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MAROOCHY SHIRE COUNCIL
TOWN PLANNING CONSENT PERMIT

Permit No: C947609

File Ref: 40267

Date of Issue: 26.6.95

Pursuant to the provisions of the Local Government (Planning and Environment) Act 1990, the Town Planning Scheme for the Whole of the Shire of Maroochy and Chapter 43 of the By-laws, the Maroochy Shire Council hereby permits the following use subject to the undermentioned conditions.

NAME: G MCDUGALL

ADDRESS: C/- KINHILL CAMERON MCNAMARA,
PO BOX 1187, MAROOCHYDORE 4558

Property Number: 31810 Area: 14.75 ha

Property Description of Land: LOT 2 ON RP 213261
PARISH OF MOOLOOLAH

Postal Address of Land: BAMBOO ROAD AND CHEVALLUM ROAD,
PALMWOODS

Current Use of Land: VACANT


Permitted Consent Use: MIXING OF ORGANIC MATERIAL TO
PRODUCE SOIL BLENDS

- 1 (a) If the new use authorised hereby has not commenced within a period of two years from the date hereof the Council may proceed in accordance with section 4.14 of the Local Government (Planning and Environment) Act 1990 to revoke this consent
- 1 (b) This permit will automatically lapse where the authorised use has not been commenced within four years of the date hereof or where the authorised use has ceased for a period of at least twelve months
- 2 Compliance with all relevant By-laws, Town Planning provisions and Council Policies
- 3 The materials to be utilised on site shall be sawdust from hardwood and pine sawmills, poultry farm floor waste, sand, ash and pine park
- 4 Chicken farm floor waste shall be incorporated into initial composting stockpiles upon arrival on site
- 5 The surface coating of sawdust on the initial composting stockpiles should be checked frequently, in particular after significant rainfall events and restoration of eroded areas undertaken as necessary
- 6 All raw material stockpiles for sawdust, sand ash and bark should be stabilised by appropriate means to prevent dust emissions

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- 7 Stockpiles of the sieved mix will need to be stabilised by appropriate means or kept within an enclosed shed to prevent air borne emissions
- 8 Poultry farm floor wastes spilt upon road surfaces, manoeuvring areas and areas around the rotating screens are to be collected and reintroduced into the processing operation or disposed of to the satisfaction of the Chief Executive Officer
- 9 If the scheduling of mixing operations or the delivery of materials is such that at any time the requirements of condition 4 cannot be complied with then a dry storage area (an elevated and covered area shall be provided to prevent rainwater contact with any chicken manure stockpile
- 10 The access driveway to be gravelled to a minimum depth of 200mm
- 11 A deceleration lane is to be provided on Chevallum Road with a connection to the access road. The level at the access road is to be raised in the area of the road frontage and drained, all to the satisfaction of the Chief Executive Officer
- 12 The area between the access road and the property boundary and the proposed levee and the property boundary to be landscaped and maintained to the satisfaction of the Chief Executive Officer
- 13 The stockpile area of the site as shown in the application to be enclosed by a levee of a height determined by a flood study as the equivalent of a 1 in 50 return period; the construction of the levee is not to result in the ponding of stormwater runoff from or onto adjacent properties
- 14 No leaching from stored material is to enter any other property; during periods of high rainfall any seepage of liquid or movement of material is to be cleaned up, as soon as possible, to eliminate any potential odour problem
- 15 To achieve compliance with condition 14 the levee bank will be designed and constructed to contain all stormwater and runoff which is to be collected and reused to wet down the stockpiles
- 16 No additional clearing of the site is to be undertaken
- 17 The operators to obtain the appropriate Environmental Protection Act licence after the declaration of the use as an environmentally relevant activity, effective from 1 July, 1996. The operation at commencement shall comply with currently available guidelines for this industry
- 18 Works associated with this use are not to be carried out between the hours of 6.00 pm and 7.00 am Monday to Saturday or any time on Sundays or Public Holidays
- 19 Noise levels are not to exceed either 5dbA above background levels at the boundary of the site or 5dbA above background levels at the existing houses on the east side of Cheviot Road
- 20 All loading and unloading of vehicles to be carried out on site, and all vehicles engaged in the use to be parked on site
- 21 All loaded vehicles to have the load covered
- 22 Heavy vehicle trips are not to exceed 40 per day (a vehicle entering and then leaving being 2 trips) averaged over a calendar month, the Council may require details of loadings at any time or may install a vehicle movement counter within the access way to monitor movements. the Chief Executive Officer may approve of a greater number of trips where circumstances warrant
- 23 No earthworks or filling shall be carried out on the site until the issue of a building permit or with the approval of the Chief Executive Officer
- 24 Filling, other development works, or the erection of any buildings or other structures shall be carried out so as not to cause any ponding of water on adjoining land or any blockage or interference with any natural watercourse or in any way unduly affect adjoining property. In any case where it is unavoidable that the proposed development may cause any of the above disabilities, such remedial drainage or other works shall be carried out to the requirements of the Chief Executive Officer.


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- The design of such works shall be approved by the Chief Executive Officer prior to the issue of a building permit
- 25 Disposal of sewage and sullage wastes on site to the satisfaction of the Chief Executive Officer. Designs to be approved prior to the issue of a building permit
 - 26 Completed compost shall not be stockpiled on the site other than in a manner that complies with the requirements of the Department of Environment & Heritage
 - 27 All of the above requirements to be fulfilled prior to the commencement of the use

The Council thanks you for investing in Maroochy Shire and trusts your venture will be successful. If the Council can be of further assistance, please do not hesitate to contact this office.

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Chief Executive Officer

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