

List of Conditions: Proposed setting up of an asphalt mixing plant on a plot of land of an extent of 4200m² within the premises of UBP Ltd at St Julien D'Hotman by Super Builders Co. Ltd [ENV/DOE/EIA/1580]

1. All other necessary permits/clearances from the relevant authorities shall be obtained and all the conditions attached therewith shall be scrupulously observed. A copy of all the permits/clearances obtained shall be submitted to the Director of Environment.
2. The development shall be undertaken as per the mitigating measures stated in the EIA report and the additional information submitted, unless as otherwise advised herein.
3. In accordance with EPA 2002 section 18(2) (i) the proponent shall submit to the Department of Environment, an Environmental Monitoring Plan for approval prior to start of works.
4. The Department of Environment shall be informed in writing of the date of commencement of works and the operation of the proposed plant for monitoring purposes. The proponent shall thereafter submit reports on implementation accordingly.
5. All electric motors such as air compressors, generators and other noise generating equipment shall be housed in soundproof enclosures so that noise emanating therefrom be within permissible levels as per EPA 2002.
6. The yard shall be properly maintained at all times. Dust generated by activities at the plant shall be controlled by sweeping, paving, watering and other best management practices. The conveyor belt shall be properly enclosed.
7. An adequate and continuous potable water supply shall be ensured on the premises. A water storage tank with a capacity to store enough water for 48 hours shall be provided solely for abating dust pollution. If at any time water supply for abating dust pollution is inadequate, the proponent shall stop all dust emitting activities.
8. Water sprinklers shall be installed all along the access road to the plant, in the yard and on the stockpiles of aggregates and shall be operated regularly to suppress dust emanation

9. Wastewater from the processes shall be treated and recycled within the site so that no effluent is spilled on the nearby environment.
10. All domestic wastewater shall be disposed via septic tank followed by absorption pit. The septic tank shall be of a minimum volume of 3 m³ and shall be accessible at all times for maintenance. The absorption pit shall be of a minimum wall surface area of 20 m² (about 1.5 m by 1.5m by 3m deep). The septic tank and absorption pit shall be located at least 2 m from any building and site boundary as per the Planning Policy Guidance of the Ministry of Housing and Lands. Every 3 years or if need be to a higher frequency the septic tank shall be desludged by a registered wastewater carrier and carted away to Wastewater Management Authority approved disposal site. No vehicular loading shall be allowed on the on-site disposal system. The on-site disposal shall be located on slope not greater than 10% and the minimum distance from the formation level of the absorption pit to the maximum level of the water table is to be 1.2 m as per Policy Planning Guidance.
11. All emissions from the asphalt plant and diesel burners shall comply with the Emissions Standards promulgated under the Environment Protection Act 2002.
12. The asphalt plant shall be regularly maintained and all odorous emissions therefrom shall be adequately treated so as not to cause odour nuisances. All gaseous emissions likely to cause odour nuisance shall be channeled to an odour control device prior to release into the atmosphere.
13. Necessary measures shall be taken to prevent any hydrocarbon spills from lorries to infiltrate and contaminate the underground and surface waters during construction and operation phase. A separate drainage network incorporating hydrocarbon separators shall be provided for disposal of bitumen spills.
14. The working platforms shall be provided with impermeable concrete lining to contain bitumen spills. Necessary bunded walls shall be provided around fuel and bitumen storage tanks to cater for any accidental spillage/leakage. A contingency plan shall be provided for in case of any accidental spillage.

15. Necessary measures shall be taken to provide for adequate drainage network to prevent any stagnation of water or used water within the premises. The drainage network shall be maintained at all times to avoid flooding to the site and surrounding area during heavy rains. A separate drainage network incorporate hydrocarbon separators shall be provided for disposal of bitumen spills.
16. Solid wastes shall be properly collected and disposed of to the satisfaction of the Ministry of Local Government and Outer Islands and the Local Authority.
17. The proponent shall ensure that the axle load of trucks entering and leaving the plant compound is in conformity with Road Traffic regulations.
18. Appropriate measures shall be taken to avoid damage to public roads due to spillage of concrete and materials by heavy vehicles on the road surface.
19. Workers shall be provided with appropriate protective equipment (proponent to ensure the use of same), sanitary facilities and regular medical checkups.
20. Necessary measures shall be taken during the construction and operation phases so as not to cause any nuisance by way of noise, vibration and dust pollution to the neighbours, the surrounding environment and the public.
21. A green belt (plantation of trees) shall be provided around the site boundaries. The site shall be properly landscaped and ornamental plants shall be planted to upgrade and enhance the aesthetics.
22. Any proposed deviation shall be subject to an application to the Director of Environment. No deviation or part thereof shall be executed prior to the determination of the application by the Director.