



**T.A.& S.M. Cockerham  
P.O. BOX 5146  
FALCON  
WA 6210**

**Tel / Fax : (08) 9586 1010  
E-mail : ter.syl@bigpond.com**

Jason Banks  
Director General  
Department for Environmental Regulation  
Locked Bag 33  
CLOISTERS SQUARE  
WA 6850

Your ref: CEO1768/14

Dear Jason

Thank you for your further letter of 5<sup>th</sup> January 2015 regarding the Wagerup NAP Consultation.

We have studied the amended NAP and the noise monitoring report on the DER Website plus the limited information you sent in response to our letter of 16 December 2014 and still believe that you and/or you advisers have failed to address the concerns we raised and in fact have raised even more questions. So unfortunately we need to again revisit our concerns in the expectation that someone will realise that we will not be ignored and we will not go away until our questions have been answered in full.

Taking your latest corresponded first we comment as follows:-

1. You now state that the Area A boundary has no statutory effect and yet it is referred to throughout the NAP document. The only "Noise affected land" except one spot in Hamel is within Area A, not a single point outside of that line has been identified. On looking at the noise monitoring report it is obvious why. Only a very few readings were taken to the south of the Area A boundary and these were nowhere near any places where noise complaints had been made. **So your claim of "Extensive Noise Monitoring Program in Yarloop" is untrue, proven by your own report. Right or Wrong?**
2. You now say that when Mr. Macpherson visited our home "It was apparent that you (we) were effected by the refinery noise emissions". **Why then did he refuse to conduct any noise monitoring at or near our home, at that time or even later when the "Extensive Monitoring Program" took place?** Perhaps because we were finally driven out without compensation in **early 2008** and it did not matter anymore, as Alcoa then owned the property. **Your claim that the Department's view was based upon available data is again untrue, Mr. McPherson's visit was in October 2007 your monitoring was, you say, done in 2012, so there was no available data at the time of his visit. Please explain.**

3. You did not comment on our reference to Alcoa's letter to the Treasury in 2001 stating the objective of their buffer strategy being "to secure land use compatibility" without mention of noise levels etc. You did not take up our offer of providing you with a copy, so you must have obtained one and read it. It is available on the CAPS website. **If so why the lack of comment?** **If not why not?**
  
4. The assertion that there were no offers made by Alcoa in the LMP for **noise affected properties** outside of Area A but some were made for properties within Area A, **Is as stated before, a complete fabrication.**  
As no reasons were ever required to obtain an offer from Alcoa for any home in Area A or B no offers would have been made on noise or any other special grounds. Simply if the home was in Area A or B Alcoa would buy it once the valuation process was completed. So this being the case, Landgate could not be expected to comment on your question in this regard. So as no offers could have been made for "noise affected" properties anywhere and the question should have been based on how fair and reasonable the value of any offer under the Alcoa LMP could have been.

**So please advise, how Landgate would know the reason for any sale when no one was required to give one?**

As advise in our last letter, we have more first hand experience of these issues than anyone in your department, because A, we lived with them for so many years, B we sold to Alcoa under their LMP and C we are not dumb and have no other agenda, unlike some.

So please be so kind as to spare us from another letter full of misinformation and outright B.S. all we ask is that you answer these simple questions honestly.

We hope that this time the information we have provided will be put to good use and help you to pick out the truth from what you must be being fed by others.

Kindest regards

T.A. & S.M. Cockerham

12<sup>th</sup> January 2015