

Your ref: MP 08_0255

14 February 2011

Mr Chris Ritchie
Manager – Industry
Mining and Industry
Department of Planning
GPO BOX 39
SYDNEY NSW 2001

Attention : Emma Barnet

Dear Ms Barnet,

Proposed mushroom farm and substrate plant extension, Londonderry and Mulgrave – Lot 138 DP 752037 521 The Northern Road, Londonderry and Part Lot 14 DP 1138749 and Part Lot 13 DP 1138749 108 Mulgrave Road, Mulgrave.

I refer to the proposed Major Project exhibited within the Hawkesbury Gazette and upon the Department of Planning NSW website.

Firstly, given the size of this document, this review has been cursory not comprehensive as there has been insufficient time provided to Council for expert review to be undertaken of the many consultant reports in the document.

After reviewing the environmental assessment I make the following comments:

1. Odour

Given the current operation of the mushroom plant on Mulgrave Road, Mulgrave, the information provided does not provide an accurate interpretation of odour emissions from its operation for the following reasons:

Numerous concerns have been received by Hawkesbury City Council regarding odour emissions from the mushroom farm, which have been verified by Environmental Health Officer's inspection in the nearby vicinity.

A range of days / different weather conditions / were not considered. A review of the odour report studies showed dominate wind directions, however it isn't clear whether inversion layers were considered in great detail. Inversion layers are responsible for holding odours that would normally disperse ready to hang around and low to the ground.

Were any points in the surrounding area used in the monitoring process? Especially at the existing plant?

Are there any proposed odour minimization devices to be installed on any plant / equipment likely to emit odour such as scrubbers / deodorizers which can be installed on any existing or proposed stacks?

Has there been any community consultation? If so is there any feedback from this regarding potential impacts on the surrounding area?

The Environmental Assessment doesn't detail existing complaints received, the nature of the complaint and how the complaint was addressed.

The Statement of Commitments and mitigation measures in respect to odour control are limited, with three stated improvement measures.

Council's previous comments in respect to the environmental assessment prior to the exhibition period dated 6 September 2010 are also still relevant in this instance.

Council still receives odour complaints of the existing operations. Therefore, it is concerning that the existing operations are not performing in accordance with the relevant requirements, yet the applicant is proposing doubling the production capacity of the substrate plant.

If there are any enquiries regarding this matter please contact the undersigned.

Yours Faithfully

Adam Sampson
Acting Town Planning Co-ordinator.

Direct Line (02) 4560 4549