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Level 2, 2 Burbank Place
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Baulkham Hills, NSW 2153



18 June 2021

Reference: 0449086_S010914_Remediation Summary Stage 2B Horsley Park.docx

Dear Claire,

**Subject: Notice of Completion of Remediation Work and Consent Condition Compliance
Certification – Stage 2B, Horsley Park NSW**

ERM Services Australia Pty Ltd (ERM) was engaged by CSR Limited to undertake validation following the completion of earthworks, and prepare an Interim Validation Report for the area identified as *Stage 2B Development Area* located at 12 Johnston Crescent, Horsley Park NSW (the site) – Part Lot 203 DP1244593. A figure showing the area has been attached to this letter as **Figure 1**. Specifically this letter has been produced to address the requirements of the Development Application (897.9/2013) for the Site to provide Notice of Completion of Remediation Works on the Site.

The Site is a former quarry and is currently undergoing re-development. The Site is to continue to be used for a land use consistent with 'Commercial / Industrial' as defined in Schedule B1 of the NEPM (NEPC, 2013).

Overall Site works consisted of excavation of all fill materials to virgin ground. Fill materials were then assessed for land use suitability against the site suitability consistent with 'Commercial / Industrial' criteria by ERM, with materials placed under Geotechnical supervision by Douglas Partners.

Previous investigation results indicated there was evidence of potential soil contamination relating to the fill within earthen bunds on the eastern boundary of Stage 2B. These fill materials were remediated onsite in accordance with the Council Approved RAP (DLA, 2014).

Based on the previous use of the Site it was identified that there was the potential for further contaminated fill material to be present across the wider redevelopment area. As such, progressive assessment and validation of the Site was conducted throughout the duration of earthworks.

All soils that were previously located within the Stage 2B have been excavated, sorted and classified for compliance with land use criteria. All fill materials reinstated into the Stage 2B area have been classified as compliant with the land use criteria. Site works within the Stage 2B area were completed on the 8th of June 2021.

ERM have completed a *Validation Report – Stage 2B Document Reference 0449086_S010913*, Dated 18th June 2021. The validation program and subsequent reporting of the Site are considered

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to be adequate for assessment purposes to evaluate the suitability of the Site for its intended use in accordance with the general requirements of State Environmental Planning Policy No.55 (SEPP 55). All reporting has been undertaken in accordance with the *Consultants reporting on contaminated land, Contaminated Land Guidelines* (NSW EPA, 2020) and the *Contaminated Land Management: Guidelines for the NSW Site Auditor Scheme* (NSW EPA, 3rd ed., 2017).

The report provides the reporting requirements to validate the remediation works completed within the Stage 2B area and provides validation data for the suitability of soils reused within the Stage 2B area. The report is currently under review by EPA accredited Site Auditor James Davis of Enviroview Pty Ltd with the expectation that a Site Audit Statement for Commercial / Industrial land use will be provided. Upon receipt of the final Site Audit Statement a copy of the Validation report and Site Audit Statement can be provided to Fairfield City Council, if required. The validation report concludes the Site is suitable for Commercial / Industrial land use and no remediation works are required to be completed.

The following conditions of the Development Application have been addressed within the associated validation report:

- Condition 2 **Reports Certification**, all works methods procedures, control measures and recommendations have been carried in general accordance with
 - d) Environmental Site Assessment – Phase 2 Detailed Site Contamination Assessment Report prepared by DLA Environmental Services Pty Ltd, reference no: DLH1121_H0068 Dated September 2013; and,
 - e) Remediation Action Plan – prepared by DLA Environmental Services Pty Ltd, reference no: DLH1121_H00280, Dated December 2014.
- Condition 114 – Notice of Completion of Remediation Work; and,
- Condition 115 – Validation Report.

Please do not hesitate to contact our office with any questions.

Yours sincerely,
for ERM Services Australia Pty Ltd



Russell Jarman

Environmental Consultant

FIGURE 1 – SITE LOCATION

