

CAPABILITY STATEMENT



We are leaders in industrial planning approvals

JEP Environment & Planning is a specialist infrastructure and planning firm with expertise in seeking planning approvals for major projects in waste, recycling, commercial developments, industrial developments, advanced manufacturing, energy and sustainability infrastructure.

Our staff are experts in planning, environmental licensing and sustainability infrastructure, with experience working in industry, local, state and federal government. Our team is made up of planners, engineers, architects, scientists, compliance and environmental management specialists.

Since establishment in 2016, JEP Environment & Planning has established a reputation as the leading firm for facilitating infrastructure planning approvals, EPA licensing and supporting industry to comply with increasingly complex planning and environmental laws.

Our firm is different. We take the time to understand complex projects. This helps us to guide proponents efficiently through the planning, regulatory and approvals system. We ask regulators the important questions and we take time to identify key regulatory issues that need to be addressed in a planning application.

Securing planning approvals for projects in many cases can be complex and needs careful planning, with input needed by technical experts, stakeholder and community engagement and strong project management. We work closely with our clients to ensure that proposals are well designed, structured and executed to maximise your success in the approvals process.

Our infrastructure and planning services include guidance on best practice environmental and engineering design, site selection, scoping of key environmental issues requiring assessment, environmental impact assessment, project management of specialist investigations, environmental licensing, negotiation with regulators, environmental compliance and post-approval support.

We work closely with stakeholders and communities to address key matters that need to be considered in planning submissions, including understanding the environmental, social and economic risks and benefits to help build community consensus and project success.

Our team can support you right through the post-approval phase, including the development of post-approval management plans, agency approval of management plans, construction certificates and occupation certificates. We work with regulators to ensure your development commences operations as soon as possible. We also conduct independent environmental audits and compliance reviews to ensure that your development is being operated and managed in accordance with consent conditions and all planning and environmental laws.

We are very pleased to have supported many family businesses, national, international and public companies in planning and licensing approvals across the country. This includes recycling centres, transfer stations, landfills, warehouse developments, high-tech manufacturing, power station modifications, mining and rehabilitation projects, eco-parks and green energy developments. We are also regularly called upon to help inform government planning and environmental policy.

Our highly qualified planning and environmental assessment team has the right blend of skills to ensure your project is delivered in a timely, cost effective and professional manner, to help grow your business. Feel free to contact us any time to discuss how we can assist in your project.

Dr Mark Jackson
Director
JEP Environment & Planning



Experience and track record

JEP Environment & Planning has one of the most experienced industrial planning and approvals specialist teams in Australia. Since 2016, we have secured planning approvals and have secured licenses for more than 60 industrial infrastructure projects at more than 40 locations around the country. These approvals have led to hundreds of millions of dollars in investment, supporting employment and boosting the Australian economy. Some of our projects include are outlined below.

Kariong Sand and Soil Supplies, Somerby

We led the design, planning, environmental assessment and approvals for the largest recycling centre for sand, soil and building materials on the Central Coast of NSW. The State Significant Development approval (SSD8660) permits the receipt of up to 200,000 tonnes per year of waste, providing important recycling services for the building and civil construction facility.

The approved development involved the construction of an advanced sorting facility, together with waste receival, inspection, processing buildings, advanced water recycling and landscape supply material bays over a 6 hectare area.



Resource Recovery Facility, Tomago

We led the planning, environmental assessment and approvals for a specialised recycling in Tomago, near Newcastle. The State Significant Development approval (SSD10447) permits the receival, sorting, processing and recycling of up to 98,200 tonnes per annum of liquid, solid and hazardous wastes.

The development involved the fit out of two large industrial buildings with advanced recycling equipment and the construction of a large truck parking depot.



Industrial Buildings for Enclosure of Recycling Operations, Kemp's Creek

In this project, we led the planning, environmental assessment of approvals for two large industrial buildings to enclose existing recycling operations, in accordance with best practice.

The development involved construction of large industrial buildings, extensive landscaping and redesign of wastewater treatment and drainage systems. The development was approved as a Regionally Significant Development.



Specialised Computer Circuit Board Recycling Plant, Smithfield

In this project, we led the planning, environmental assessment, approvals and EPA licensing for a novel precious metal recovery plant. The development is approved for the receipt of up to 3,000 tonnes of printed circuit boards from electronic waste.

The plant is the first large scale development of this type in the world, and involved advanced chemical and microbiological processes to recover precious metals that are otherwise lost to landfill. The development was approved as a Regionally Significant Development.



Singleton Recycling Centre, McDougalls Hill

We led the design, planning, environmental assessment and approvals for a fully enclosed waste transfer station and recycling centre in the McDougalls Hill business park, located in the Hunter Valley of NSW.

The facility is approved for receipt, sorting, processing and manufacturing of products from up to 99,000 tonnes per annum of household clean up, dry commercial and construction waste from builders in the region. The recycling centre waste approved as a Designated Development.



Byron Bioenergy Facility, Byron Bay

In this project, we led the planning, environmental assessment and approvals for an advanced dry-anaerobic digestion facility for production of green electricity and fertiliser.

The facility is approved for receipt, processing and recycling of up to 28,000 tonnes per annum of food and garden organics and biosolids. The project will provide green electricity for the operation, the neighbouring sewage treatment plant and homes in the areas.



FOGO Composting Facility Expansion, Carrathool

We led the design, planning, environmental assessment and approvals for the large food and garden organics composting facility in the south-west of NSW.

The facility's processing capacity was increased from 50,000 to 99,000 tonnes per annum, to provide critical recycling services for food organics, garden organics and agricultural wastes across southern and south-western NSW. The expansion approval involved an increase in the operational area from 8.8 hectares to 48.6 hectares, including new offices, compost storage buildings, weighbridges, solar electricity production and new drainage and water recycling infrastructure.



The services we provide

With all of our valued clients, we take the time to meet with you and discuss your needs and what you want to achieve. We listen and will help you form these ideas into a carefully defined project to ensure that your development project is delivered efficiently, effectively and to a very high standard.

We are not afraid to ask the tough questions of government and regulators to ensure the project we deliver for you is well conceived and will meet your needs with minimal fuss. By taking this approach, you can leverage our experience and credibility to get the job done simply and efficiently.

Our professional and commercially experienced team can support you in the following areas:

Planning approvals, design and development

- Site identification
- Planning feasibility assessments
- Scoping investigations
- Environmental impact assessment and investigations
- Architectural plans
- Engineering and process design
- Planning approvals for local, regional, designed and state-significant developments
- Operational reviews and best practice
- Technology reviews and due diligence investigations

Licensing and environmental management

- Environmental management plans
- Environmental management systems
- Pollution incident response management plans
- EPA licensing
- Support in dealing with EPA and responding to EPA matters
- Resource recovery order and exemption applications
- EPA licence reviews
- EPA licence variations

Strategy and community consultation

- Waste management plans and strategies – for business, industry and local government
- Business case analysis and business planning
- Economic analysis of projects infrastructure and programs
- Evaluation of projects, infrastructure and programs
- Community consultation, stakeholder analysis and engagement
- Government grants and reporting

Planning and environmental compliance

- Advice on environmental laws
- Advice on planning laws
- Internal planning and environmental compliance audits
- Independent environmental audits
- Pollution incidents and liaison with regulatory authorities
- Australian Packaging Covenant
- Product Stewardship and supply chain responsibility
- Construction certificates
- Occupation certificates
- Post-approval management plans



Our team

JEP Environment & Planning’s team of professionals have complementary skills and decades of experience to ensure that the objectives of any development project are met efficiently and effectively.

Our staff are experts in planning, environmental licensing and sustainability infrastructure, with experience working in industry, local, state and federal government. Our team is made up of planners, engineers, architects, scientists, compliance and environmental management specialists.

Team member	Qualifications	Role	Years experience
Dr Mark Jackson	B. Sc. (Hons., First Class), PhD, Grad. Cert. Mgmt., Exec. Masters Public Admin., Certified Environmental Practitioner CEnvP (1542), Impact Assessment Specialist (IA11071), NSW Registered Environmental Assessment Practitioner REAP (R80020)	Director and Principal Consultant	30+
Angus Johnston	B. Eng. (Hons.), Master Env. Mgmt.	Principal Consultant	25+
Dr Jill Lethlean	B. Chem. Eng., Masters App. Sc., PhD, Grad. Dip. Comp., Grad. Cert. Mgmt.	Senior Consultant	30+
Rylan Loemker	B. Env. Sc. (Hons, First Class), Unmanned Aerial Vehicle (UAV) Controller’s Certificate 2016 (CASA), Cert. IV Carbon Mgmt.	Senior Consultant	20+
Erik Larson	B. Sc (Natural Resources Planning), Certified Professional in Erosion and Sediment Control	Senior Consultant	20+
Chloe Rich	Bachelor of Marine Science (Hons, First Class)	Senior Consultant	15+
Victoria Wilson	Phys Geog BSc (Hons), Enviro Mgmt MSc	Consultant and Project Manager	5
Diana Estephan	B. Planning & M. Urban Management & Planning	Graduate Environmental Planner	1
Jafar Tanana	B. Sc. (Environmental Science)	Graduate Environmental Planner	1

Dr Mark Jackson, Director and Principal Consultant

Mark is a nationally recognised waste management and infrastructure specialist and has 30 years’ experience in the field. Mark is passionate about good infrastructure design, planning approvals and licensing of waste and recycling facilities, and supporting the development of industry in line with international best practice. He has supported the environmental planning, approvals and licensing of some of the largest waste and recycling infrastructure projects in NSW.

For 12 years he has held senior management positions in the NSW Environment Protection Authority, leading some of the largest behaviour change, industry development and infrastructure investment programs in the country’s history to assist households and businesses reduce waste and increase recycling. Mark for five years led the EPA’s Waste and Recycling Infrastructure and Resource Recovery teams. He also led the development and implementation of the NSW Government’s \$250 million waste and recycling infrastructure package. He has also played a key role in assessing waste and recycling infrastructure developments in Government. He is a specialist in waste facility planning, environmental compliance and regulatory approvals.

Mark has also led the development and delivery of major planning and regulatory approvals over the past nine years in Jackson Environment and Planning Pty Ltd, including multiple projects for a range of clients such as Sell & Parker, RES Pty Ltd, Sydney Copper Scraps Pty Ltd, Matt’s Skip Bins, SAAS Aus Pty Ltd, Purple Cow Industries Pty Ltd, A1 Skips, Bingo Industries, Mint Biomining Pty Ltd, AGL, Origin Energy Ltd, Worm Tech Pty Ltd, Sydney Recycling Park Pty Ltd, Bin City, Dial-A-Dump Industries, Borg Manufacturing Pty Ltd, ReDirect Recycling Pty Ltd, Eco Logic

Developments Pty Ltd, REMONDIS Australia Pty Ltd, Blacktown Waste Services Pty Ltd, Traco Pty Ltd, Davis Earthmoving & Quarrying Pty Ltd, Grima Recycling and Bettergrow Pty Ltd.

He has also led major policy and planning projects for the NSW Government, including a Review of the NSW Waste and Environment Levy and Waste Less Recycle More programs for DPIE (2020); Market analysis for organics for NSW for NSW EPA (2020 and 2017); Evaluation of the shredder floc concessional waste levy for NSW EPA (2019); Development of a compliance strategy for the NSW Container Deposit Scheme for NSW EPA (2019); Audit of the NSW Container Deposit Scheme for NSW EPA (2018); and Development of a planning framework to streamline the deployment of Container Deposit Scheme for NSW EPA and DPIE (2017).

Mark has a Bachelor of Science (Hons., First Class), PhD (industrial waste management), Graduate Certificate in Management and an Executive Masters in Public Administration (University of Sydney). He is also a Certified Environmental Practitioner CEnvP (1542), a Certified Impact Assessment Specialist (IA11071) through the Environment Institute of Australia and New Zealand, and a NSW Registered Environmental Assessment Practitioner REAP (R80020).

Angus Johnston, Principal Consultant

Angus has more than 25 years' experience working in the waste management and resource recovery field for government and the private sector. Angus is a Principal Consultant and leads planning and development applications and regulatory approvals for various industrial infrastructure.

Previously, he was the Principal Consultant Waste & Resource Recovery at KMH-Pitt&Sherry where designed and directed over \$1 million of consulting projects each year. He also spent over two years working at the NSW EPA designing resource recovery infrastructure grant programs and evaluating infrastructure proposals.

Angus's experience includes providing advisory and information management services to government and industry, forming and operating industry and professional associations, running a small business, and working with (and within) local government. Throughout his career Angus has facilitated and informed environmental decision-making processes by applying his ability to write for target audiences and to analyse and translate large amounts of data into clear and concise information for lay as well as expert audiences.

Angus is passionate about the recovery of organic wastes and its transformation into soil, food and energy as a key step towards creating a circular economy. This passion has its roots in his upbringing on a family farm but was further developed early in his career when establishing kerbside organics collection and processing systems in south west Sydney and the Southern Highlands. Angus later spent 6 years as the National Projects Manager for the Recycled Organics Industry, which included representing the industry on the Australian Standards Committee AS4454 for the 2012 update of the standard and promoting the industry and its capability at conferences in Australia and overseas.

Angus has a Bachelor of Engineering (Hons.) and a Masters of Environmental Management (University of NSW).

Dr Jill Lethlean, Senior Consultant

Jill Lethlean has over thirty years' experience working in the waste industry in Australia. During that time, her work has covered a wide range of topics and produced a myriad of lasting outcomes.

Working for the NSW Government between 1997 and 2004, Jill was responsible for developing and managing dozens of projects; these were as diverse as special event recycling to commercial food waste collection trials to municipal solid waste data collection to shopping centre waste reduction programs to working on waste management in multi-unit dwellings.

During a brief stint as a consultant for a large firm, Jill worked on a feasibility study for a local government waste transfer station and wrote the inaugural NSW Better Practice Guide for Waste Management in Multi-Unit Dwellings in 2002.

Between 2005 and 2014, Jill worked for the WA Government, where she oversaw the State's waste data collection program, managed the introduction of a household hazardous waste program, developed a range of policy positions for government and managed WA's Strategic Waste Infrastructure Planning Project.

In recent years, Jill has made five trips to Europe to learn more about the waste management framework and systems in place there. She is committed to continuous learning and to bringing the best ideas from around the world to apply to the local situation.

Jill has a Bachelor in Chemical Engineering, a Masters in Applied Science, PhD (landfill systems), Graduate Diploma in Computing and a Graduate Certificate in Management.

Rylan Loemker, Senior Consultant

Rylan has 20 years' experience in environmental assessments, environmental management, and occupational hygiene, having worked for both local government and in the private industry as a consultant.

Rylan's strengths are in successfully delivering environmental projects including managing waste and hazardous materials, implementing waste and litter education programs, and developing and managing environmental assessment and monitoring programs. Rylan has experience in managing contractors and consultants to successfully deliver environmental projects. Rylan has extensive experience in the classification, handling and storage of waste; particularly hazardous and special waste types.

Rylan has successfully implemented business strategies in environmental firms to help businesses grow through quality and efficiencies. Rylan, through his transformational leadership style, has successfully grown and supported high performing technical and non-technical teams on a national scale.

Rylan has a Bachelor of Environmental Science (Hons – First Class) specialising in Land Management. Rylan is also studying a Masters of Business Administration (UNSW), specialising in technology. Rylan is using this knowledge and skillset to become a leader in integrating technology into business operations, particularly in environmental management and assessments.

Erik Larson, Senior Consultant

Erik is an environmental planning professional with over 19 years of experience working in Australia and the United States. Erik has delivered environmental assessments, management plans and approvals for private and public infrastructure projects across multiple industries covering waste, industrial, road, rail and energy developments.

Over the last three years, Erik has worked extensively in the waste and resource recovery sector. This includes planning, impact assessment, compliance auditing and approvals a range of developments for councils and private industry. Erik has contributed to the approval of major projects across NSW, including state significant projects and designated development. Between 2011 and 2018, Erik delivered numerous impact assessments, studies and management plans for private and government heavy infrastructure and transport projects.

Erik appreciates the interplay between science, policy, engineering, design, construction and compliance. As a versatile consultant, Erik has worked on projects through their entire lifecycles from planning through operations, notably for the Hexham Relief Roads, NSW's first state significant infrastructure project approved under the updated Part 4 environmental planning legislation.

In the U.S. between 2002 and 2011, Erik managed two stormwater quality programs in California and Nevada. Working for a state conservation program and a regional planning agency, Erik helped secure over \$12 million in grant funding, coordinated public outreach campaigns and facilitated public-private partnerships to achieve government policy objectives. He also led the writing, editing and successful revision of the Best Management Practices (BMP) Handbook for the Lake Tahoe Basin. The handbook is still used to guide residential, commercial, and public recreation development.

Erik holds specialist capabilities in assessing and managing soil and water issues. A Certified Professional in Erosion and Sediment Control (CPESC) since 2010, Erik is a member of the International Erosion Control Association (IECA).

Erik has always been passionate about environmental resource management and holds a Bachelor of Science in Natural Resources Planning from Humboldt State University, California.

Chloe Rich, Senior Consultant

Chloe has over 15 years' experience in environmental assessment and monitoring, licensing and approvals, and policy development. Chloe has held various positions within the private sector and government, giving her a broad perspective of the planning process and the associated challenges and opportunities.

Chloe started her career as an environmental consultant in Brisbane and was involved in a range of projects including groundwater monitoring; acid sulphate soil assessments; flora and fauna monitoring; water quality testing; and marine macro-invertebrate sampling. Chloe also implemented the monitoring and testing program for the BP Oil Refinery (Brisbane) wastewater treatment system.

Chloe moved from consulting to development assessment with the Fisheries Queensland Planning and Assessment unit. Chloe's major responsibility was the management of the fisheries approvals process for the multi-billion dollar Liquefied Natural Gas and coal terminal developments within the Gladstone region. Chloe also initiated the development of a scheme to work with catchment management groups to better manage and utilise funding received for fish habitat offsets. The scheme would allow community groups to pool funds from multiple offsets; therefore, allocating funds more strategically, providing greater benefits to fisheries resources.

In the following years, Chloe worked across a number of projects for the QLD Department of Environment and Resource Management's Reef Policy Unit, including the Sugarcane Compliance Program, Reef Protection Science Program and Weed Management Project. Chloe was heavily involved in a range of stakeholder engagement activities to support and inform the different programs and to develop strategies that would guide future policy and spending on extension and education activities to those affected by the policies.

More recently, Chloe worked as an Environmental Planner for Hunter Water's Dams and Catchment team. Chloe was responsible for monitoring daily activities associated with dam operation to identify issues that could result in non-compliance; implementing appropriate remedial actions; and preparing reports for Hunter Water management and the NSW Office of Water following incidents of non-compliance.

As a Senior Consultant with Jackson Environment and Planning, Chloe has facilitated a range of planning, development, and Environment Protection Licence approvals. Chloe has assisted clients with planning approvals on a range of complex sites affected by issues and constraints including biodiversity values, historic contamination, flooding, Aboriginal cultural heritage, and bush fire risk. Chloe has worked with a range of clients such as Bingo Industries, Sell & Parker Pty Ltd, Civil and Tunnel Pty Ltd, BSV Tyre Recycling, Vitocco Enterprises, Purple Cow Industries, and Sydney Recycling Parks.

Chloe has a Bachelor of Marine Science (Hons. First Class) from the University of Wollongong.

Victoria Wilson, Consultant and Project Manager

Victoria is an environmental management professional who most recently worked as the Sustainability Manager for tea brand T2 Tea between 2021 and 2022. Whilst in this role, Victoria led the company through their B Corp recertification process as well as annual waste audits, carbon footprint reports and sustainability impact reports.

A passion for protecting the environment led to her completing both degrees within the environmental space. Between 2013-2016, Victoria completed her Bachelor of Science with Honors at King's College London before going on to complete her Master of Science in Environmental Management at the University of Queensland between 2020 and 2021.

Since joining the JEP Environment & Planning team, she has led the preparation of scoping studies, environmental impact statements, scoped technical investigations required to support planning applications, project managed specialist investigations and prepared environmental management plans to address post-approval requirements.

In 2020, whilst completing a placement as part of her Master's, Victoria gained experience in water management reporting. This project was focused on the point source water quality offsets in the Great Barrier Reef and the changes a newly introduced legislation would bring to companies in the area. Understanding and re-writing new legislative information into an accessible for all document was an essential part of this project. This ensured areas of impact and potential solutions could be identified for companies within the affected region, ensuring companies were informed and provided with information to ensure continued compliance.

Victoria has experience in carbon and sustainability goal setting, as well as leading development of internal and external stakeholder educational resources. Additional experience includes waste management plans and environmental planning reports.

Diana Estephan, Graduate Environmental Planner

Diana completed her education at Western Sydney University, where she completed a Bachelor of Planning in 2020, followed by a master's degree in urban management and planning, which she successfully completed in November of 2023.

Throughout her studies, Diana demonstrated exceptional dedication and time management skills by concurrently working full-time in customer service role. This experience allowed her to develop strong interpersonal and communication skills while balancing her academic responsibilities.

Since joining the JEP Environment & Planning team, she has led the preparation of scoping studies, reviewed planning controls in local environmental plans and development control plans, scoped technical investigations and prepared environmental management plans to address post-approval requirements.

Diana's passion for urban planning led her to pursue internship in both planning firm and an architecture firm. These invaluable opportunities provided her with first-hand experience in the industry. During her internship, Diana's had the chance to review and complete social impact and environmental reports that includes childcare development and commercial developments. She also analysed architectural plans and familiarised herself with the regulations governing urban planning in NSW.

These internship not only enhanced Diana's technical skills but also allowed her to observe professionals in the industry. Diana's experiences have instilled in her a keen sense of responsibility and a keen eye for detail. Which allowed her to well-versed in regulations and requirements necessary for successful project implementation.

Jafar Tanana, Graduate Environmental Planner

Jafar is a professional with a strong customer service orientation and a proven ability to handle pressure in fast-paced environments. Skilled in team management and training, Jafar has a natural leadership style that promotes a positive and efficient work atmosphere. Possessing comprehensive skills in strategic sales and creative problem solving.

Jafar worked with Technocraft, where he implemented and trained staff on new systems to enhance operational efficiency and adaptability, and managed new yards in Melbourne until local management hires were made. From 2020 to 2022, Jafar served as a Sales Representative for SAAS AUS, focusing on client acquisition and relationship management, enhancing company sales strategies, and customer satisfaction. During this time, he consistently hit sales targets despite working limited days each month due to university commitments.

Jafar's recent work with JEP Environment & Planning has involved assisting with the delivery of planning investigations for the Moss Vale Industrial Sub-division and General Industries Development and the Moss Vale Resource Recovery Facility. He has also prepared numerous waste management plans for developers and project managed specialist investigations for industrial planning projects.

Jafar's is passionate about environmental management, environmental planning and resource sustainability. Jafar holds a Bachelor of Science in Environmental Science from the University of Technology Sydney (UTS), where he successfully pursued a full-time degree alongside professional roles.

How to get in touch

Please contact us to see how we can assist with your development project:

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