

5 June 2026

ErSed Reference: 25009-ERMR-05-260607

Nick Papanicolaou
Senior Project Manager, GibbGroup
Suite 3, Level 11
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Sydney NSW 2000

Re: SSD 30871587 – Warehouse and Distribution Centre at 805 Mamre Road
Environmental Representative Monthly Report (ERMR #05)

Condition of Approval A42(j) for SSD 30871587 requires that the ER:

*“prepare and submit to the Planning Secretary and other relevant regulatory agencies, for information, an **Environmental Representative Monthly Report** providing the information set out in the Environmental Representative Protocol under the heading “Environmental Representative Monthly Reports.” The **Environmental Representative Monthly Report** must be submitted within **seven calendar days** following the end of each month for the duration of the ER’s engagement for the development, or as otherwise agreed with the Planning Secretary”.*

This report has been prepared in accordance with condition A42(j) of the Development Consent and covers the period from 1 May 2026 and 31 May 2026.

The following report is to be provided to the Planning Secretary in accordance with this condition.

Please contact me if you require further information.

Sincerely

A handwritten signature in blue ink, appearing to read "R. Peterson".

Richard Peterson
Environmental Representative for SSD 3087158
Principal (ErSed Environmental Pty Ltd)

SSD 30871587 – Warehouse and Distribution Centre at 805 Mamre Rd
Environmental Representative Monthly Report (ERMR #05)
For the period 1 May 2026 to 31 May 2026



1.	Construction activities carried out during the reporting period	The overall scope of works includes demolition of existing structures, bulk earthworks, subdivision of Lot 26 into eight lots, construction of public roads and an interim access to Mamre Road, site servicing and stormwater infrastructure, and the construction and operation of two warehouses with ancillary office space, car parking, landscaping and signage. Construction is being undertaken by WEM Civil. The following works were being undertaken during the reporting period: <u>Main construction WEM</u> • Electrical and communication installation • Portable water connection						
2.	Proposed upcoming construction works (where known)	The following works are expected in the next period: <u>Main construction WEM</u> • Electrical and communication installation • Portable water connection						
3.	ER activities undertaken during this reporting period.							
3 (a)	Site inspections	During the reporting period, ER carried out the following inspections: <table><tr><th>Date</th><th>Key Observations</th></tr><tr><td>07/05/2026</td><td> • A full site walk, including perimeter controls and the sediment basin, was undertaken with no substantive issues identified. • Repairs to the basin inlet beneath the level spreader have been completed. • Topsoil stripping and associated earthworks have not yet commenced. • Utility diversion works within the footprint of the future road widening are currently underway. </td></tr><tr><td>21/05/2026</td><td> • Actions raised by previous ER inspection have been completed. • Topsoil stripping and associated earthworks have not yet commenced. • Utility diversion works within the footprint of the future road widening are currently underway. </td></tr></table> A selection of photographs taken as part of inspections is provided, with comments, at section 15.	Date	Key Observations	07/05/2026	• A full site walk, including perimeter controls and the sediment basin, was undertaken with no substantive issues identified. • Repairs to the basin inlet beneath the level spreader have been completed. • Topsoil stripping and associated earthworks have not yet commenced. • Utility diversion works within the footprint of the future road widening are currently underway.	21/05/2026	• Actions raised by previous ER inspection have been completed. • Topsoil stripping and associated earthworks have not yet commenced. • Utility diversion works within the footprint of the future road widening are currently underway.
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21/05/2026	• Actions raised by previous ER inspection have been completed. • Topsoil stripping and associated earthworks have not yet commenced. • Utility diversion works within the footprint of the future road widening are currently underway.							
3 (b)	Audits undertaken	The ER did not undertake any audits during the reporting period.						
4.	Audits/ Inspections by Others	A summary of the observation from CPESC monthly reports prepared is provided below. <table><tr><th>Date</th><th>Key Observations</th></tr><tr><td>18 May 2026</td><td> The CPESC undertook a single site inspection on 18 May 2026 and made the following comments <i>“Overall I noted a very high standard of erosion and sediment controls, and general consistency with the ESCP, for which I commend WEM Civil. WEM Civil staff also engaged with me on a regular basis during the month via phone and email to seek clarification or advice regarding erosion and sediment controls”</i> </td></tr></table>	Date	Key Observations	18 May 2026	The CPESC undertook a single site inspection on 18 May 2026 and made the following comments <i>“Overall I noted a very high standard of erosion and sediment controls, and general consistency with the ESCP, for which I commend WEM Civil. WEM Civil staff also engaged with me on a regular basis during the month via phone and email to seek clarification or advice regarding erosion and sediment controls”</i>		
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5.	Summary of Community Consultation	The CCS includes the register of consultation and communication for the Project. A summarised extract for the reporting period is provided as Attachment 1.						
6.	Summary of Complaints	There were no complaints received during the reporting period. <table><tr><th>Date</th><th>Details</th></tr><tr><td>NIL</td><td>N/A</td></tr></table>	Date	Details	NIL	N/A		
Date	Details							
NIL	N/A							
7.	Summary of Incidents	During the reporting period, no incidents were reported to the Planning Secretary. <table><tr><th>Date</th><th>Details</th></tr><tr><td>NIL</td><td>N/A</td></tr></table>	Date	Details	NIL	N/A		
Date	Details							
NIL	N/A							

8.	Summary of Non-Compliances	During the reporting period, no non-compliances were reported to the Planning Secretary. <table><tr><th>Date</th><th>Details</th></tr><tr><td>NIL</td><td>N/A</td></tr></table>	Date	Details	NIL	N/A																												
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9.	Evaluation of Environmental Performance	The ER’s evaluation of Environmental Performance is based on: - Review of monitoring data for air quality, noise and traffic - Review of complaints and incidents - Monthly CPESC Audit report - Stakeholder feedback - ER site inspections. Further discussion of environmental performance is presented below. NOISE <table><tr><th>Month</th><th>Noise Levels</th><th>Comments</th></tr><tr><td>May 2026</td><td> • LAeq noise levels are approximately 62dBA for daytime activities </td><td> • No exceedences recorded or complaints received relating to noise • No excessively noisy activities observed during ER site inspections. </td></tr></table> Recommendations – Noise No additional recommendations are made over and above the commitments in the Construction Noise and Vibration Management Plan. However, should any complaints be received, attended monitoring is undertaken at the complaints residence to accurately determine whether (or not) the noise management levels are complied with and whether any further management actions are required. DUST The real time dust monitors provide an instantaneous measure of potential air quality impacts. This method determines real-time (continuous) dust concentrations. This method enables determination of airborne dust concentrations at a point in time. Realtime monitoring results show short-term variations and are strongly influenced by weather (wind direction, humidity, rainfall) and immediate site activities. As for high volume samplers, when matched with records of wind data, this method enables determination of dust levels from a particular event or source. The real time air quality criteria as described in the CAQMP are presented in the table below. <table><tr><th>Pollutant</th><th>Averaging Period</th><th>Air Quality Criteria</th><th>Application</th></tr><tr><td rowspan="2">Particulate matter less than 10 micrometres in diameter (PM₁₀)</td><td>Annual</td><td>25 µg/m³</td><td>Off-site receiver</td></tr><tr><td>24-hour</td><td>50 µg /m³</td><td>Off-site receiver</td></tr><tr><td rowspan="2">Particulate matter less than 2.5 micrometres in diameter (PM_{2.5})</td><td>Annual</td><td>8 µg /m³</td><td>Off-site receiver</td></tr><tr><td>24-hour</td><td>25 µg /m³</td><td>Off-site receiver</td></tr></table> A summary of results for the reporting period is provided below: <table><tr><th>Month</th><th>Details of Exceedances</th><th>Comments</th></tr><tr><td rowspan="2">May 2026</td><td> • No exceedences recorded fo PM_{2.5} </td><td> • Compliant results reflect activities undertaken and the controls in place to minimise dust </td></tr><tr><td> • No exceedences recorded fo PM₁₀ </td><td> • Compliant results reflect activities undertaken and the controls in place to minimise dust </td></tr></table> Recommendations - Dust Construction works should continue to prioritize ongoing visual monitoring, weather forecasting, and adjustments to work practices during hot, dry, and windy conditions. Additional measures outlined in previous ER monthly reports should also remain in effect, including: • Retention of vegetative ground cover and temporary stabilization/ground cover in non-active work areas. • Provision of ground stabilisation for completed work areas as soon as reasonably practicable	Month	Noise Levels	Comments	May 2026	• LAeq noise levels are approximately 62dBA for daytime activities	• No exceedences recorded or complaints received relating to noise • No excessively noisy activities observed during ER site inspections.	Pollutant	Averaging Period	Air Quality Criteria	Application	Particulate matter less than 10 micrometres in diameter (PM ₁₀)	Annual	25 µg/m³	Off-site receiver	24-hour	50 µg /m³	Off-site receiver	Particulate matter less than 2.5 micrometres in diameter (PM _{2.5})	Annual	8 µg /m³	Off-site receiver	24-hour	25 µg /m³	Off-site receiver	Month	Details of Exceedances	Comments	May 2026	• No exceedences recorded fo PM_{2.5}	• Compliant results reflect activities undertaken and the controls in place to minimise dust	• No exceedences recorded fo PM₁₀	• Compliant results reflect activities undertaken and the controls in place to minimise dust
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10.	Analysis of lesson learnt and opportunities for improvement	No significant issues identified during site inspections or opportunities for improvement identified. A positive lesson (for re-inforcement) is the proactive responsiveness and timely closout of ER action items.																																

11.	Project Changes	Changes to the project that occurred during the reporting period are listed in the table below.	
		Documentation	Version and Date (Author)
		NIL	
12.	Any meetings attended by ER	The ER has been involved in the following meetings.	
		Date	Details
		19/5/26	Mamre Road Working group meeting (minutes are available on request)
13.	Summary of documents issued by the ER	The following documents were issued by the ER.	
		Date	Details
		NIL	
14.	Closing Remarks	Two ER inspections were undertaken during the reporting period and no substantive issues were identified. Previously identified matters relating to the sediment basin inlet and clean water drain were rectified and closed. Stockpiles remained stable and well vegetated, and preliminary utility works were undertaken within existing erosion and sediment controls. The project is being managed well with attention to Erosion and Sediment Control with support from an experienced CPESC. WEM have been responsive to issues raised by the ER during inspections with issues closed out promptly. Monitoring results for Air Quality and noise are within the prescribed criteria.	

15.

Photo	Location and comment	Resolution/Action/Project Response
	<u>Basin treatment forebay – 26/03/2026</u> The basin forebay wall that divides the forebay and level spreader appears to have failed in some way. We discussed future repairs which can only be made following dewatering and full assessment. Recommendation: Consult project CPESC re: methods of stabilising this important structure to enable the basin to function as designed with the auto-dosing unit. Ensure water is affectively treated in accordance with approved procedures prior to discharge enabling repairs.	ER's Observations on 23/04/2026: Repairs of basin walls have progressed with earth bund installed. Geofabric liner to be installed. Basin has been dewatered – STATUS ONGOING ER Observations 07/05/2026: The ER verified the basin has been emptied and repairs effected STATUS CLOSED
	<u>Clean Water Drain – 07/05/2026</u> During installation of utilities, services contractors have managed a “pump around” when excavating through the clean water drain. The geofabric lining and scour rock has been reinstated post-backfilling, however controls such as the silt-fencing require reinstatement	OBSERVATION RISK – LOW ER's Observations on 21/05/2026: Silt fencing has been reinstated. STATUS - CLOSED
	<u>Footprint of future road widening – 07/05/2026</u> Preliminary utilities work in the footprint of the future road widening are underway. Work is within existing erosion and sediment controls.	OBSERVATION
	<u>Stockpile Management – 21/05/2026</u> Small stockpiles are shaped with vegetation covering minimising the risk of erosion. Vegetation on the inactive side of the large stockpile is also providing a useful means of groundcover.	OBSERVATION
	<u>Sediment Basin – 21/05/2026</u> Repairs to basin walls has been completed as note in previous inspections. Sediment basin walls and lining appeared to be in good condition.	OBSERVATION

Attachment 1 – Extract of Consultation and Communication Register

Date	Responsible Rep	In/Out/ Meeting	Initial Communication Method/Tool	Contact Name/ Organisation	Nature of Complaint/Enquiry/ Communication	Summary of Issues/Details of Communication	Resolution
NIL							