

Woy Woy Waste Management Facility Eastern Platform

1. Introduction and background

Central Coast Council (Council) owns and operates the Woy Woy Waste Management Facility (WMF) at Nagari Road, Woy Woy. The WMF is the primary waste disposal area for the southern Central Coast community and has operated as a waste facility since 1974.

An area at the southern end of the WMF has been chosen for the next landfilling area (referred to as the proposed 'South Cell'). The development application (DA) for the proposed South Cell (DA/12/2024) has been approved and detailed design is in progress.

The South Cell area is currently used for stockpiling of excavated natural materials (ENM) and other recyclables. Once the South Cell area is developed for landfilling, it will no longer be available for stockpiling or generation of cover material.

Council is therefore proposing to develop a new 'Eastern Platform' to support ongoing WMF operations. The main purpose of the Eastern Platform would be to:

- Stockpile primarily excavated natural materials (ENM) as well as small quantities of recyclable materials and miscellaneous items for future use/transport, and
- Provide a source of cover material for existing and ongoing landfill operations.

2. Proposal overview

The proposal includes:

- Site establishment and vegetation clearance
- Development of ancillary infrastructure including access roads and surface water management infrastructure
- Progressive earthworks and excavations to generate cover material for ongoing landfill operations and to establish a stockpile and storage pad
- Ongoing use as a stockpile and storage area

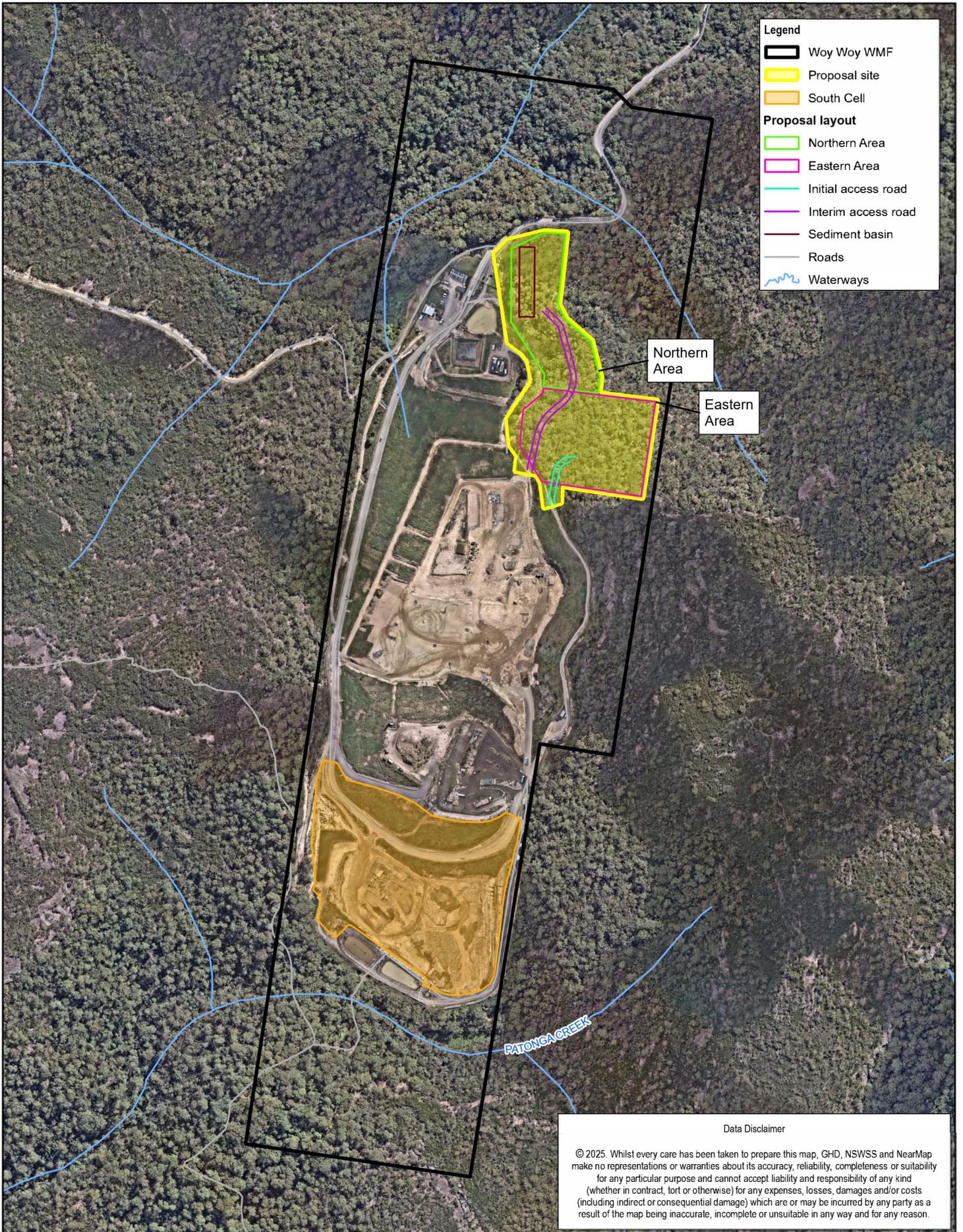
The proposal would support ongoing operations at the WMF. The excavated materials generated would be used on-site for landfill operational purposes and would not be sold or taken off-site.

Key impact mitigation features that are incorporated into the design of the proposal include:

- A proposal footprint that has been informed by Aboriginal cultural heritage and biodiversity investigations to avoid and minimise potential impacts as far as practicable
- Surface water management infrastructure including drainage system and sediment basin

2.1 Layout

Figure 2.1 provides an overall layout showing the proposed locations of the key elements of the proposal and the approved South Cell (DA/12/2024).



Legend

- Woy Woy WMF
- Proposal site
- South Cell

Proposal layout

- Northern Area
- Eastern Area
- Initial access road
- Interim access road
- Sediment basin
- Roads
- Waterways

Northern Area

Eastern Area

PATONGA CREEK

Data Disclaimer

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Central Coast Council
Woy Woy WMF Eastern Platform

Project No. **12633195**
Revision No. **0**
Date **8/05/2025**

Map Projection: Transverse Mercator
Horizontal Datum: GDA2020
Grid: GDA2020 MGA Zone 56

Proposal layout

FIGURE 2.1

The proposal site can be considered as two main areas:

- Eastern Area
- Northern Area

Both areas would be used to generate cover material for landfilling operations at the WMF. Approximately 80 percent of the required cover material would be generated from the Eastern Area. The remaining 20 percent would be generated from the Northern Area.

Consistent with the current use of the South Cell area, the proposed Eastern Area would be primarily used for stockpiling of ENM as well as small quantities of recyclable materials/miscellaneous items for either future use on-site or transport off-site.

The Northern Area would be used for:

- Establishing a sediment basin
- Possible future use as a transfer station – to be located at the front of the WMF near the existing gatehouse/site office (note: this use is not part of the proposal)

Drainage paths incorporated into the design would maintain the separation of surface flow over disturbed ground from the flow of surface water over undisturbed ground. Water travelling across disturbed ground would be directed to the sediment basin.

2.1.1 Stockpile and storage pad

The proposal site would be used to generate cover material for the landfill and be used as a stockpile and storage area, where this area would be lowered in sections over time. It is estimated that approximately 650,000 m³ of material is ultimately required to be excavated within the proposal site and that approximately 30,000 m³ of material would be generated per year.

Once the ultimate design level has been achieved, the resulting Eastern Platform would continue to be used as storage/stockpile area.

To achieve the total desired volume of cover material, the stockpile and storage pad would ultimately cover an area of approximately 15,726 m² and feature a graded floor. The Eastern Area would generally slope from a reduced level (RL) of approximately 90 to 86 metres Australian Heights Datum (m AHD), while the Northern Area would slope from an RL of approximately 86 to 75 m AHD.

Figure 2.2 provides a preliminary high-level indication of the ultimate shape of the proposal site following completion of excavation.

The proposal would be staged to achieve the ultimate design level over approximately 22 years. The proposed staging of the proposal is described in Section 2.2.

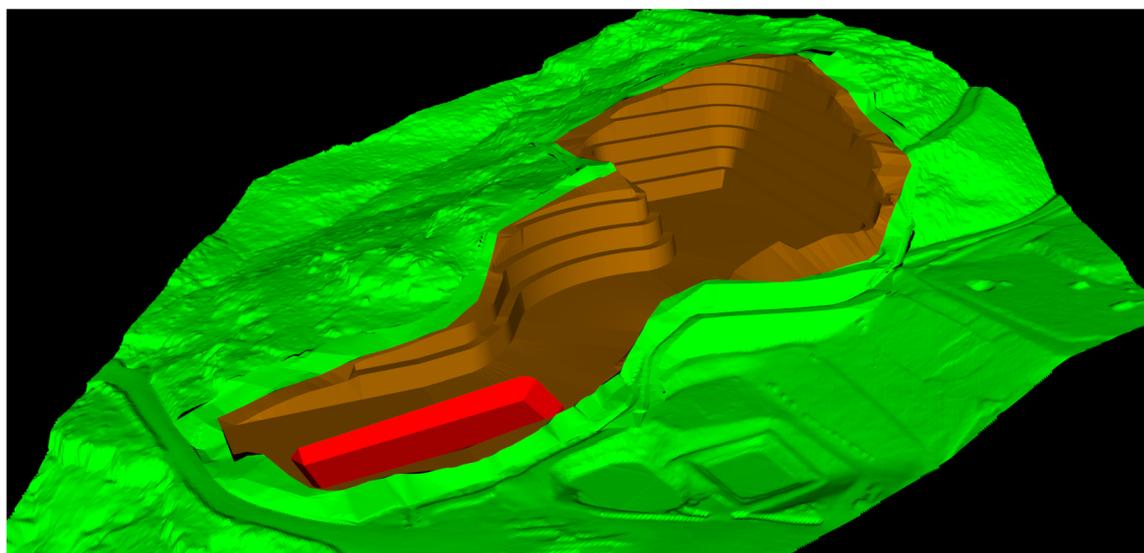


Figure 2.2 3D visualisation of proposed ultimate final surface (indicative)

2.2 Staging

The proposal has been designed to balance staging of the works to achieve both adequate area for stockpiling and storage, and to progressively and continuously generate cover material to support landfilling operations at the WMF as needed. The design nominates a series of pad 'floor' levels with the pad to be progressively excavated to deeper levels over a period of approximately 22 years.

The proposed staging is outlined below.

Stage 1 (construction)

Stage 1 would include:

- Establishment of environmental controls including sediment and erosion controls and fencing
- Pre-clearance ecological inspections of habitat/trees and development of a tree hollow/artificial nestbox strategy
- Clearing of vegetation for the sediment basin and initial access road to the basin site
- Construction of the interim access road and sediment basin in the Northern Area
- Construction of drainage paths
- Clearing of vegetation for the initial access road and stockpile and storage pad at the southern end of the Eastern Area
- Excavation of material to form the initial pad area

An erosion and sediment control plan and construction environmental management plan would be developed, and erosion and sediment controls would be installed prior to commencing works.

Fencing would be installed to clearly demarcate the proposal site and prevent encroachment into the surrounding vegetation. A tree hollow/artificial nestbox strategy for hollow removal and habitat augmentation/relocation would be implemented and ecological inspections of habitat/trees would be undertaken prior to clearing.

All cleared vegetation would be shredded on-site and either blended with fine sandstone (sourced from on-site) to create a mulch for beneficial reuse on-site (such as on exposed areas) or consolidated and taken off-site to ANL for composting. It is estimated that approximately 50 per cent of the vegetation would be retained for works on-site and the remaining 50 per cent would be transported off-site for composting.

Stage 2 + (ongoing operation)

Stages 2 and later would include:

- Lowering of the pad floor as additional material is required
- Excavation of the Northern Area when the pad levels of the Eastern Area approach the Northern Area levels
- Continued excavation of both areas as required to achieve the balance of ultimate cover material needed (approximately 650,000 m³)

The pad floor would be lowered as additional material is required. The pad floor would be arranged in such a way that an adequately sized stockpile area is available. An "active" pad floor may be under excavation at any given time to provide a constant source of cover material. The active floor area would be rotated over time such that the overall pad level and pad lowering activity is relatively uniform.

It is expected that excavation operations would be undertaken in "campaigns", where a large dozer rips and pushes up a large stockpile of material. Further excavation would not be needed until the cover material stockpile is almost exhausted, and another campaign is undertaken. It is estimated that campaigns would be approximately 12 weeks in duration and occur approximately every 12 months.

Natural surface levels in the Eastern Area are much higher than in the Northern Area. The bulk of material would be won in the Eastern Area, however when the pad levels approach the Northern Area levels, excavation of the Northern Area would commence. Both areas would continue to be excavated as required to achieve the balance of ultimate cover material needed.

The overall excavation is proposed to extend from an RL of 159 m AHD to 74 m AHD, with the final stockpile and storage pad comprising two sections, notionally divided between the areas designated as Eastern Area and Northern Area. The initial focus on excavation would be in the Eastern Area and is planned to be excavated to approximately 85 m AHD. As excavation gets progressively lower over time, excavation would begin to include the Northern Area, and would achieve the lowest levels of the site at 74 m AHD. Note that the levels are indicative, and the floor of the stockpile pad would be graded to shed water and for drainage.

3. Site setting

The proposal site is located within the existing Woy Woy WMF. The WMF is in the township of Woy Woy, approximately 10 kilometres south of Gosford across Brisbane Water within the Central Coast LGA. A locality plan is provided as Figure 3.1.

The WMF consists of:

- Lot 110 DP 755251
- Lot 1 DP 126813
- Lot 1 DP 654885

The proposal site is about 4.1 hectares in area and located in the north-eastern part of the WMF. It comprises part of Lot 1/DP 126813.

3.1 Natural environment and surrounding land uses

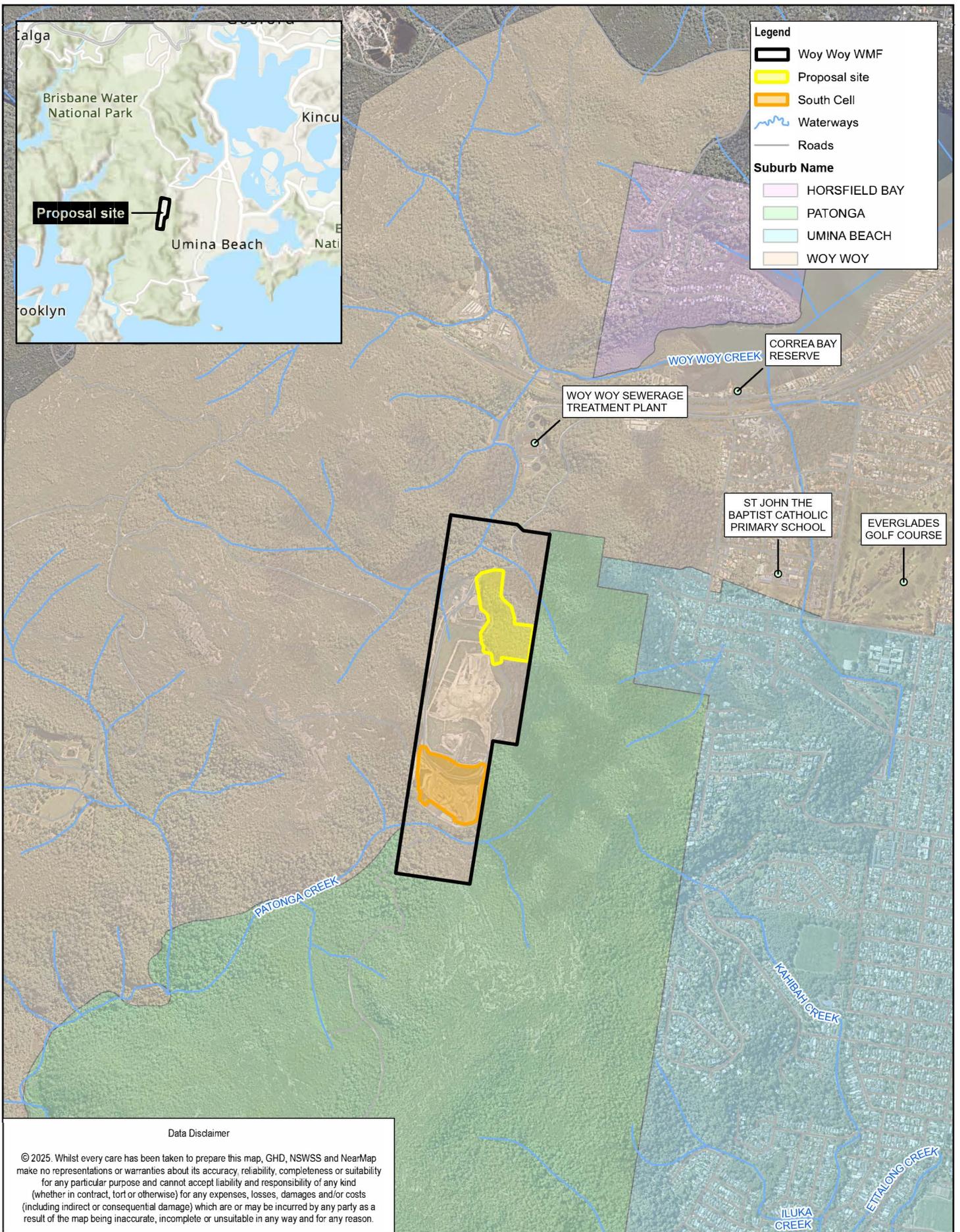
The WMF is surrounded by extensive bushland of the Brisbane Waters National Park. Patonga Creek runs to the south of the proposal site (south of the existing landfilling operations) and a couple of tributaries of Woy Woy Creek exist to the northwest of the proposal site.

Land use and infrastructure immediately surrounding the proposal site includes the wider WMF immediately to the south and southwest and the Woy Woy STP located about 400 metres to the north.

Within the locality of the proposal site are the residential suburbs of Umina Beach, Horsfield Bay and Woy Woy. The nearest residential area is located about 500 metres to the east on Timbertop Drive. A natural ridgeline and heavy vegetation provides a physical barrier between the proposal site and the residential areas to the east.

Recreational facilities within the locality include Correa Bay Reserve located about 1.1 kilometres to the northeast, Dulkara Road Reserve/Park and Everglades Golf Course each about 1 to 1.2 kilometres to the east-northeast of the proposal site.

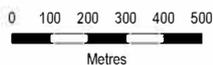
The closest school, St John the Baptist Catholic Primary School, is located about 850 metres to the east of the proposal site.



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Paper Size ISO A4



Metres

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Proposal site location

FIGURE 3.1

3.2 Existing WMF operations

Environment protection licence (EPL) 6053 applies to the WMF. The EPL permits resource recovery, waste disposal (application to land) and waste storage.

EPL 6053 authorises the disposal of up to a total of 100,000 tonnes per year of the following waste types:

- General solid waste (putrescible)
- General solid waste (non-putrescible)
- Special waste (asbestos waste and waste tyres)

The current filling rate is about 80,000 to 85,000 tonnes or 105,000 to 110,000 cubic metres per year (SMEC, 2020).

Entry to the WMF is from the north via Nagari Road. All customers enter and exit the WMF via weighbridges and a gatehouse. An office/waste information room, a carpark and a landfill gas generation unit and flare are located to the south of the gatehouse.

The main areas for waste sorting and disposal include:

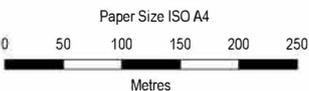
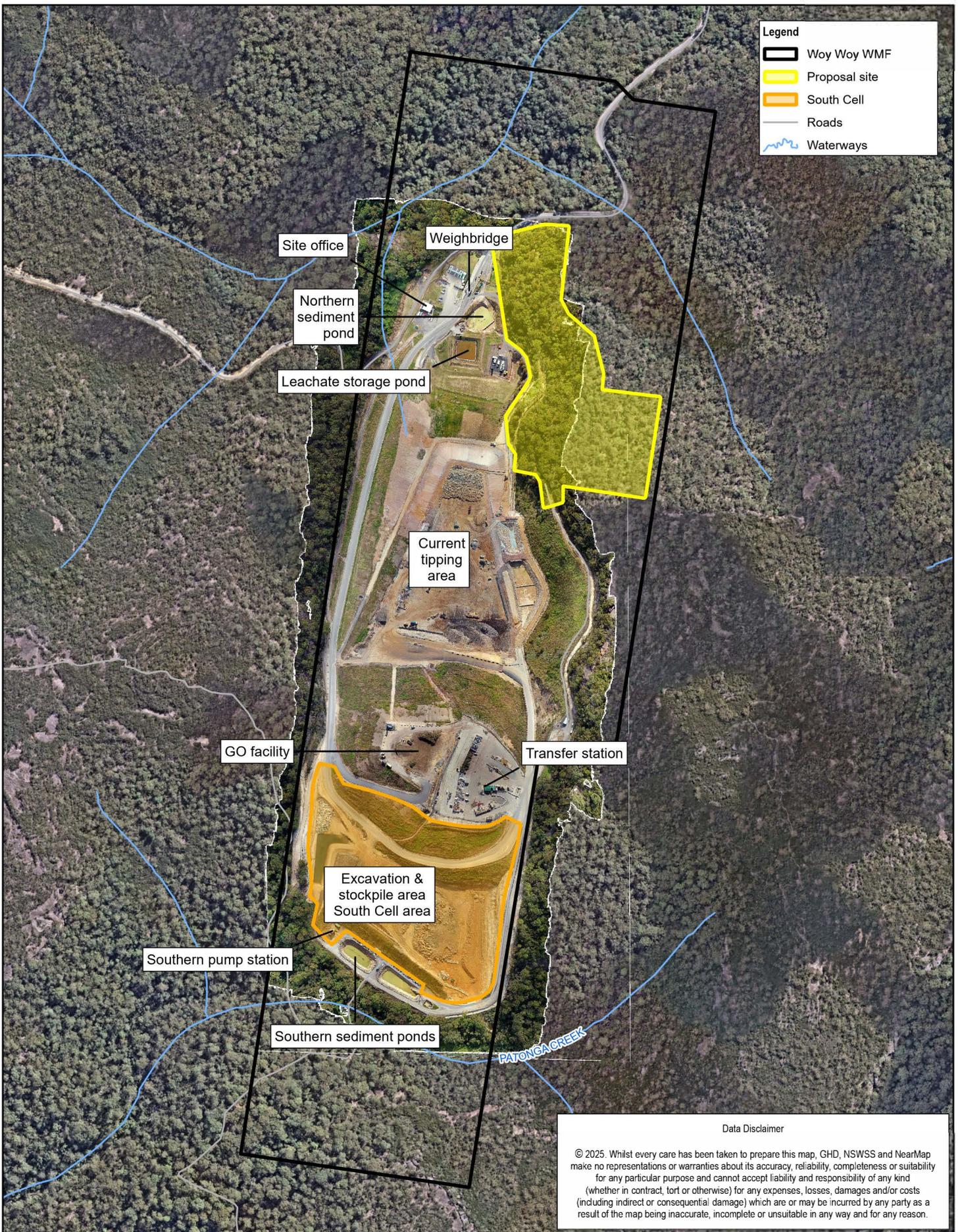
- **Current active tipping area:** Council's domestic waste contractor and other large operators or those with specialised wastes drop waste directly at the active tipping area.
- **Transfer station:** A transfer bay is located on a completed section of the landfill. The general public and smaller commercial operators drop off waste and recycling to the transfer bay. Dry waste is then sorted to remove scrap metal and transferred to alternative disposal facilities. Recyclable materials are stored in this area until they are collected by the various contractors for further separation and/or recycling off-site. Recyclable materials include concrete, brick and tiles, scrap metal, untreated timber, comingled recyclables, batteries, e-waste, mattresses, motor oil, gas bottles and fluorescent globes.
- **Garden organics (GO) facility:** The GO facility is located adjacent to the transfer bay. Here GO material is received, temporarily stored and then transferred off-site again. No processing of GO occurs on-site.
- **Excavation and stockpile area:** South of the transfer station and GO facility is the excavation and stockpile area. The excavated material is used for building landfill cell walls and covering the waste. This area is proposed to be developed for the next landfill cell (South Cell) as part of a separate development application (DA/12/2024).

Figure 3.2 shows the existing WMF site layout.

3.3 Zoning

The proposal site is zoned SP1 Special Activities under *Central Coast Local Environmental Plan 2022* (Central Coast LEP 2022). The accompanying Land Zoning Map identifies the purpose as 'Waste or Resource Management Facility or Resource Management Facility'.

In accordance with the zone provisions, waste management facilities, including any development that is ordinarily incidental or ancillary to development for that purpose, are permissible with consent in the SP1 Special Activities (Waste or Resource Management Facility or Resource Management Facility) zone. Development of the Eastern Platform is ancillary to the WMF operations and therefore permissible with consent.



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Existing Woy Woy WMF site layout

FIGURE 3.2

4. Planning pathway

The proposal includes alterations and additions to a waste management facility.

The proposal is expected to meet the definition of Regionally Significant Development (RSD) as defined by Clause 7(1)(c) in Schedule 6 of *State Environmental Planning Policy (Planning Systems) 2021* as it would be development for the purpose of waste management facility or works that meet the requirements for designated development under Schedule 3, section 45 of the Environmental Planning and Assessment Regulation 2021.