



Albany Motorsport Park - Development Application

Hydrocarbon Management Plan

City of Albany

27 July 2021

→ The Power of Commitment



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Executive summary

The purpose of this Hydrocarbon Management Plan is to minimise environmental impact due to potential hydrocarbon spills or inappropriate disposal during the operation of the Albany Motorsport Park (AMP) at Lot 5780 Down Road South, Drome (the Site) (Figure 1, Appendix A). The Hydrocarbon Management Plan has been created to minimise potential impacts to the environment and/or human health from hydrocarbon waste.

This Hydrocarbon Management Plan is appended to the overarching Environmental Management Plan (EMP) which has been developed for operation and construction works associated with Stage 1A and 1B of the proposed AMP development.

Measures to mitigate environmental impacts, due to potential hydrocarbon spills or inappropriate disposal, during the construction of the AMP have been included in the Construction Management Plan (Appendix J of the EMP).

The objectives of this management plan are to ensure:

- Hydrocarbons are used and managed appropriately on the site
- Hydrocarbon waste is disposed of appropriately
- All hydrocarbon spill kits, disposal areas/ containers are supplied, managed and maintained
- All accidental or uncontrolled release of hydrocarbons to the environment are reported and remediated to protect environmental/ health values and maintain biological diversity and ecological integrity of the Site
- All responsible persons are appropriately trained and responsibilities are assigned for implementing these measures.

If hydrocarbons and hydrocarbon waste is not appropriately managed within the AMP the following potential impacts/ risks may occur:

- Contamination of surrounding soil, groundwater, and surface water
- Contaminated of air quality due to vapor generation
- Potential ignition source for fire
- Reduction in biodiversity value due to inability to replace lost habitat and communities
- Poor visual amenity and landscape value
- Community and stakeholder dissatisfaction.

Measures to mitigate environmental impacts, due to potential hydrocarbon spills or inappropriate disposal, during the construction of the AMP have also been included in the Construction Management Plan (Appendix J of the EMP).

It is the responsibility of Albany Motorsport Venue Incorporated (AMV Inc) to implement this Hydrocarbon Management Plan during operation of the AMP.

This report is subject to, and must be read in conjunction with, the limitations set out in section 1.4 and the assumptions and qualifications contained throughout the Report.

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1. Introduction

1.1 Purpose of this report

The purpose of this Hydrocarbon Management Plan is to minimise environmental impact due to potential hydrocarbon spills or inappropriate disposal during the operation of the Albany Motorsport Park (AMP) at Lot 5780 Down Road South, Drome (the Site) (Figure 1, Appendix A). The Hydrocarbon Management Plan has been created to minimise potential impacts to the environment and/ or human health from hydrocarbon waste.

Measures to mitigate environmental impacts, due to potential hydrocarbon spills or inappropriate disposal, during the construction of the AMP have also been included in the Construction Management Plan (Appendix J of the EMP).

1.2 Objectives

The objectives of this management plan are to ensure:

- Hydrocarbons are used and managed appropriately on the site
- Hydrocarbon waste is disposed of appropriately
- All hydrocarbon spill kits, disposal areas/ containers are supplied, managed and maintained
- All accidental or uncontrolled release of hydrocarbons to the environment are reported and remediated to protect environmental/ health values and maintain biological diversity and ecological integrity of the Site
- All responsible persons are appropriately trained and responsibilities are assigned for implementing these measures.

1.3 Legislation and guidelines

Legislation and guidelines associated with hydrocarbon use and disposal include, but may not be limited to the following:

- *Environmental Protection Act 1986*
- *Environmental Protection Regulations 1987*
- *Dangerous Goods Safety Act 2004*
- *Contaminated Sites Act 2003*
- *AS1940:2004 – The Storage and Handling of Combustible Liquids*
- Water Quality Protection Note (WQPN) 100: Motor sport facilities near sensitive waters (DoW, 2007).

1.4 Limitations

This report: has been prepared by GHD for City of Albany and may only be used and relied on by City of Albany for the purpose agreed between GHD and City of Albany as set out in section 1.1 of this report.

GHD otherwise disclaims responsibility to any person other than City of Albany arising in connection with this report. GHD also excludes implied warranties and conditions, to the extent legally permissible. The services undertaken by GHD in connection with preparing this report were limited to those specifically detailed in the report and are subject to the scope limitations set out in the report.

The opinions, conclusions and any recommendations in this report are based on conditions encountered and information reviewed at the date of preparation of the report. GHD has no responsibility or obligation to update this report to account for events or changes occurring subsequent to the date that the report was prepared.

The opinions, conclusions and any recommendations in this report are based on assumptions made by GHD described in this report. GHD disclaims liability arising from any of the assumptions being incorrect. GHD has prepared this report on the basis of information provided by City of Albany and others who provided information to GHD (including Government authorities), which GHD has not independently verified or checked beyond the agreed scope of work. GHD does not accept liability in connection with such unverified information, including errors and omissions in the report which were caused by errors or omissions in that information.

2. Potential environmental impacts

Operation of the AMP is considered likely to generate hydrocarbons, via the following sources:

- Hydrocarbons (fuel, oil, grease, etc.) being brought to site by competitors.
- There are to be no above or below ground bulk fuel storage tanks located onsite. All competitors will bring their own fuel and remove all hydrocarbon waste offsite at the completion of each event.
- Spills on the tracks.
- Spills in the concrete bunded, covered, hardstand areas.

It is expected that all competitors will remove their own hydrocarbon wastes, such as fuel, grease, oil etc. at the completion of each event and dispose of at an appropriately licenced facility.

The AMP operators will store small quantities of hydrocarbons on-site for use in maintenance machinery only (e.g. lawn mowers, etc.).

If hydrocarbons and hydrocarbon waste is not appropriately managed within the AMP the following potential impacts/ risks may occur:

- Contamination of surrounding soil, groundwater, and surface water
- Contaminated of air quality due to vapor generation
- Potential ignition source for fire
- Reduction in biodiversity value due to inability to replace lost habitat and communities
- Poor visual amenity and landscape value
- Community and stakeholder dissatisfaction.

3. Management strategies, actions, timeframes and responsibilities

Broad management strategies have been developed to minimise potential impacts associated with hydrocarbons. The management strategies, timing and responsibilities are outlined in Table 1.

It is the responsibility of the Operations Manager of the AMV Inc. to implement this Hydrocarbon Management Plan during operation of the AMP.

Table 1 Hydrocarbon management strategies, actions, timeframes and responsibilities

Management Strategies	Actions	Timeframes	Responsibility
Site induction	Site induction includes the following specific hydrocarbon management components: <ul style="list-style-type: none"> – Spill kit locations and instructions for use – Location of hardstand areas for vehicle refuelling and minor servicing activities – Each competitor will remove their own hydrocarbon wastes, such as fuel, grease, oil etc at the completion of each event and disposal of at an appropriately licenced facility. 	On entry to site	All personnel (AMV Inc. Operations Manager, volunteers and competitors)
	All responsible persons to undertake the necessary training on the handling of, and disposal of, hydrocarbons and spill kits used at the AMP.	Site induction	AMV Inc. Operations Manager
Refuelling and minor servicing in self-bunded designated areas only	Refuelling and minor servicing of vehicles will be undertaken on designated bunded hardstand areas with wastewater trap to contain hydrocarbon contaminated water (Figure 2, Appendix A). All refuelling and minor servicing must be not be carried out without a fully stocked spill kit available. Bunding will be designed as per requirements of AS1940-2004. No refuelling or hydrocarbon storage shall occur within 200 m of the Protected Exclusion Area.	At all times	All personnel
No major servicing onsite	No major servicing of vehicles will be permitted onsite. Minor servicing, refuelling and wash down may occur in the designated concrete bunded, covered, hardstand areas with wastewater trap to contain hydrocarbon contaminated water (Figure 2, Appendix A).	At all times	All personnel
No above or below ground fuel tanks onsite	No permanent above or below ground bulk fuel storage tanks will be installed onsite. Fuel for generators will be stored in drums on a designated concrete bunded, covered, hardstand area with wastewater trap to contain hydrocarbon contaminated water (Figure 2, Appendix A).	At all times	All personnel
Containment of spills	Appropriately located and stocked Spill Kits will be held on site (wheelie bin or similar) to assist with containment of minor spills.	At all times	AMV Inc. Operations Manager
	A mobile Spill Kit and fire-fighting unit (trailer/ ute mounted, or similar) will be used on site to move to various parts of the Site in the event of a hydrocarbon spill in an area which does not have a permanent spill kit i.e. racetrack.	At all times	AMV Inc. Operations Manager

Management Strategies	Actions	Timeframes	Responsibility
	<p>Fuel and oil Containment Booms (Land Socks), or similar, to be held on site in the event of a serious hydrocarbon spill resulting in surface runoff.</p> <p>Containment Booms are to be placed around the perimeter of a spill in order to contain the liquid spilled and assist with stopping its spread.</p>	At all times	AMV Inc. Operations Manager
Remediation of spills	<p>All minor spills shall be remediated immediately by using a Spill Kit and disposing of contaminated material to an appropriately licensed facility.</p> <p>In the event of a serious/ major spill, it will be contained using appropriate Spill Kit and relevant specialists contacted regarding soil and ground water testing/ determine if further remediation is required.</p>	As required	AMV Inc. Operations Manager / Licensed contractor
Storage of waste hydrocarbons	<p>No bulk hydrocarbon storage shall occur on the site. Small quantities for hydrocarbons (for site maintenance machinery) shall not be stored within 200 m of the Protected Exclusion Area.</p> <p>All hydrocarbons will be stored in concrete bunded, covered, hardstand area (Figure 2, Appendix A).</p>	At all times	All personnel
Offsite disposal of waste hydrocarbons	<p>Wastewater traps/ storage areas in the self-bunded areas, such as the washdown bays, refuelling and minor servicing areas, will be maintained and regularly inspected.</p> <p>Hydrocarbon contaminated wastewater traps will be emptied as required by a licensed waste oil/ separator contractor</p>	Monthly or as required	Licensed contractor
	<p>All waste oils and oily materials, including oil filters and rags, used spill kit materials will be collected and stored in properly labelled containers at the waste oil storage area until they are collected by the waste oil recycler for disposal or recycling according to the relevant legislation and guidelines.</p>	Monthly or as required	Licensed contractor

4. Monitoring

Monitoring of the Site will be undertaken, by the AMV Inc., so as to meet the following performance criteria:

- All spill kits placed in appropriate locations and checked on a weekly basis or after an incident to ensure they are present and adequate materials are available for potential hydrocarbon spills
- No major accidental or uncontrolled release of hydrocarbons to the surrounding environment
- All minor releases of hydrocarbons to be managed, remediated and reported in the AMP Incidents Register
- All hydrocarbon wastes stored appropriately onsite and removed offsite to appropriately approved disposal locations on an as required basis
- All waste hydrocarbon volumes being transported off-site recorded for inclusion in annual reporting
- No detrimental impact to surface water and groundwater quality compared to baseline water quality records
- No hydrocarbons stored onsite following an event
- No complaints relating to hydrocarbon waste storage or handling.

Any incidents identified during Site inspections, which have not met the performance criteria, will be documented and corrective actions raised to mitigate these issues. These will be entered into the AMP Incident Register to track and monitor completion of corrective actions.

Where a hydrocarbon related pollution incident is a life-threatening incident or pollution emergency it will be reported to Department of Fire and Emergency Services (DFES) by calling 000. DFES will call out Department of Water and Environmental Regulation (DWER) for major pollution/ hazardous materials incidents.

Where a hydrocarbon related pollution incident occurs, which causes or threatens to cause a pollution emergency, that is not life-threatening it will be reported to DWER via the 24-hour Pollution Watch hotline as soon as practicable.

5. Review

The Hydrocarbon Management Plan will be reviewed and updated no later than annually. A review may occur sooner if there is a material change in risk, legal requirements or an incident relevant to hydrocarbon management. Management strategies will be reviewed for effectiveness and any corrective actions will be implemented.

6. References

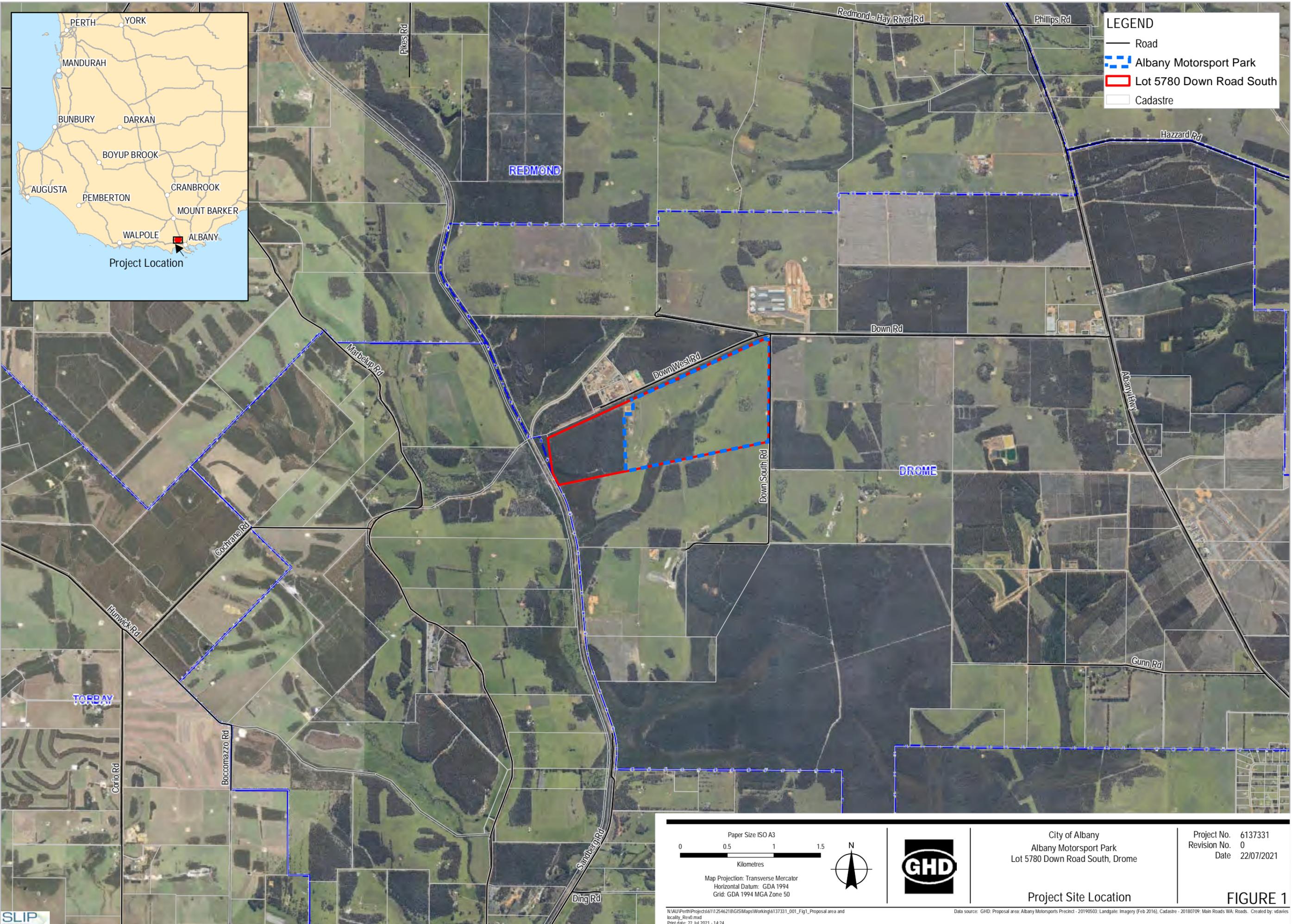
- DoW. (2007). *Water Quality Protection Note 100: Motor sport facilities near sensitive water*. Perth: Department of Water.
- Roberts Gardiner Architects . (2021). *Albany Motorsport Park Masterplan - Stage 1*. Unpublished masterplan for City of Albany.

Appendix A

Figures

Figure 1 *Project site location*

Figure 2 *Master plan*



LEGEND

- Road
- ▬▬▬ Albany Motorsport Park
- ▭ Lot 5780 Down Road South
- ▭ Cadastre



Paper Size ISO A3

0 0.5 1 1.5
Kilometres

Map Projection: Transverse Mercator
Horizontal Datum: GDA 1994
Grid: GDA 1994 MGA Zone 50



City of Albany
Albany Motorsport Park
Lot 5780 Down Road South, Drome

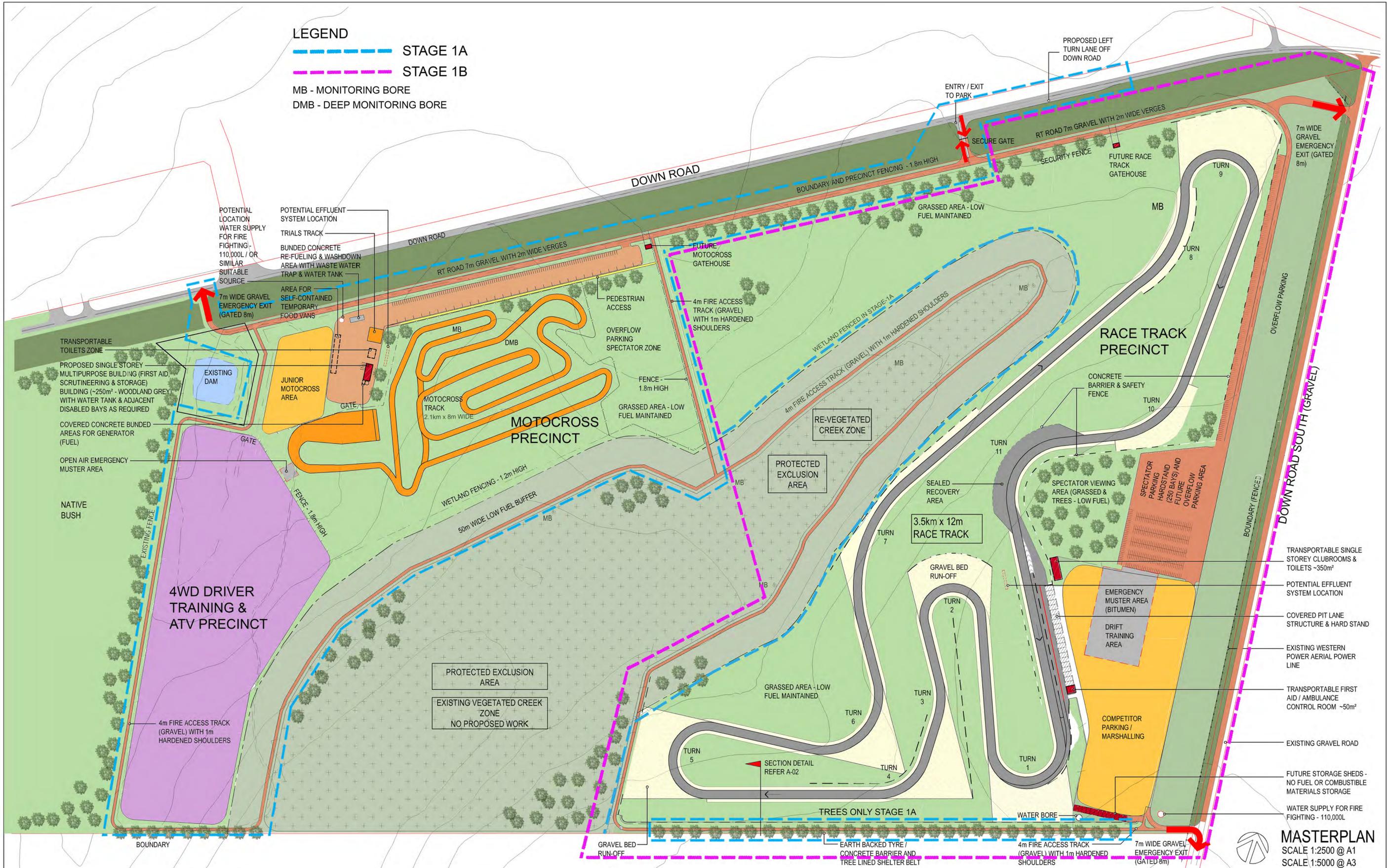
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Date 22/07/2021

Project Site Location

FIGURE 1

LEGEND

- STAGE 1A
- STAGE 1B
- MB - MONITORING BORE
- DMB - DEEP MONITORING BORE



MASTERPLAN
 SCALE 1:2500 @ A1
 SCALE 1:5000 @ A3

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C	12-05-2021	ISSUED FOR CLIENT REVIEW
D	26-05-2021	ISSUED FOR CLIENT REVIEW
E	05-07-2021	ISSUED FOR DA

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project
Albany Motorsport Park
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 client
 City of Albany

Masterplan - Stage 1

cad file

drawn CB project number 21-002

scale 1:2500 @A1
 date JULY 2021
 dwg no. **A-01** rev. **E**



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