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Boral Chinderah Concrete Batching Plant
Annual Environmental Management Report
2025-2026

Document Control			
Version	Prepared by	Date	Distribution
1	Carlo Dela Cruz Environment Business Partner - QLD Boral Australia	16/07/2026	NSW Department of Planning and Environment

Table 1. Annual Review

Name of Operations:	Boral Concrete Chinderah Batching Plant
Name of Operator:	Boral Resources (QLD) Pty Ltd
Development Number:	DA 76-02-2003-i
Name of Holder of Development Number:	Boral Resources (QLD) Pty Ltd
Annual Review start date:	01 July 2025
Annual Review end date:	30 June 2026
I, Adrian Vaida, certify that this audit report is a true and accurate record of the compliance status of the Boral Concrete Tweed (Chinderah) Batching Plant for the period of 1 st of July 2025 to the 30 th June 2026 and that I am authorised to make this statement on behalf of Boral Resources (QLD) Pty Ltd.	
Name of authorised reporting officer	Adrian Vaida
Title of authorised reporting officer	Operations Manager Concrete SEQ
Signature of authorised officer	
Date	16/07/2026



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1. Statement of compliance

This section of the annual report incorporates a statement of compliance in relation to conditions prescribed in the DA 76-02-2003-i.

Table 2. Statement of Compliance

Were all conditions of the relevant approval(s) complied with?	
DA 76-02-2003	Yes

Compliance status key for table 3.

Risk level	Colour code	Description
High	Non-compliant	Non-compliance with potential for significant environmental consequences, regardless of the likelihood of occurrence.
Medium	Non-compliant	Non-compliance with: • Potential for serious environmental consequences, but is unlikely to occur; or • Potential for moderate environmental consequences, but is unlikely to occur.
Low	Non-compliant	Non-compliance with: • Potential moderate environmental consequences, but is unlikely to occur; or • Potential for low environmental consequences, but is unlikely to occur.
Administrative non-compliance	Non-compliant	Only to be applied where the non-compliance does not result in any risk of environmental harm.

2. Introduction

Boral Resources (Qld) Pty Ltd (**Boral**) operate a concrete batching plant at Lot 16 on DP249122 located on Ozone Street, Chinderah, New South Wales (**refer to Figure 1 – Site Location Plan**). The site operates under the Development No. 76-2-2003-I that was lodged with the NSW Department of Planning on 11 March 2003.



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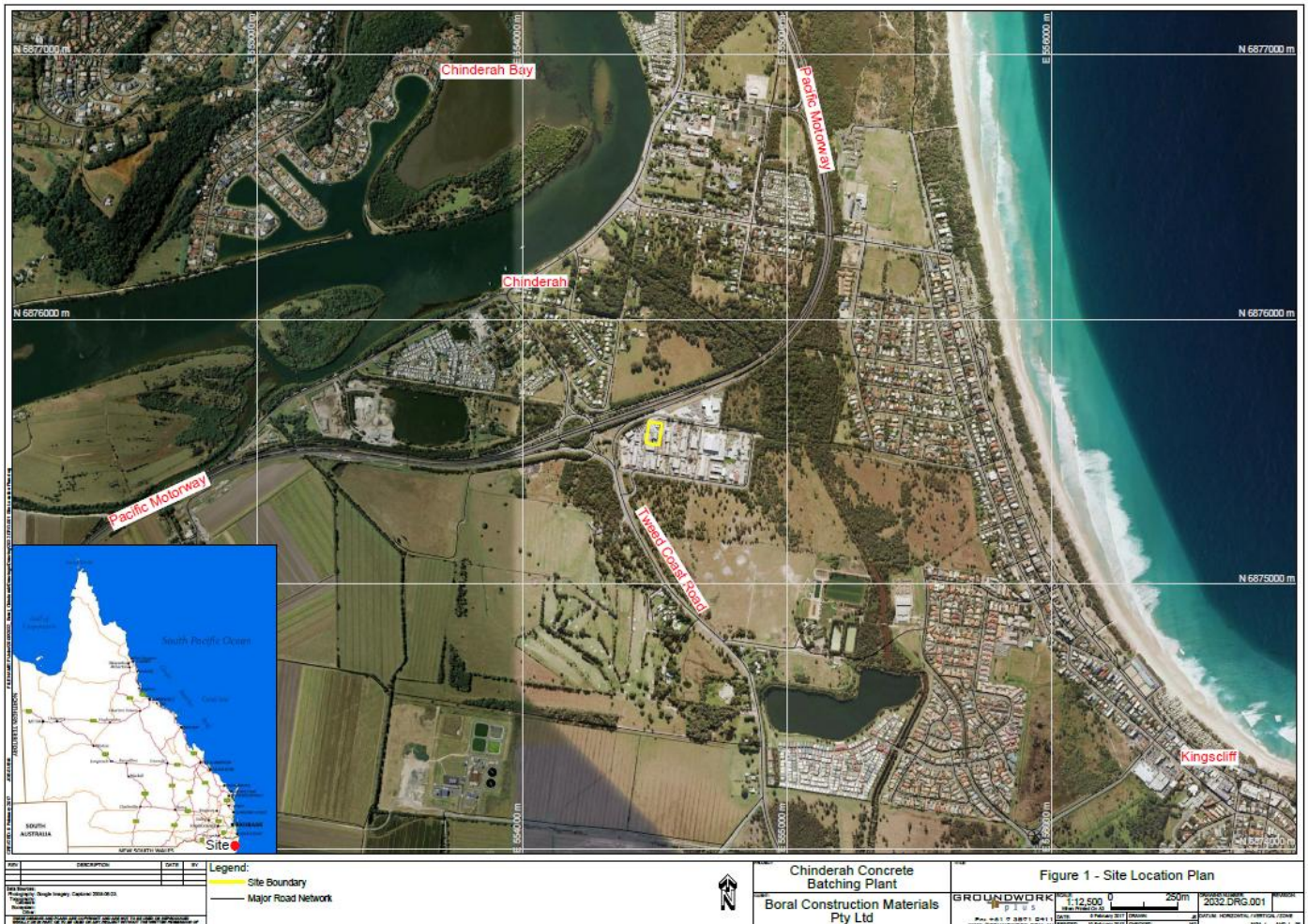


Figure 1 – Chinderah Concrete site Location Plan

The concrete batch plant operations are limited to a maximum of 50,000 tonnes of concrete per annum in accordance with condition 1.4 of the Development Consent. Refer to **Figure 2 – Site Layout Plan** for an overview of the layout of the concrete batch plant.



Figure 2 – Site Layout Plan

The approved operations hours are 6am to 6pm Monday to Friday and 6am to 2pm on Saturdays in accordance with condition 2.9 of the Development Consent.

The plant is described as a front-end loader facility where aggregates (gravel and sand) are transferred from holding bins via a front-end loader and deposited into weigh bins. The weigh bins measure the material and transfer it to the truck mounted agitator via a conveyor system. No crushing or grinding of aggregates occurs on site.

Cement and fly ash components are weighed directly into a three (3) tonne capacity cement weigh bin located directly below the storage silo discharge points.

The loading process begins with approximately 90% of the batch water and the additives being dispensed into the truck mounted agitator via a discharge pipe in the load hopper (at the end of the load conveyor). As the aggregate and sand on the belt feed into the agitator, cement and fly ash are uniformly fed into the load hopper.

The entire discharge process is computer controlled and is set up so that approximately 5% of the aggregate and sand is fed into the agitator before cement discharge begins and cement discharge ends with 5% of the aggregates and sand still to be discharged. This process minimises dust generation and the dust extraction shroud, which surrounds the load hopper and rear of the agitator bowl, captures any dust that does escape. On completion of the discharge of aggregates, sands and cementitious material, the final 10% of batch water is added to achieve the desired consistency and moisture 'slump' which also serves the purpose of washing in any material on the rear fins.

On completion of loading, the agitator truck pulls out from under the loading sock and proceeds to the slump stand.

Delivery trucks containing cement and aggregates will enter the site from Ozone Street. Aggregate deliveries will proceed to the aggregate storage and loading area that accepts reverse delivery of materials directly into the storage bins. Cement and fly ash deliveries will proceed around the site to a position adjacent to the loading area and pneumatically deliver material into the silos.

Agitators on return from a delivery will proceed to the active drying bay (one (1) of three (3)) for cleaning of residual material in the drum. If a truck is already in the drying bay agitators will park and wait in the truck parking spaces provided. Once cleaned, the agitators proceed to the loading area where concrete is loaded and the product is dispatched off-site.

This report has been provided in accordance with Schedule 2, Condition 3.3 of DA 76-02-2003-i issued by the NSW Department of Planning on 18 June 2003, for the period 1 July 2025 to 30 June 2026. Condition 3.3 states:

*Within 12 months of operation of the development, and after each subsequent year, the applicant shall submit an **Annual Environmental Management Report** which:*

- a) Includes a detailed summary of all complaints received during the past year;*
- b) Includes a detailed summary of monitoring results for the past year and an assessment of these monitoring results against the relevant impact assessment criteria;*
- c) Identify any non-compliances during the previous year; and*
- d) Describe what actions are being taken to ensure compliance.*

3. Approvals

Currently, the Chinderah Concrete plant operates under the following approvals.

Table 5. Chinderah Approvals.

Approval	Date
DA 76-2-2003-i	2003
Environmental Management Plan	March 2020

No changes to approvals or management plans have occurred during this annual period.

4. Operations Summary

Concrete Operations

Table 6 below provides the production volumes for the period between July 2025 and June 2026. In total, the batching plant produced 11,670.82 tonnes of concrete which is above the anticipated production volume of 1,880 tonnes.

Table 6 Annual Production totals

Material	Approved Limit (DA 76-02-2003-i)	Previous reporting period (01/07/24–30/06/25)	This reporting period (01/07/25–30/06/26)	Next reporting period (01/07/26–30/06/27)
Concrete	50,000 Tonnes	1,879.70 tonnes	11,670.82 tonnes	19,500 tonnes

The next 12 months (July 2026 – June 2027) forecasted volume is expected to be around 19,500 tonnes. However, this would be subject to change based on market and customer demand.

Next Reporting Period

No significant changes are expected in the next reporting period. No infrastructure upgrades are currently planned.

5. Actions required from previous Annual Review

Previous AEMR has been made publicly available through Boral's website. A copy of the 2025-2026 AEMR can be accessed at <https://www.boral.com.au/locations/boral-concrete-chinderah>.

6. Environmental Performance

The site continues to complete its Environmental Permit Planner (an environmental checklist) monthly to ensure all environmental controls are being implemented effectively and to identify any issues that were not previously picked up. Any environmental hazards, incidents or community complaints are tracked via Boral's incident management system, which includes investigation, corrective actions and an escalation process to ensure timely close out of actions.

Water Management

The site continues to operate its water management infrastructure as designed. Upgrades to the water management systems in previous years has allowed the site to capture a higher design capacity resulting in fewer releases from site. A revised management plan implemented in the 2019-2020 period has allowed the site to manage water effectively.

Air Management

No changes to air management controls have been made during the reporting period. Directional sprayers are currently installed and adjusted as required.

Noise Management

During the annual period, there was limited operation. However, the site continues to utilise the sites EPP to achieve compliance with all environmental aspects including noise.

Waste Management

No changes to waste management have occurred during the reporting period.

Environmental Monitoring

Environmental monitoring required by the approved Environmental Management Plan includes:

- Water , Section 4.1
- Air (dust and odour), Section 4.2 and;
- Noise, Section 4.3

No air (dust and odour) or noise monitoring was undertaken during the period as there were no community complaints or requests from the Department to undertake monitoring.

Water monitoring was required during the reporting period and is summarised below, as per section 4.1 *Table 2 – Surface Water Release Limits*.

Table 2 – Surface Water Release Limits				
Release Location	Quality Characteristic	Limit	Limit Type	Minimum Monitoring Frequency
Release point R1 and R2	pH	6.5 – 9.0	Range	Monthly upon discharge
	Suspended solids	50mg/L	Maximum	Once every three (3) months during discharge
	Oil, grease and hydrocarbons	No visible sheen in the discharge (<10mg/L)	Maximum	Monthly upon discharge
	Solid litter	No observable litter discharged	Maximum	Monthly Upon discharge

Release points locations are inspected by Boral staff following significant rainfall across the region and sampled if discharge occurs. During this period, water discharge was reported to have occurred through R1, with results presented in table 7 below. This monitoring is discussed in section 9.

Table 7. Discharge water monitoring results.

Discharge Location	Date	pH	TSS (<50mg/L)	Visible oil or grease	Visible Litter
R1	17/02/2026	7.9	13	Nil	Nil

On comparing previous year results, site water infrastructure upgrades, improved environmental monitoring, and changes to water management processes has significantly improve water discharge quality. Changes to infrastructure have increased the overall water holding capacity of site resulting in reduced discharge events. The large storage capacity

enables the site to conduct controlled releases of excess what to ensure water quality limits are met prior to any discharge offsite.

Figure 3 and 4 compares the monitoring results undertaken over a 5-year period at site.

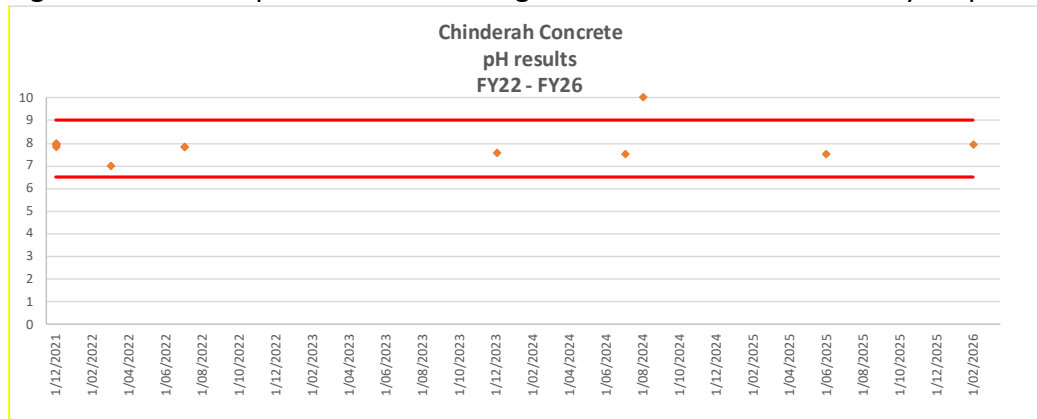


Figure 3. Chinderah Concrete pH monitoring results July 2021 - June 2026

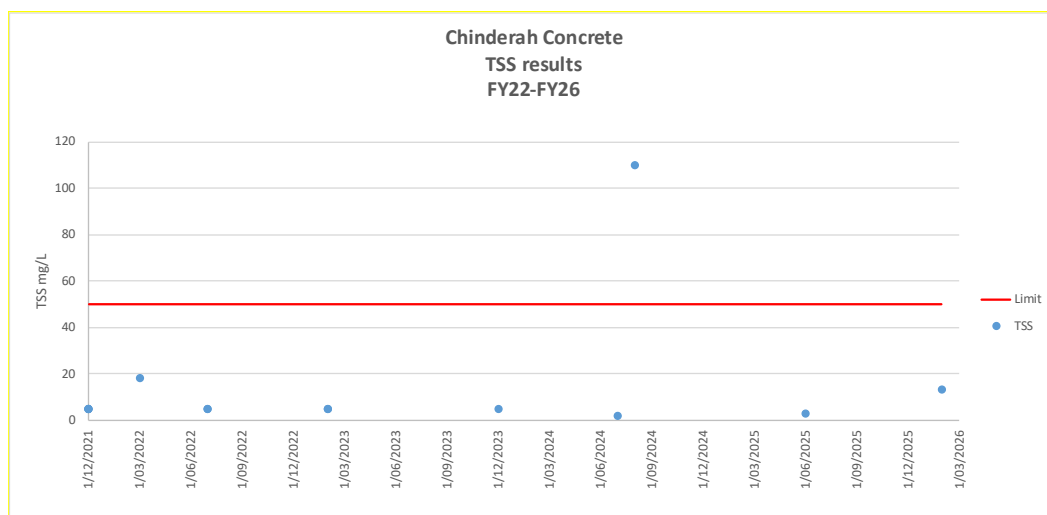


Figure 4. Chinderah Concrete TSS monitoring results July 2021 - June 2026

Assessing results from previous years, both pH and Total Suspended Solids (TSS) have shown significant improvement and consistently remain within the prescribed limits. TSS concentrations are well below the criterion of 50 mg/L, while pH results remain within the acceptable range of 6.5 to 9.0, averaging 7.89 over the five-year assessment period. These improvements are attributed to infrastructure upgrades and site reconfiguration works that have reduced the extent of contaminated areas, increased the capture and retention of runoff within site storages, and enabled greater reuse of water within the batching process.

In addition, inspections of discharge events identified no visible evidence of oil, grease, or hydrocarbon contamination, and no observable litter was discharged from the site. These observations indicate that site controls are functioning effectively and that discharges are being managed in accordance with the site's environmental management objective.

7. Community

Environmental incidents and associated complaints for Boral's Chinderah Concrete Plant are reported and tracked in Boral's incident management system. All complaints received, and/or any employee becoming aware of an incident with actual or potential environmental implications, are reported to the Production Manager immediately in accordance with Boral's HSEQ incident management procedures. Throughout the period no community complaints have been received.

8. Independent Audit

During the period no independent party audit was undertaken nor was one requested by the Director-General as per condition 3.4 of DA 76-2-2003-i.

9. Incidents, Non-compliances and Reporting

Incidents and Reporting

There were no incidents and non compliances recorded during this reporting period.

10. Activities to be completed in the next reporting period

Boral will continue to inspect and monitor the environmental performance. Environmental monitoring of water discharge will continue to measure the effectiveness of the controls that have been implemented.

The site will continue to complete its Environmental Permit Planner (an environmental checklist) monthly to ensure all environmental controls are being implemented effectively and to identify any issues that were not previously picked up. Any environmental hazards, incidents or community complaints are tracked via Boral's incident management system, which includes investigation, corrective actions, and an escalation process to ensure timely close out of actions.



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Appendix 1.
Environmental Permit Planner 2026

Environmental Permit Planner: 2026
Site: Chinderah Concrete Plant

Permit Requirements

Development Approval - S02/02065 (NSW Dept of Urban and Transport Planning)

No.	No.	Activity	Required Action	Frequency	Jan	Feb	Mar	Apr	May	June	July	Aug	Sept	Oct	Nov	Dec	NEXT
					Plan	Done	Plan	Done	Plan	Done	Plan	Done	Plan	Done	Plan	Done	D/E
1	1.4	General	Write cumulative production volume monthly. Must not exceed 50,000 tonnes (~21,404 m ³) of concrete annually	Cumulative total (m ³)													
2	1.5	General	Visually inspect hard green sediment trap and empty built up sediment	Monthly													
3	2.2	Water	Monitor rainfall, if water is discharging from RPI1, RPI2, RPI3 (green pit) test the pH and visual inspection (hydrocarbons, oil, etc.)	Monthly													
4	2.3	Water	Collect water samples (TSS) quarterly. Must comply with limits (pH 8.5 - 9, TSS < 50 mg/L, no visible oil, grease, etc.)	Quarterly													
5	2.3	Water	Review stormwater discharge results. Must comply with limits (pH 8.5 - 9, TSS < 50 mg/L, no visible oil, grease, etc.)	Monthly													
6	2.3	Water	Inspect all water pits - ensure maximum capacity is available in pits - Empty if required by moving water to rear pits.	As required													
7		Water	Pump water in first flush pit into tanks to ensure maximum capacity in first flush pit.	Monthly													
8		Water	Check water level in water tanks - if full, follow CO2 dosing procedure or controlled discharge procedure.	Monthly													
10		Water	Inspect CO2 dosing system, ensure CO2 is present in canister for use. If not replace.	Monthly													
11		Water	Shower front entrance kerb, front entrance channels, gullies collection points weekly when kerb is open, monthly if not.	Monthly													
12	2.9	Noise	Review daily start times against permitted operational hours: 6 am - 6 pm M-F, 6 am - 2 pm Saturday	Monthly													
13	2.12	Noise	Record any community complaints into SIMs and notify manager within 24hr. Investigate and close out within 14 days	Monthly													
14	2.15, 17	Air	Inspect site boundary to ensure no emissions of dust or odour	Monthly													
15	2.16	Air	Check raw materials trucks have covered loads when arriving and leaving site	Monthly													
16	2.21	Traffic	Inspect site entrance for dirt, aggregate or other materials tracked on the road	Monthly													
17	2.25	Transport	Hold Toolbox Talk with drivers about the Transport Code of Conduct	Annually													
18	2.28	Waste	Review Regulated Wastes (e.g. concrete washout, slurry, mechanical oils, etc.) and ensure they are stored in a dedicated facility	Annually													
19	3.3	Reporting	Prepare an Annual Environmental Management Report and submit to the relevant authority for planning & environment	Annually													
Environmental Management Plan - Mar 2020 (Boral Rev.)																	
20	3.1	General	Undertake environmental awareness training with all permanent staff (incl. 2 years). Retain attendance record	Bi-annually													
21	3.1	General	Induct all site personnel including contractors in site environmental obligations. Retain induction records	Monthly													
22	3.6	General	Review Emergency Response Plan annually. Retain copy on-site	Annually													
23	3.6	General	Undertake emergency response drill & monthly. Report on Emergency Drill Checklist	6 monthly													
24	3.6	Land	Check spill response equipment - spill kit, full, MSDS and PPE available	Monthly													
25	3.6	General	Review EMP including stormwater plan annually. Contact HSE if any amendments are required	Annually													
26	4.1	Stormwater	Maintain the grass swale and landscaped areas (replace turf where damaged) slashing/mowing to 75-150mm height	Monthly													
27	4.1	Stormwater	Check drying bays & settling pits are maintained by removing material as required	Monthly													
28	4.1	Stormwater	Check acids and chemicals are stored in bonded areas, bund valves are closed and locked, & spills are cleaned up	Monthly													
29	4.1	Stormwater	Inspect pits, swale drains, site drains and bays after significant rainfall events. Repair and clean out as necessary	Monthly													
30	4.2	Air	Inspect dust controls - check water sprays, site filter pipes, stockpile height, material damp	Monthly													
31	4.4	Waste	Check concrete waste system is working effectively - activation active bays defined, maintained	Monthly													
32	4.4	Waste	Record quantity of washout taken off site on Waste Tracking Sheet	Monthly													
33	4.5	Traffic	Enforce speed limits within the site and on access roads	Monthly													
Standard Environmental Tasks:																	
34		General	Review "Green Folder" and associated documents	Annually													
35		General	Undertake environmental tool box talks quarterly. Retain attendance records	Quarterly													
36		Air	Confirm that pressure relief valve has been tested and is operational	6 monthly													
37		Air	Inspect and maintain plant socks and bund protection sleeves (MUST be in place)	Monthly													
38		Water	Engage contractor to test non return valve on lower water	Annually													
39		General	Undertake fire safety review in accordance with council requirements	Annually													
40		Land	Ground disturbance/vegetation clearing can only occur via an approved process (incl. clearing form (all actions completed))	As required													
Other Daily Tasks:																	
41	4.2	Air	Hoist or swing jobs down daily	Daily													
42	4.2	Air	Inspect stockpiles are 0.5m from top of bin walls and pushed within	Daily													
43	4.1	Water	Inspect freboard in pits at end of each day. Empty pits if required (20% available event capacity)	Daily													
44	4.1	Water	Check that water from pits is reused in batching	Daily													
45		Land	Stop work immediately if cultural heritage data is suspected	As required													
Other Key Information																	
46		General	Operating hours: 6 am - 6 pm Monday to Friday, 6 am - 2 pm Saturday														
47		General	Production limits: 21,404 m ³ (50,000 tonnes)														
48		General	No burning onsite and no external waste received onsite														

Production Manager Monthly Sign Off

Task / Inspection complete, no issues or further actions required.

Task / Inspection complete, issues found and / or further action required.

Task / Inspection not complete and / or rescheduled.

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Environmental Permit Planner 2025

Environmental Permit Planner: 2025

Site: Chinderah Concrete Plant



No.	Task	Activity	Required Action	Frequency	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec	2025
					Plan	Done	Plan	Done	Plan	Done	Plan	Done	Plan	Done	Plan	Done	2025
Permit Requirements																	
Development Approval - 50262955 (NSW Dept of Urban and Transport Planning)																	
1	1.4	General	Write cumulative production volume monthly. Must not exceed 50,000 tonnes (+21,404 m ³) of concrete annually	Cumulative total (m ³)	446	1985	691	9557	420	9113	362	799	104	140	11259		
2	1.5	General	If cumulative production volume approaches 21,404 m ³ (50,000 tonnes) contact Manager immediately	Monthly													
3	2.2	Water	Visually inspect front green sediment trap and empty back up sediment	Monthly													
4	2.3	Water	Monitor rainfall. If water is discharging from RP1 (egg pipe), RP2 (green pit) test the pH and visual inspection (hydrocarbons, litter). Record	Monthly													
5	2.3	Water	Collect water samples (TSS) quarterly, if water is discharging from RP1, RP2. Send bottles to lab for analysis	Quarterly													
6	2.3	Water	Review stormwater discharge results. Must comply with limits (pH 6.5 - 9, TSS < 50 mg/L, no visible oil, grease, litter)	As required													
7		Water	Inspect all water pits - ensure maximum capacity is available in pits - Empty if required by moving water to rear pits	Monthly													
8		Water	Pump water in first flush pit into tanks to ensure maximum capacity in first flush pit	Monthly													
9		Water	Check water level in water tanks - If full, follow CO2 dosing procedure or controlled discharge procedure	Monthly													
10		Water	Inspect CO2 dosing system, ensure CO2 is present in canister for use. If not replace	Monthly													
11		Water	Shovel front entrance kerb, front entrance channels, grates collection points weekly when plant is open, monthly if not	Monthly													
12	2.9	Noise	Review daily start times against permitted operational hours: 6 am - 6 pm M-F, 6 am - 2 pm Saturday	Monthly													
13	2.12	Noise	Record any community complaints into SIBs and notify manager within 24hrs. Investigate and close out within 14 days	Monthly													
14	2.15, 17	Air	Inspect yard boundary to ensure no emissions of dust or odour	Monthly													
15	2.18	Air	Check raw materials trucks have covered loads when arriving and leaving site	Monthly													
16	2.21	Traffic	Inspect site entrance for dirt, aggregate or other materials tracked on the road by vehicles	Monthly													
17	2.25	Transport	Hold Toolbox Talk with drivers about the Transport Code of Conduct	Monthly													
18	2.28	Waste	Review Regulated Wastes (e.g. concrete wastebags, slurry, mechanic service waste) are taken by a licensed facility	Annually													
19	3.3	Reporting	Prepare an Annual Environmental Management Report and submit to the Dept. of Planning & Environment	Annually													
Environmental Management Plan - Mar 2020 (Boral Rev.)																	
20	3.1	General	Undertake environmental awareness training with all permanent staff every 2 years. Retain attendance record	Bi-annually													
21	3.1	General	Induct all site personnel including contractors in site environmental obligations. Retain induction records	Monthly													
22	3.6	General	Review Emergency Response Plan annually. Retain copy onsite	Annually													
23	3.6	General	Undertake emergency response drill 6 monthly. Record on Emergency Drill Checklist	6 monthly													
24	3.6	Land	Check spill response equipment: spill kits full, MSDS and PPE available	Monthly													
25	3.8	General	Review EMP including stormwater plan annually. Control HSE if any amendments are required	Annually													
26	4.1	Stormwater	Maintain the grass swale and landscaped areas (replace turf where damaged) starting in Nov to 75-100mm height	Monthly													
27	4.1	Stormwater	Check drying bays & settling pits are maintained by removing material as required	Monthly													
28	4.1	Stormwater	Check acids and chemicals are stored in bunded areas, bunds are closed and locked, & spills are cleaned up	Monthly													
29	4.1	Stormwater	Inspect pits, swale drain, side drains and bunds after rain events. Remove and clean out as necessary	Monthly													
30	4.2	Air	Inspect dust controls - check water sprays, pits covered, etc. - night, maintain damp	Monthly													
31	4.4	Waste	Check concrete waste system is working effectively	Monthly													
32	4.4	Waste	Record quantity of waste taken off site in Waste Tracking Table	Monthly													
33	4.5	Traffic	Enforce speed limits within the site and on access roads	Monthly													
Standard Environmental Tasks																	
34		General	Review "Green Folder" and associated documents	Annually													
35		General	Undertake environmental tool box talks quarterly	Quarterly													
36		Air	Confirm that pressure relief valve has been tested and is working	6 monthly													
37		Air	Inspect and maintain plant socks and bunds	Monthly													
38		Water	Engage contractor to test non return valves on lines	Annually													
39		General	Undertake fire safety review in accordance with fire department	Annually													
40		Land	Ground disturbance/vegetation clearing can only be undertaken if approved in full vegetation clearing form (all actions completed)	As required													
Other Daily Tasks																	
41	4.2	Air	Hose or sweep site down daily	Daily													
42	4.2	Air	Inspect stockpiles are 0.5m from top of bin walls	Daily													
43	4.1	Water	Inspect freeboard in pits at end of each day	Daily													
44	4.1	Water	Check that water from pits is reused in batch plant	Daily													
45		Land	Stop work immediately if cultural heritage is found	As required													
Other Key Information																	
46		General	Operating hours: 6 am - 6 pm Monday to Friday														
47		General	Production limit: 21,404 m ³ (50,000 tonnes) per year														
48		General	No burning onsite and no external waste pits														