal against relevant environmental planning instruments, including but not limited to:

- State Environmental Planning Policy (Infrastructure) 2007;
- State Environmental Planning Policy No. 33 Hazardous and Offensive Development
- State Environmental Planning Policy No. 55 Remediation of Land;
- Oberon Local Environmental Plan 2013; and
- relevant development control plans and section 94 plans

Guidelines

During the preparation of the EIS you should consult the Department's Register of Development Assessment Guidelines which is available on the Department's website at planning.nsw.gov.au under Development Proposals/Register of Development Assessment Guidelines. Whilst not exhaustive, this Register contains some of the guidelines, policies, and plans that must be taken into account in the environmental assessment of the proposed development.

Secretary's Environmental Assessment Requirements (SEARS Number 1238 – July 2018)

Consultation

During the preparation of the EIS, you must consult the relevant local, State and Commonwealth government authorities, service providers and community groups, and address any issues they may raise in the EIS. In particular, you should consult with the:

- Environment Protection Authority;
- Office of Environment and Heritage;
- Roads and Maritime Services;
- Rural Fire Service;
- Oberon Council; and
- the surrounding landowners and occupiers that are likely to be impacted by the proposal.

Details of the consultation carried out and issues raised must be included in the EIS.

4. Consultation

Consultation will be based on the strategy shown in Table 1.1, in accordance with the requirements of the Department of Planning and Environment. The primary focus of the stakeholder consultation strategy is to consult with all relevant stakeholders to ensure that the proposed development is conducted to meet all community and regulatory concerns.

The preparation of the Environmental Impact Statement will involve consultation with a number of government organisations, interest groups and neighbours. The consultation to be undertaken will identify the views and concerns of interested/affected parties with respect to the likely environmental, infrastructure and amenity impacts of the proposed development. Key stakeholders to be consulted include:

- Surrounding landowners;
- Oberon Council;
- NSW Department of Planning and Environment;
- NSW Environment Protection Authority;
- NSW Office of Environment and Heritage;
- NSW Roads and Maritime Services; and
- NSW Rural Fire Service.

Your feedback on potential issues associated with the development is an important part of the EIS process. This will help us to identify any additional issues, so we can prepare strategies to avoid these impacts on the surrounding area.

Your feedback on the issues listed in Table 5.1 and any other potential issues would be appreciated in writing **by close of business Tuesday 30 October 2018**. Please provide your feedback to via post or in email to:

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Should you wish to discuss the project, please call Bernard Johnston on 0413 739 141.

Appendix A – List of premises within 500m of the proposed development

Table A.1. Identified potential sensitive receptors within 500m of the proposed development site.

No.	Address	Suburb	Zone	Zone Description	Occupied/Vacant
1	30 Albion Street	Oberon	IN1	General Industrial	Occupied
2	36 Albion Street	Oberon	IN1	General Industrial	Occupied
3	38 Albion Street	Oberon	IN1	General Industrial	Occupied
4	46 Albion Street	Oberon	IN1	General Industrial	Vacant
5	37-39 Albion Street	Oberon	R1	General Residential	Occupied
6	41 Albion Street	Oberon	R1	General Residential	Occupied
7	45-51 Albion Street	Oberon	R1	General Residential	Occupied
8	53 Albion Street	Oberon	R1	General Residential	Occupied
9	57 Albion Street	Oberon	R1	General Residential	Occupied
10	66 Albion Street	Oberon	IN1	General Industrial	Occupied
11	72 Albion Street	Oberon	IN1	General Industrial	Occupied
12	1 Dudley Street	Oberon	R1	General Residential	Occupied
13	1 Endeavour Street	Oberon	IN1	General Industrial	Occupied
14	2 Endeavour Street	Oberon	IN1	General Industrial	Occupied
15	3-5 Endeavour Street	Oberon	IN1	General Industrial	Occupied
16	4 Endeavour Street	Oberon	IN1	General Industrial	Occupied
17	6 Endeavour Street	Oberon	IN1	General Industrial	Occupied
18	7 Endeavour Street	Oberon	IN1	General Industrial	Occupied
19	8 Endeavour Street	Oberon	IN1	General Industrial	Occupied
20	9 Endeavour Street	Oberon	IN1	General Industrial	Occupied
21	10 Endeavour Street	Oberon	IN1	General Industrial	Occupied
22	11 Endeavour Street	Oberon	IN1	General Industrial	Occupied
23	12 Endeavour Street	Oberon	IN1	General Industrial	Occupied
24	13 Endeavour Street	Oberon	IN1	General Industrial	Occupied
25	14 Endeavour Street	Oberon	IN1	General Industrial	Vacant
26	15 Endeavour Street	Oberon	IN1	General Industrial	Vacant
27	17 Endeavour Street	Oberon	IN1	General Industrial	Vacant
28	31 Endeavour Street	Oberon	IN1	General Industrial	Occupied
29	10 Hawken Street	Oberon	IN1	General Industrial	Vacant
30	25 Hawken Street	Oberon	IN1	General Industrial	Vacant
31	45 Hawken Street	Oberon	IN1	General Industrial	Occupied
32	50 Hawken Street	Oberon	IN1	General Industrial	Occupied

No.	Address	Suburb	Zone	Zone Description	Occupied/Vacant
33	8 Horace Street	Oberon	IN1	General Industrial	Occupied
34	11 Horace Street	Oberon	IN1	General Industrial	Occupied
35	13-15 Horace Street	Oberon	IN1	General Industrial	Occupied
36	17-19 Horace Street	Oberon	IN1	General Industrial	Occupied
37	1 Hazelgrove Rd	Oberon	E1	National Parks and Nature Reserves	Vacant
38	123 Hazelgrove Rd	Oberon	E1	National Parks and Nature Reserves	Occupied
39	125 Hazelgrove Rd	Oberon	E1	National Parks and Nature Reserves	Occupied
40	26 Maher Drive	Oberon	IN1	General Industrial	Vacant
41	4 Maher Drive	Oberon	IN1	General Industrial	Vacant
42	57 Maher Drive	Oberon	IN1	General Industrial	Occupied
43	96-106 Maher Drive	Oberon	IN1	General Industrial	Occupied
44	9 Maher Drive	Oberon	IN1	General Industrial	Occupied
45	1 Sirius Street	Oberon	IN1	General Industrial	Occupied
46	2 Sirius Street	Oberon	IN1	General Industrial	Occupied
47	3 Sirius Street	Oberon	IN1	General Industrial	Occupied
48	4 Sirius Street	Oberon	IN1	General Industrial	Vacant
49	5 Sirius Street	Oberon	IN1	General Industrial	Occupied
50	6 Sirius Street	Oberon	IN1	General Industrial	Occupied
51	7 Sirius Street	Oberon	IN1	General Industrial	Occupied
52	8 Sirius Street	Oberon	IN1	General Industrial	Occupied
53	10 Sirius Street	Oberon	IN1	General Industrial	Occupied