5.0 Proposal Details

The proposed application seeks approval to change the nonconforming use at the subject site to 'Industry' to allow precast manufacturing and storage at the subject site. These works include:

- Preparation of precast products that will support agricultural operations in the area and include cattle troughs, grain dividing panels, water tanks and stormwater crossings and components.
- All concrete manufacture occurs internally within sheds that have been approved previously. Once manufactured the concrete products will be stored externally until delivered to the client.
- The operation is not traditional concrete batching with materials coming pre-loaded within a truck. These are then mixed within the truck and simply loaded into moulds within the shed which dramatically reduces any dust or waste on site.
- Regarding truck movements there is likely to be:
 - o 2 double road train deliveries per week.
 - o 10 light truck movements per week.

There is no additional built form proposed as part of the application with existing approved building being repurposed to support the modified operation.

Figure 3 illustrates the proposed layout of the subject site.

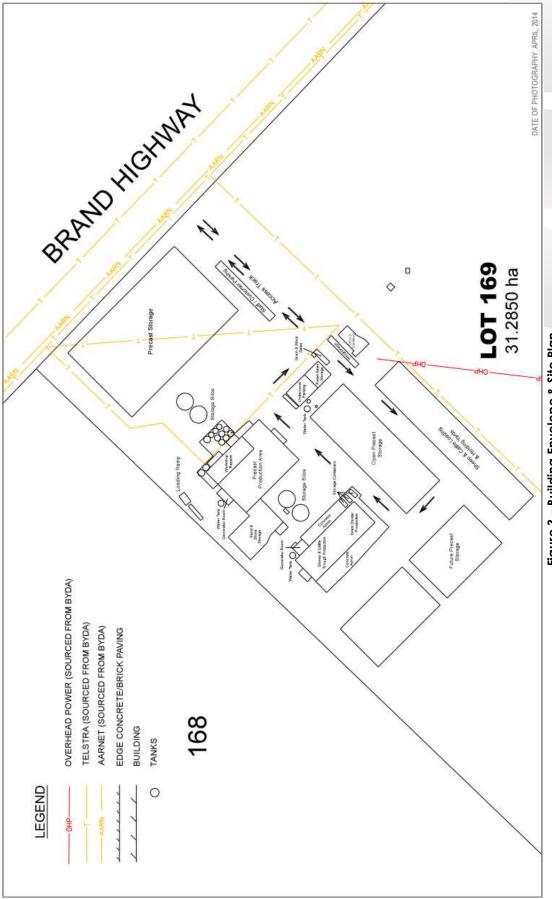


Figure 3 – Building Envelope & Site Plan