Preliminary Construction Management Plan

Northside West Clinic, Wentworthville: Extension &Refurbishment

November 2021

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CONTACT:

Mike Ryan

Senior Project Manager

Erilyan Pty Ltd

1/27 Hotham Parade, Artarmon NSW 2064

P 02 8188 0700 M 0477 477 944

F 02 8188 0701 W erilyan.com.au E mryan@erilyan.com.au

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1. INTRODUCTION

This Preliminary Construction Management Plan has been prepared for the construction of the extension to the existing Northside West Clinic, Wentworthville to support the State Significant Development Application (SSDA) application to theDepartment of Planning & Environment

The proposed Northside West Clinic Stage 2 extension will provide a significant increase in the support of mental healthand wellbeing of young people in the local community. It will build on the current services provided and ensure best in class mental health services are provided in line and above that of the Australian Health Facility Guidelines.

The plan covers the following areas of management:

- The Proposed Works;
- Site Management;
- Traffic Management;
- Environmental Management;
- Hazardous Materials Management; and
- Work, Health & Safety.
- Communication & Stakeholder Management

2. PROPOSED WORKS

SCOPE OF WORKS

The proposed development will consist of the construction of a three-storey extension of the existing Wentworthville Northside West Clinic located to the south and west of the existing building above the existing at-grade carparking area, comprising:

- Addition of 95 inpatient rooms and nine consulting suites across Levels 1 to 3 Provision of 13 carparking spaces on Ground Level

Alterations and additions to existing Stage 1 building comprising:

- A new lobby, gym, loading bay, ancillary office and associated amenities on Lower Ground LevelA new lobby, art room and amenities on Ground Level
- Construction of a new car park building located to the west of the existing Stage 1 building with a total of 43 carparking spaces
- Tree removal in the southern portion of the Site

LEGISLATIVE REQUIREMENTS

The works will be undertaken in accordance with Legislative Requirements including but not limited to:

- National Construction Code 2011 comprising the Building Code of Australia;
- Protection of the Environment Operations Act and Regulations;
- Environmentally Hazardous Materials Act 1985;
- Protection of the Environment Administration Act and Regulations;
- Work, Health & Safety Act 2011 and relevant codes of practice and standards;
- Australian Standard 2601-2001: Demolition of Structures;
- Code of Practice for Safe Removal of Asbestos (NOHSC: 2002 (2005));
- Guide to the Control of Asbestos Hazards in Buildings & Structures (NOHSC: 3002 (1988));
- Resource & Recovery Act 2001;
- Environmental Planning and Assessment Act 1979;
- Heritage Act 1997 and current amendments;
- Local Government Act 1993; and
- Soil Conservation Act 1938

3. SITE MANAGEMENT

HOURS OF WORK

The following normal working hours are proposed for the construction of the projects:

- Monday – Friday 7.00 a.m. to 6.00 p.m.
- Saturdays 8.00 a.m. to 1.00 p.m.
- Sundays & Public Holidays: No Work

No works will occur outside the hours nominate above unless prior approval is granted by the local consent authority.

Delivery of heavy machinery or excavating equipment may be required outside the proposed hours of work to conform to the requirements of the Cumberland City Council and Roads & Maritime Services (RMS).

CONTRACTOR SITE AMENITIES

The Contractor(s) will establish a site compound that will accommodate lunch, ablution, change facilities for use, for the duration of the project within the site boundary.

SITE ACCESS CONTROL

The Contractor(s) will be required to erect a temporary 2.4m high fence or hoarding around the site and will be responsible for ensuring that the site may not be accessed via the public.

Temporary bollards, road and pedestrian barriers with signage will be erected where works impede on areas external to the site. Additionally, the Contractor(s) will be required to liaise with the neighbors to ensure pedestrian safety.

All works are to be undertaken in accordance with the public protection measures as required in the Australian Standards.

The Contractor (s) will maintain a site entry register requiring all visitors to sign in upon entry. All visitors are required to wear an identification “visitor” badge and wear appropriate PPE at all times while on site.

All gates are securely locked outside of working hours and regularly patrolled by security staff. This security network will continue to work closely with the Contractor(s) to ensure that security is being maintained though out construction.

Vehicular access into site will be managed through appropriate site signage and traffic management. A plan will be developed for the project and will be implemented progressively throughout the stages of Construction which aims to provide safe working detail for vehicle access into and around site.

STAGING

As demonstrated in the below staging diagrams and the attached project programme the project may be constructed in 3 stages. This staged approach is required to ensure ongoing operation of the facility and maintain the current level of beds as a minimum throughout the project.

Practical Measures will be put in place to reduce the impact of noisy works on the building occupants and surrounding properties already in operation as part of Stage 1. Acoustic hoardings will be implemented wherever possible and all temporary connection works will be undertaken at times in order to minimise impact the existing facility. Prior to any being approved an Acoustic & Vibration Assessment will be required along with a specific and detail Construction Traffic and Noise Management Plan.

The following site plans outline how Stage 2 can be undertaken whilst Stage 1 remains in operation. Works are required to be undertaken in this order as it is imperative there is no net loss of mental health beds to the community whilst this extension takes place. It should be noted that staged construction or extensions are the norm in healthcare construction in order to allow for future growth of facilities in line with the community needs.

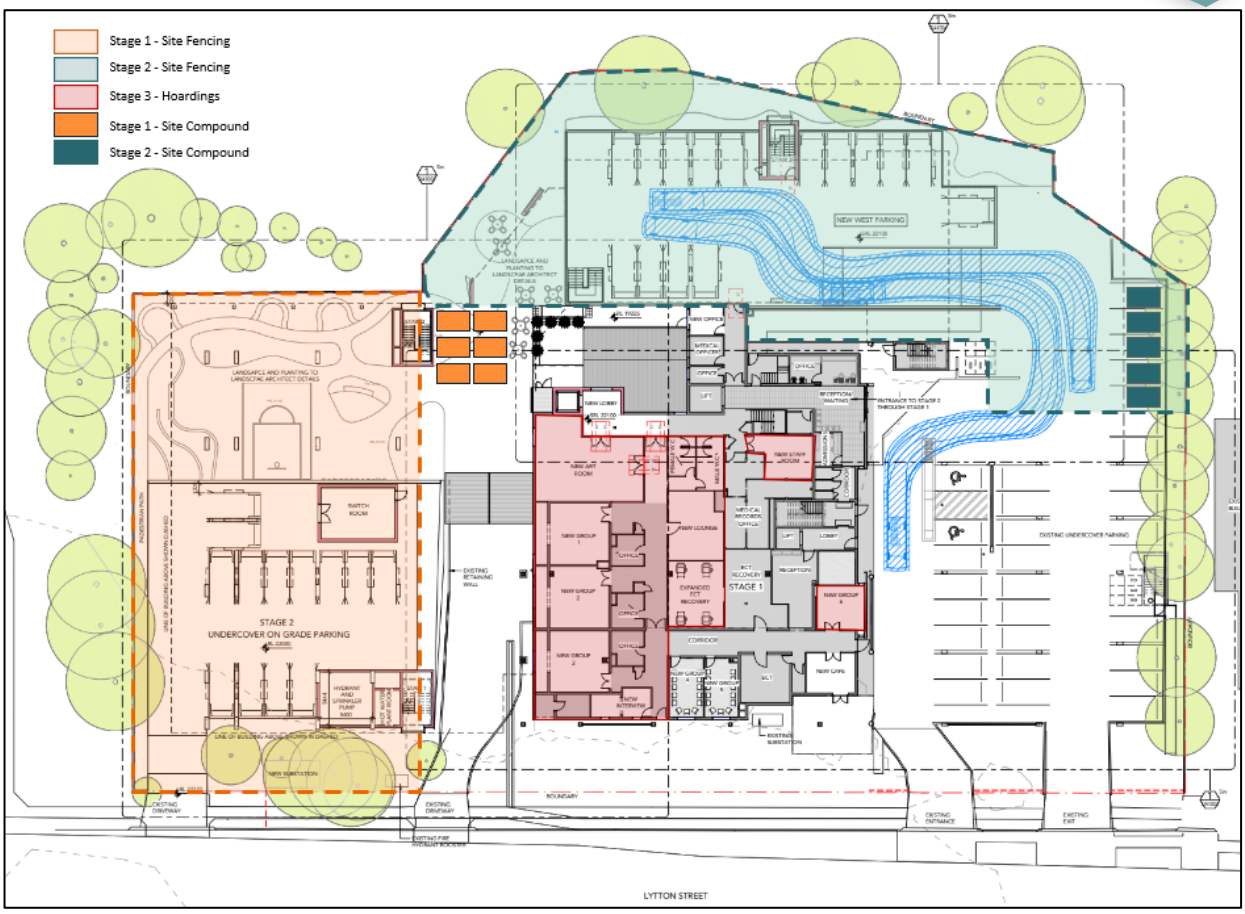

Figure 1: Site Establishment

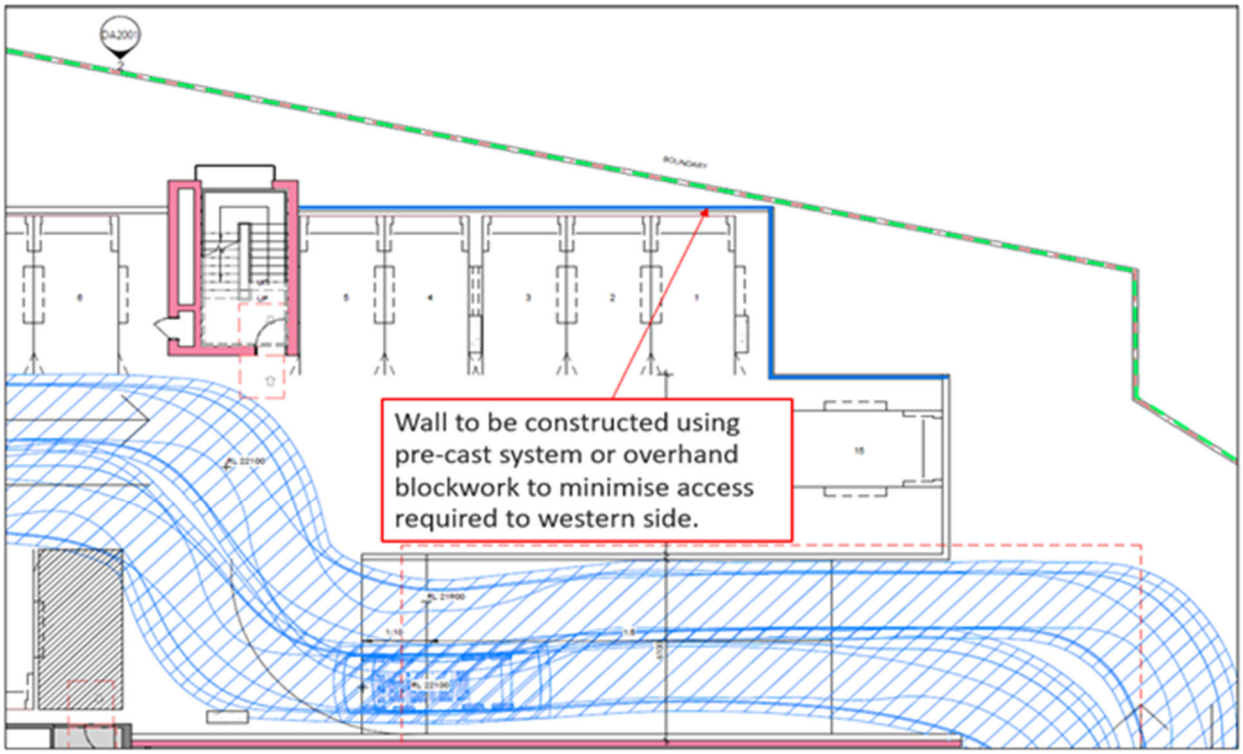

Figure 2: Works in close proximity to boundary

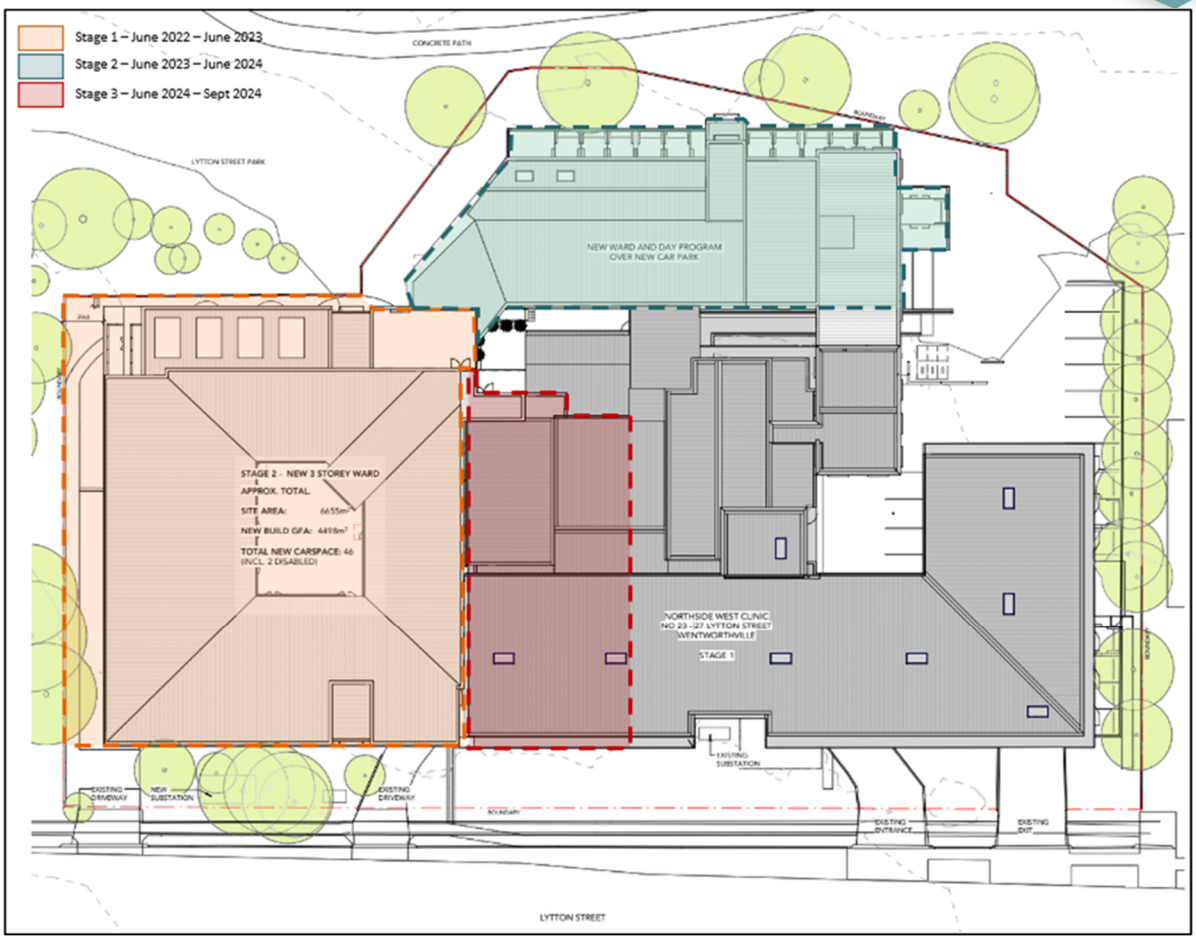

Figure 3: Staging Timeline

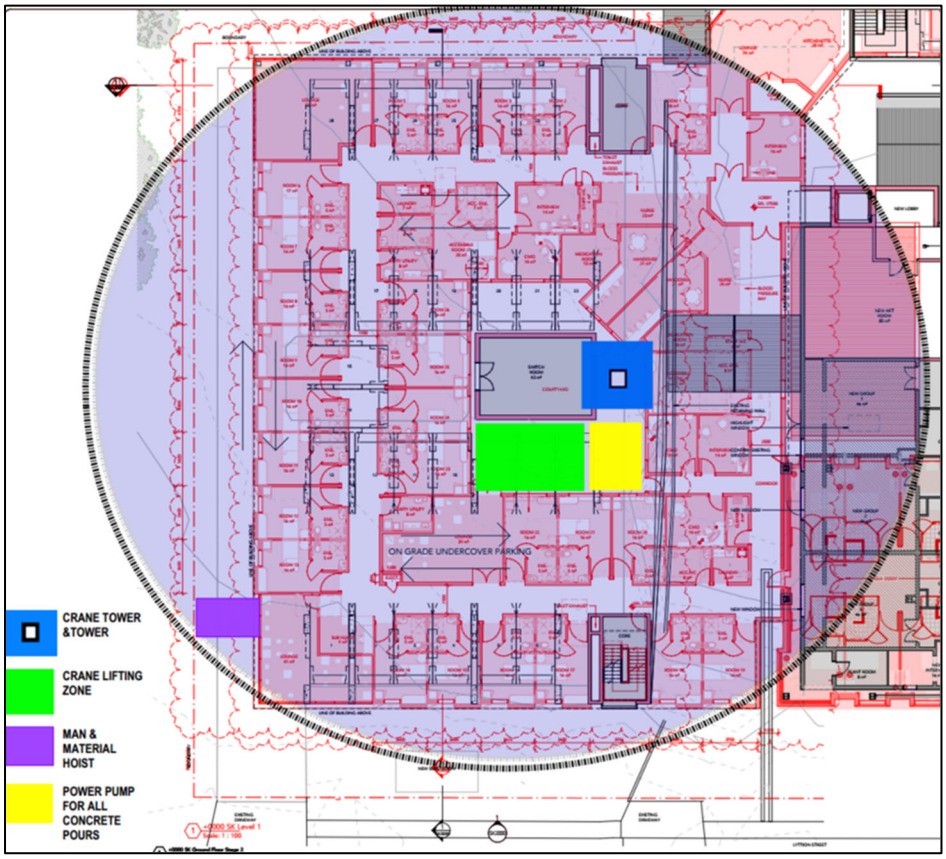

Figure 4: Man & Materials Management (Stage 1)

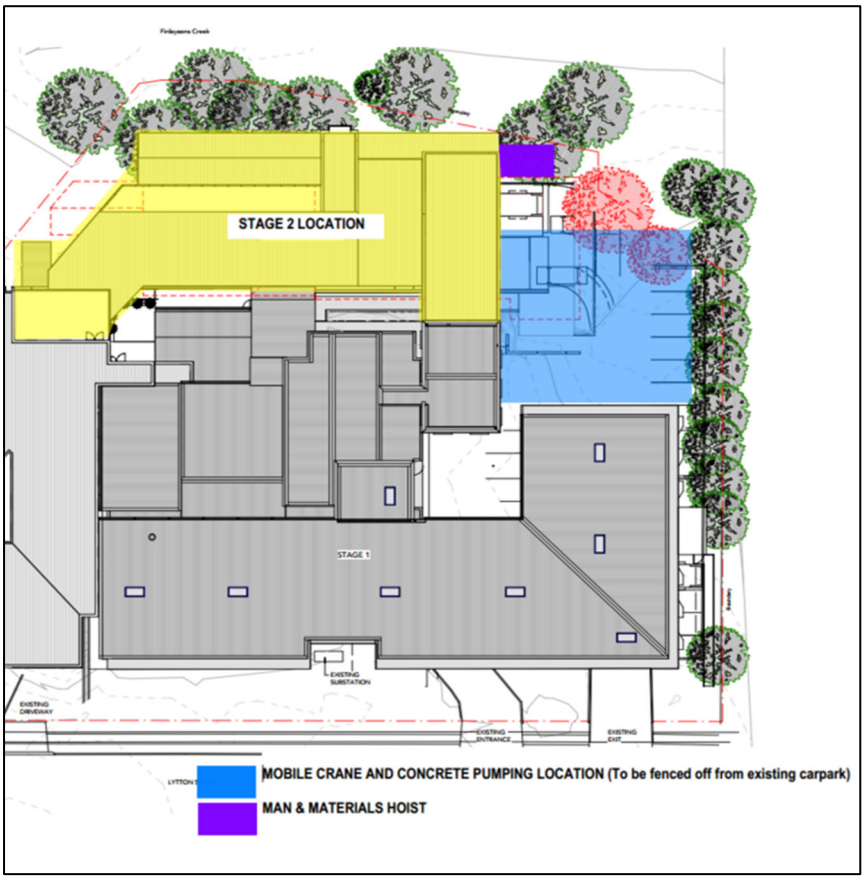

Figure 5: Man & Materials Management (Stage 2)

MAJOR INFRASTRUCTURE IMPROVEMENTS

Preliminary design and feasibility indicates that a new substation will be required in order to serve the new facility. This has been located directly out the front of the new stage 1 works adjacent to the proposed switch room location. The below figure shows this location. It is intended that as soon discussions and design will commence with Endeavour Energy as soon as reasonably practical given approval of the project is still pending NSW DPIE. The new substation will be installed during the stage 1 works and made live in order to serve the site from the commissioning phase onwards.

An existing council stormwater line will also be relocated so that it is outside the building line in adherence with council easement requirements. We propose to also increase pit sizes so that overland flow issues withing the council street are improved and any overland flow that may have been present across the site is largely reduced. This has also been marked in the figure below.

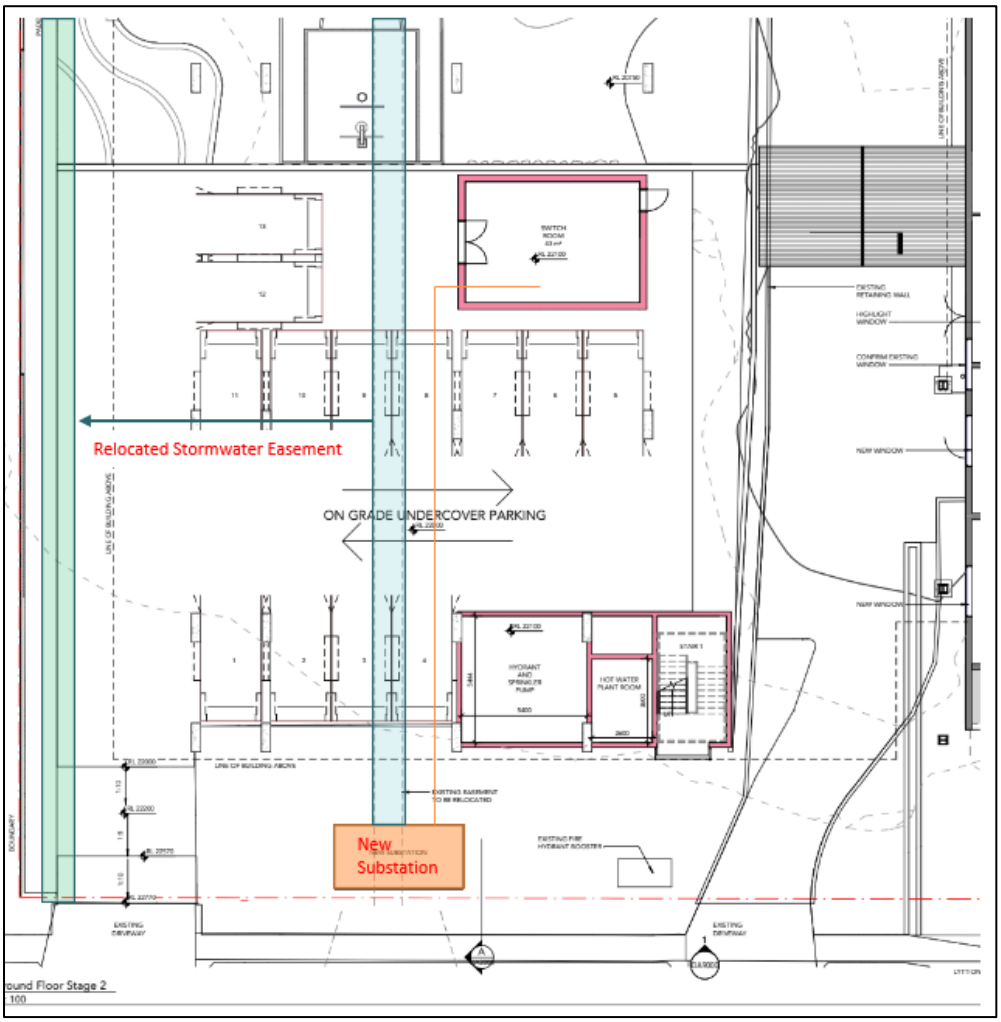

Figure 6: Major Infrastructure Works

4. TRAFFIC MANAGEMENT

The Contractor(s) will be required to prepare and submit to the relevant stakeholders and authorities.

CONSTRUCTION TRAFFIC MANAGEMENT PLAN

Prior to the commencement of construction, a Construction Traffic Management Plan (CTMP) is to be prepared by thePrincipal Contractor(s). The CTMP will address the following:

- The likely construction vehicle numbers and frequency;
- Approach and departure routes;
- Anticipated special out of hours or escorted deliveries;
- Parking access arrangements during construction;
- Construction work zone locations;
- Site entry and exit points;
- Proposed traffic control signage;
- Proposed traffic management at critical locations i.e. entrance to main Hospital; and
- Provision of acceptable pedestrian management measures

CONSTRUCTION TRAFFIC ROUTES AND SITE ACCESS

The truck routes for the construction of the development will utlise the main arterial roads near the site, mainly the Great Western Highway and Cumberland Hwy and then access Lytton Street via Bridge Rd or Veron Street.

Surrounding stakeholders such as local businesses and neigbors will be consulted on truck movements, so that their operations are not impacted, particularly around peak periods.

The entry and exit from site, delivery times and frequencies will be confirmed and identified as part of the Contractor(s) Traffic Management Plan.

TRUCK AND CONTRACTOR PARKING

The project is currently identifying areas within the vicinity of the site which may be used for truck holding areas and contractor parking. The Contractor(s) traffic management plan will be required to outline parking management is detail and will be coordinated and confirmed with adjacent sites.

5. ENVIRONMENTAL MANAGEMENT

The Contractor(s) undertaking/managing the works will be required to provide an Environmental Management Plan(EMP) to ensure that all elements of the plan meet all statutory requirements as well as NSW Health requirements.As a minimum this plan will address the following.

- Sediment laden water from the construction site may potentially flow into the stormwater or adjoining canal
- Stormwater collected in excavations and requiring disposal
- Groundwater entering excavations and requiring disposal after dewatering
- Vehicles leaving the site depositing dirt/mud on public roads after rain periods
- Removal of bulk materials off site escaping from vehicles and polluting roadways
- Management of debris and litter collecting along roads and in catch drains.

The environmental performance of the Contractor(s) will be monitored through-out the works and will be formallyreported on a monthly basis.

The erosion and sediment controls for the works shall be designed, installed and maintained in accordance with therequirements of the Managing Urban Stormwater: Soils & Construction, as described in “The Blue Book” 2004 (4th edition).

The following specific environmental management principals are to be implemented on the site:

- Noise & Vibration;
- Dust Mitigation;
- Odour Control;
- Storage of Dangerous Goods; and
- Stormwater run-off and sediment control.

NOISE & VIBRATION

Noise from any of the site areas will not exceed the limits set-out in the Noise Control Act 1975. No machine will operate outside the normal working hours previously described, unless prior approval has been granted by the local consent authority.

Demolition and excavation works shall comply with Australian Standard 2436-1981 “Guide to Noise Control on Construction, Maintenance and Demolition Sites”.

As part of the noise mitigation strategy for the project, all trucks, excavating equipment and machinery will be checked for defective or operationally noisy exhaust systems.

Prior to commencement of the works, liaison will take place with occupants from the neighbouring departments within the hospital site and adjoining neighbours for the HWP site.

DUST MITIGATION

During construction, dust control, minimisation and where possible, mitigation, will occur at the source of dust and where dust occurs. This will prevent airborne dust particles transferring to the hospital campus and environs within proximity to the hospital.

ODOUR CONTROL

The air quality assessment has not identified any significant issues with odour associated with the works. Plant and machinery involved in the works will be serviced regularly and checked for emissions. The Contractor(s) will also be required to implement safe work methods for the use and containment of solvent based paints, adhesives and sealers.

STORAGE OF DANGEROUS GOODS

Works will require the use of flammable fuels such as petrol, diesel and oxy-acetylene etc. Storage of such items will be in a secure, lockable compound with sufficient ventilation in accordance with relevant codes of practice & standards.

Material Safety Data Sheets for all flammable or potentially harmful liquids or gases will be provided by the Contractor(s) prior to works commencing on site.

Where required, the Contractor(s) will be responsible to apply for any dangerous goods licences associated with the storage and transportation of dangerous goods.

STORMWATER RUN-OFF AND SEDIMENT CONTROL

Drainage of surface water run-off will be allowed to flow along the existing contours of the site surface waterinfrastructure which includes kerb-lines, gutters, gully-pits and stormwater run-off drains.

The site areas associated with the project will be continually cleaned of rubble to minimise possible sediment flow during rainfall periods. Stormwater kerbs and drainage lines will have sediment controls in place. Stormwater grate inlets surrounding the demolition areas will be covered with a selected geotextile fabric to allow water to enter the drains and retain the sediment generated by the works.

All drainage controls will be frequently checked, particularly during heavy rainfall periods.

COMPLAINT PROCEDURE

A procedure for dealing with complaints regarding noise dust and other environmental nuisance will be established and a register will be maintained at each project office.

The Contractor(s) will be required to notify the Client of any complaints so they can be addressed accordingly.

WASTE MANAGEMENT / RECYCLING PRINCIPLES

The Principal Contractor(s) will be committed to achieving compliance with the Environment Protection Authority (EPA) guidelines.

Prior to commencing works the Contractor(s) will be required to confirm the geotech investigation completed to date and to complete and additional site geotechnical investigations that may be carried out if the information is not adequately covered in available geotechnical investigations for the purposes of waste / recycling classifications. All hazardous materials will be managed in accordance with section 6 below.

All waste material generated from the works will be recycled and repurposed where possible, with the exception of soft demolition materials and hazardous materials such as asbestos and the like.

6. HAZARDOUS MATERIALS MANAGEMENT

IDENTIFICATION

The Contractor(s) will be required to complete a full hazardous materials assessment prior to any works commencing on site, over and above what has been completed to date. The management and removal from site of any/all hazardous material will be undertaken in accordance with the Australian Standards.

AIR MONITORING

In accordance with all codes and standards; air monitoring will be carried out by a registered occupational hygienist although it is not anticipated that asbestos removal works will be undertaken.

The daily monitoring results will be assessed by a hygienist and the records will be provided daily to the ProjectManager.

REMOVAL

Removal of any hazardous material will be carried out by a registered WorkCover licensed contractor supervised by both the Contractor(s) and monitored by a registered occupational hygienist. All works will occur and comply within the requirements of relevant codes and standards.

DISPOSAL

Hazardous materials will be sealed and loaded prior to transport in accordance with relevant codes and standards. All asbestos materials will be bagged, wrapped and placed in plastic lined disposal containers and will be disposed at a registered EPA landfill with full accountability and traceability of transport and disposal monitoring, enforced and monitored through-out the works contract. The Contractor(s) will be required to provide and maintain certificates and verification documents.

7. WORK HEALTH AND SAFETY

PROJECT WHS MANAGEMENT

It is imperative that the safety and wellbeing of all the project stakeholders, the general public and visitors to the site, the client, consultants, subcontractors and all site staff are addressed in all planning, design and management decisions.

The Contractor(s) will develop, implement and manage a Work, Health and Safety (WHS) management plan that will provide a framework for managing OHS on the sites. The Principal Contractor(s) will appoint a specific Site WHS Supervisor and all construction personnel will be required to hold the Construction Industry Induction identification.

All individuals entering the site will be required to undertake a site-specific induction to be conducted by the Contractor(s) WHS Supervisor. The induction will outline the construction procedures and management framework specific to the project. The induction is aimed at instilling in each person a common-sense approach to safety, to ensure they employ the responsible environmental practices and awareness needed to deliver the project in accordance with the relevant regulations and standards.

A record of all site inducted personnel will be retained on site.

All site personnel are required to have completed their White Card Training. A copy of the White Card will be recorded and kept on site. This requirement will be confirmed during the site induction.

he Contractor(s) will ensure that all personnel are made aware of their obligations under this Construction Management Plan and the general compliance with Regulations, Acts and Codes of Practices having jurisdiction over the works.

The Contractor(s) shall:

- Coordinate the implementation of the Construction Management Plan
- Coordinate the monitoring and inspection of programmes;
- Ensure personnel are trained and aware of their obligations;
- Ensure that subcontractors are aware of their safety and environment obligations; and,
- Oversee other day-to-day activities required by the Construction Management Plan.

EMERGENCY MANAGEMENT

An emergency response plan will be developed. In developing the plan, these events will be categorised into those that can be dealt with locally and those emergencies that would require a full site evacuation.

First aid assistance will be provided during construction hours of operation with a nurse call system set-up on each floor level of the building and external areas. Site rules will also be established to not permit equipment or material to be placed along emergency egress pathways or obstruct firefighting equipment.

EMERGENCY EXITS AND EVACUATION

Emergency exits will be provided in both buildings via internal stairs or external scaffold stretcher stairs. Emergency stairs and evacuation routes will be communicated to all personnel through the on-site induction prior to undertaking any works on-site.

Changes to the evacuation procedure and routes will be communicated to all personnel through daily pre-start meetings or weekly toolbox talks.

Random emergency evacuation drills will also be undertaken to train and test the workforce during the unlikely event of an emergency evacuation. Every personnel during an emergency evacuation will be accounted for at the muster point by the subcontractors' safety representative and will be ticked off against the daily emergency evacuation report which is generated through the electric swipe card system at the turnstile entry which records personnel entering and leaving the site.

EMERGENCY VEHICLE ACCESS

Emergency vehicle access will be provided into the site and the safety coordinator or manager will be responsible for escorting the emergency crew to the First Aid shed or point of emergency. The traffic controllers will be responsible for maintaining clear access for any emergency vehicle/s.

SITE CLEANLINESS AND RUBBISH REMOVAL

Rubbish will be removed from the floors using both crane-able construction bins and wheelie type bins that fit in the hoist. The disposal subcontractor will recycle material where possible and record waste volumes.

Site amenities and ablution facilities will be provided with handwash and drying facilities and rubbish bins that will be emptied regularly. Appropriate signage will be provided to promote personal and site wide hygiene.

SITE EMERGENCY CONTACTS

An emergency contacts list will be established prior to works commencing.

A site board will be erected by the Contractor(s) in a location agreed prior to works commencing on each site. The site information board will display as a minimum the key site contacts, after hour's contacts relating to the site works.

Information regarding site safety will be displayed along the site boundary and through-out each site area.

8. COMMUNICATION AND STAKEHOLDERENGAGEMENT

The Contractor(s) and Project Manager will have a key role in maintaining relationships with project stakeholders to ensure that the project objectives are achieved with minimal disruption to the adjoining owners, businesses, the authorities and service providers that the project will interact with.

The Contractor(s) will develop, implement and manage a Stakeholder Communication plan that will provide a framework for Stakeholder engagement during construction works.

The Contractor(s) and Project Manager will consult with the local community to detail the proposed works and the strategies proposed to minimise any impact on access, amenity, staging and program as well as the impact on surrounding facilities and services. In particular, stakeholders will be advised on the proposed traffic management controls to be implemented which will be updated throughout the project the reflect the works being completed at the time.

Appendix 1:
Sample Risk Management Plan

Risk Assessment and Register

Project Name:	Start Date:	Project Number

Introduction: Erilyan Pty Ltd will use this risk assessment to review all associated risks onsite. This assessment will be review and updated on an as need basis and will include any significant design changes.

Risk Assessment Procedure:

1: Review Project plans and documents

The project team will conduct an initial risk assessment based off the available documents prior to onsite commencement. Documents to be reviewed include: Project construction plans, Construction programmes, Design risk assessments, Client minimum requirements and Erilyan's Integrated Management plans.

2: Project team risk assessment meeting

Required attendees:

Hazards & Risks are identified, reviewed and recorded in the following Risk Assessment & Register

3: Hazard Identification and Risk Assessment Review

The initial risk assessment is to be reviewed on as need basis and/or when significant design changes occur. Changes are to be noted and dated on the risk assessment and register and distributed in accordance with the project WHS plan.

Responsibilites: As per the project WHS plan.

Authorised by:	Revision: 2
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ERILYAN PTY LTD
ABN 28 152 249 548
1/27 HOTHAM PARADE
ARTARMON, NSW 2064
PH 02 8188 0700
FX 02 8188 0701
EM INFO@ERILYAN.COM.AU
WB WWW.ERILYAN.COM.AU

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Erilyan Risk Matrix

Construction - High Risk Works

Step 1: Likelihood	Step 2: Consequence			
	Major Death or permanent disability, catastrophic property damage, material harm to the environment.	**Significant** Serious injury, lost time, serious property damage, serious environmental harm requiring considerable rehabilitation	**Minor** Medical treatment required, moderate property damage, moderate environmental harm requiring minor rehabilitation	**Insignificant** Minor scratch, bruise, negligible property damage, negligible environmental harm not requiring rehabilitation
Very Likely Expected in most circumstances	Extreme	High	High	Medium
Likely Could occur	High	High	Medium	Medium
Unlikely Could occur but low probability	High	Medium	Medium	Low
Very Unlikely Not expected to occur	Medium	Medium	Low	Low

Step 3: Risk Level	Control priority required
Extreme	Stop work immediately until adequate controls are implemented
High	Implement risk controls within 24 hours
Medium	Implement risk controls within 1 week
Low	Continue to monitor

Step 4: Hierarchy of controls	
1. Elimination	Can we do the project without the activity?
2. Substitution	Can we substitute with a less hazardous activity e.g. different chemical?
3. Isolate	Can we isolate the hazard from people?
4. Engineering	Can we install guards, barriers etc.?
5. Administration	Can we document procedures, safe work instructions, use signage etc.?
6. PPE	Can we use PPE?

ERILYAN PTY LTD
ABN 28 152 249 548
1/27 HOTHAM PARADE
ARTARMON, NSW 2064
PH 02 8188 0700
FX 02 8188 0701
EM INFO@ERILYAN.COM.AU
WB WWW.ERILYAN.COM.AU

☐ Risk of person falling more than 2 metres	☐ Work on a telecommunication tower	☐ Demolition of load bearing structure
☐ Likely to involve disturbing asbestos	☐ Temporary load-bearing support for structural steel	☐ Work in or near a confined Space
☐ Work in or near a shaft, trench or tunnel deeper than 1.5 metres	☐ Use of explosives	☐ Work on or near pressurised gas mains or piping
☐ Work on or near chemical, fuel or refrigerant lines	☐ Work on or near energised electrical installations or services	☐ Work in an area that may have a contaminated or flammable atmosphere
☐ Tilt-up or precast concrete elements	☐ Work on, in or adjacent to a road, railway, shipping lane or other traffic corridor in use	☐ Work in an area with movement of powered mobile plant
☐ Work in areas with Artificial extremes of temperature	☐ Work in or near water or other liquid (Risk of Drowning)	☐ Diving work

Please note: The hazard identification and risk assessment is to encompass all project activities and not just limited to the above.

ERILYAN PTY LTD
ABN 28 152 249 548
1/27 HOTHAM PARADE
ARTARMON, NSW 2064
PH 02 8188 0700
FX 02 8188 0701
EM INFO@ERILYAN.COM.AU
WB WWW.ERILYAN.COM.AU

Risk Assessment and Register

ERILYAN

Developers of this Risk Assessment

Name	Title	Signature
	Site manager	
	Project manager	
	Contracts Administrator	

	Date	Revision made	PM Signature
1			
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ERILYAN PTY LTD
ABN 28 152 249 548

1/27 HOTHAM PARADE
ARTARMON, NSW 2064

PH 02 8188 0700
FX 02 8188 0701

EM INFO@ERILYAN.COM.AU
WB WWW.ERILYAN.COM.AU

Risk Assessment – Common risks in construction							
Activity - Safety in design							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Risks for trades during construction	Unnecessary risk during construction	Likely	Major	High	Consultants being aware and identifying risks during design	Design consultants	Medium
Risk during maintenance	Unnecessary risk for maintenance after completion	Likely	Major	High	Consultants understanding end user's maintenance requirements	Design consultants	Medium
Risk during demolition	Unnecessary risk of demolition near existing facility	Likely	Major	High	Design of new building to limit effect with existing facility	Design consultants	Medium
Erection of façade	Erecting façade at heights with open balconies below	Likely	Major	High	Façade Engineer to be engaged and undertake a peer review of the detailed design prior to erection. Design to capture and box off the risk of objects falling	Erilyan, façade design, architects	Medium
Activity - QA							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Not implementing Erilyan's Quality management plan	Quality During construction is jeopardised with poor quality – Mainly structural issues	Likely	Major	High	Project team to set up the Project management plan.	Erilyan Project team	Medium
		Likely	Major	High	All team members to be aware of their roles and responsibilities when it comes to ensuring quality on the job. These can be found in the project management plan.	Erilyan Project team	Medium
		Likely	Major	High	All team members to be aware of their Objectives and targets. These can be located in the Project Quality management plan.	Erilyan Project team	Medium
		Likely	Major	High	Erilyan to engage Auditors to ensure that we are meeting our obligations to our Quality management plan and AS/NZS ISO9001-2016	Erilyan Directors	Medium

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WB WWW.ERILYAN.COM.AU

Not implementing ITP's or not undertaking the right trade ITP's	Not meeting specification and or legislation requirements	Likely	Major	High	Project team to meet and discuss what 'high risk' items that they will be implementing ITP's on for this job.	Erilyan Project team	Medium
		Likely	Major	High	Project team to agree on key risk that are most likely to cost or have Erilyan or the client, Time, Cost or reputation	Erilyan Project team	Medium
Not engaging Quality trades	Poor quality tradesmanship – leading to defects	Likely	Major	High	Project team to review and research trades that have not been previously used my Erilyan	Erilyan Project team	Medium
		Likely	Major	High	Erilyan team to remember to review comparative cost of trades. Ensuring they are comparing like for like.	Erilyan Project team	Medium
Activity – working within/ around a mental health facility							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls	**Actioned by**	**Residual Risk**
Working around persons who have mental health issues	Patients/ workers being harmed	Likely	Significant	High	Compound to be secured when unattended	Erilyan project team	Medium
		Likely	Major	High	CCTV cameras to be installed for safety when Erilyan are not on site. These cameras are to notify Erilyan via their mobile phones when someone breaches the perimeter fence after work hours	Erilyan project team / CCTV contractor	Medium
	Workers coming into contact with Patients	Likely	Major	High	Workers/PCBU's to be inducted prior to starting any works on site. This induction will notify workers that they under no circumstances are to have any direct involvement with patients. If the involvement is from patient to worker, the worker is to notify Erilyan Management immediately who will notify the facility.	Erilyan/ PCBU's	Medium
		Likely	Major	High	No direct access for construction workers/ PCBU's in the facility. If works need to be undertaken within the facility, a notice of impairment/ client notification to be issued and approved to notify the facility.	Erilyan project team / PCBU's	Medium
Creating ligature points	Patients harming themselves during construction	Likely	Major	High	Safety in design to be implemented for the finishes to be of a mental health grade finish, i.e. anti ligature finishes to be installed. These finishes to match at a minimum the Level 7 fit out	Erilyan project team	Medium

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Invasion of privacy	Workers being able to see into ward/ patient rooms	Unlikely	Significant	Medium	Placement of the hoist as it ascends and descends to be place down the far end of the loading dock to minimise the line of site into ward / Patient rooms	Erilyan project team	Low
		Unlikely	Significant	Medium	If line of sight is still an issue a timber/ ply board to be placed on the slide of the man and materials hoist to completely block vision	Erilyan project team	Low
		Unlikely	Significant	Medium	Clinic to advise if they believe it is worth advising patients to be mindful that works are taking place on level 8 and to be mindful of the line of sight down into patient rooms. This should form part of the clinics Risk assessment of the proposed building works	Erilyan project team/ Northside Clinic executive	Low
Activity - Driving to site							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls	**Actioned by**	**Residual Risk**
Fatigue	Falling asleep whilst Driving	Likely	Significant	High	mandatory breaks every 2 hours when driving	All	Medium
	Driving whilst tired	Likely	Significant	High	Workers to have a minimum of 8 hours break between shifts.	Site manager/ directors of companies	Medium
Activity - Unloading/ delivering of materials							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Manual handling	Back injury / body injury	Likely	Minor	Medium	mechanical lifting aids to assist in the lifting of materials both vertically and horizontally	Site manager / Contractor	Low
		Likely	Minor	Medium	2 man/ team lift for loads greater than 20kg	Site manager / Contractor	Low
		Likely	Minor	Medium	ensure correct lift techniques, bending knees and lift with your legs, hold the load being lifted close to your body, avoid bending from the back and twisting motions when lifting	Contractor	Low

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		Likely	Minor	Medium	Individual persons should lift within their individual lifting capacity. It is recommended that workers don't lift loads great than 20kgs by themselves	Contractor	Low
Being struck by moving vehicle	Personal injury	Unlikely	Significant	Medium	Delivers and unloads to be coordinated in a designated area away from the flow of traffic and vehicles. If unable traffic control to be implemented	Site manager/ contractor	Medium
		Unlikely	Significant	Medium	Workers to be wearing hi visibility clothing at all times to make themselves more visible to the drivers of a vehicle.	Contractor	Medium
Collisions with public Patients and/or staff	Personal injury	Unlikely	Significant	Medium	deliveries to be maintained to designated zone away from public and staff	Site manager	Medium
		Unlikely	Significant	Medium	Delivery nominated paths and time restrictions to be implemented	Site manager	Medium
Mechanical failure	Personal injury/ Structural damage	Unlikely	Significant	Medium	Vehicle loading crane (VLC) on truck to have monthly mechanical check to ensure working as manufacture intention.	Operator/ driver	Medium
		Unlikely	Significant	Medium	Operator to complete a daily pre-use inspection of the VLC	Operator/ driver	Medium
		Unlikely	Significant	Medium	where a fault with the machine is found, cease use and ensure fault is rectified by a licenced electrician prior to use again	Operator/ driver	Medium
		Unlikely	Significant	Medium	Only a licensed/ ticketed persons to operate the vehicle loading crane (VLC)	Operator/ driver	Medium
Crush injury	PCBU/Public being struck or crushed by materials	Unlikely	Significant	Medium	Work zone around vehicle loading crane (VLC) to be isolated/ barricade from other workers. Zone should be length of vehicle loading crane (VLC) + 1m	Site manager/ Operator/ Driver	Medium
		Unlikely	Significant	Medium	Only a licensed/ ticketed persons to operate the vehicle loading crane (VLC)	Operator/ driver	Medium
		Unlikely	Significant	Medium	All lifting gear to be inspected prior to use with details included in the lifting gear register.	Operator/ driver	Medium
Falls	Falling from heights/ off trucks	Unlikely	Significant	Medium	If needing to get onto the flat bed of a truck a ladder Is to be used. Ladder to be of the correct height and secured on level ground. Do not hop onto wheel arch and then climb onto truck	Operator/ driver	Medium

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Risk Assessment and Register

Activity - Working with and around Electrical items/ tools and Live Electricity							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Contact with live site temporary electrical boards	Electrocution	Unlikely	Significant	Medium	A 2m Exclusion zone for working around live electrical boards with plant.	Site manager	Medium
		Unlikely	Significant	Medium	Electrician to ensure that the boards are RCD protected.	Electrician	Medium
		Unlikely	Significant	Medium	Temp boards to be bolted off to the floor to prevent tipping if accidental contact is received.	Electrician/ Site manager	Medium
		Unlikely	Significant	High	Licenced Electrician to issue the Certificate of Compliance Electrical Work (CCEW)	Electrician	Medium
		Unlikely	Significant	Medium	Electricians name to be on all electrical inspection tags in accordance with AS/NZS 3012	Electrician	Medium
		Unlikely	Significant	Medium	Boards are to be tested every month and result recorded in the 'Electrical testing and tagging register'	Electrician/ Site manager	Medium
Equipment Faults	Electrocution	Likely	Minor	Medium	Tools to be tested and tagged every month.	Trades/ Site manager	Medium
		Likely	Significant	High	Where a Portable Appliance Tester (PAT) is used the subcontractor is to provide a copy of the users training record and a copy of the PAT calibration certificate prior to its use	Trades/ Site manager	Medium
		Likely	Minor	Medium	Battery operated tools to be used where possible	All	Medium
		Likely	Minor	Medium	Electrician to ensure that the boards are RCD protected.	Electrician/ Site manager	Medium
		Likely	Minor	Medium	Boards are to be tested every month and result recorded in the 'Electrical testing and tagging register'	Electrician/ Site manager	Medium
		Likely	Minor	Medium	Tools and leads to be visually inspected prior to use. If visual defect is found rectification is required prior to use again.	All	Medium

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Leads or equipment in water	Electrocution	Likely	Minor	Medium	Lead stands or lead hooks to be used	All/ Site manager	Medium
		Likely	Minor	Medium	Electrician to ensure that the boards are RCD protected.	Electrician/ Site manager	Medium
		Likely	Minor	Medium	Boards are to be tested every month and result recorded in the 'Electrical testing and tagging register'	Electrician/ Site manager	Medium
		Likely	Minor	Medium	Water mitigation to be implemented	Site manager	Medium
Leads on ground	Tripping of PCBU's/ Leads being cut or damaged	Likely	Minor	Medium	Lead stands or lead hooks to be used	All/ Site manager	Medium
		Likely	Minor	Medium	Battery operated tools to be used where possible	All	Medium
		Likely	Minor	Medium	Electrician to ensure that the boards are RCD protected.	Electrician/ Site manager	Medium
		Likely	Minor	Medium	Boards are to be tested every month and result recorded in the 'Electrical testing and tagging register'	Electrician/ Site manager	Medium
Activity – Hot works							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Use of Oxy & Acetylene	Fire/ burns/ property damage	Likely	Major	High	Ensure a Hot works permit is issued prior to works commencing. All controls to be complied with at all times	Site Manager	Medium
		Likely	Major	High	If smoke detectors are present, they are to be isolated. Note that Erilyan staff members are not to isolate the fire indicator panel. Must be done through the building manager and or client representative.	Site Manager to organise	Medium
		Likely	Major	High	Flash back arrestors fitted at bottle – recommended that they are fitted at both ends, i.e. bottle end and wand end	Site manager / Contractor	Medium
		Likely	Major	High	Bottles adequately secured in cradle / trolley	Site manager / Contractor	Medium

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		Likely	Major	High	Fire extinguisher nearby and inspected within last 6 months.	Site manager / Contractor	Medium
		Likely	Major	High	Area free of combustible materials.	Site manager / Contractor	Medium
		Likely	Major	High	Proper use of appropriate gloves and goggles	Contractor	Medium
Activity – working on ladders							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Working at heights	Falls/ Falling objects	Likely	Significant	High	Ladders not used within the following distance of live edges: height of working tread + persons height + 1.5m buffer zone	Trades/ site manager	Medium
		Likely	Significant	High	Alternative work platform considered instead of ladder.	Trades/ site manager	Medium
		Likely	Significant	High	Ladder rated as 120kg (minimum) and in serviceable condition.	Trades/ site manager	Medium
		Likely	Significant	High	Person working no higher than 3rd rung from top. (900mm)	Trades/ site manager	Medium
		Likely	Significant	High	Person facing ladder and not over stretching.	Trades/ site manager	Medium
Activity – Use of a scissor lift on Level 8 close to edge of building							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Working near live edge	Scissor lift going over the edge of the building	Unlikely	Major	High	No works are to complete in above average winds	Operator/ Erilyan	Medium
		Unlikely	Major	High	Fall/ edge protection to be engineered and installed to take the load of a scissor lift hitting it.	Engineer/ Erilyan/ contractor	Medium

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		Unlikely	Major	High	A further 'bump rail' /piece of timber to be mechanically fixed/installed prior to the handrail to act as a guide rail to prevent scissor lifts hitting the handrail/ fall protection.	Operator/ Erilyan	Medium
		Unlikely	Major	High	Competent operators only to operate Scissor lifts on site.	Operator/ Erilyan	Medium
		Unlikely	Major	High	When working within close proximity of the edge of the building a spotter to be used as well, communicating location and proximity to the edge of the building/ handrail.	Operator	Medium
		Unlikely	Major	High	If possible, tie back the Scissor lift to a certified anchor point	Operator/ Erilyan	Medium
		Unlikely	Major	High	Do not overload the scissor lift i.e. SWL	Operator	Medium
Activity – Working with power tools							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Cuts	Personal injury	Likely	Significant	High	All guards for cutting tools to be in place as per the manufacture's advice	Trades/ PCBU	Low
		Likely	Significant	High	Hands to be well away from the blade when cutting	Trades/ PCBU	Low
		Likely	Significant	High	Material being cut is to be secured when cutting	Trades/ PCBU	Low
		Likely	Significant	High	A visual inspection of the tool prior to use to ensure good working order	Trades/ PCBU	Low
Electricity	Electrocution	Likely	Significant	High	Utilise Battery operated tools if possible	Trades/ PCBU	Low
		Likely	Significant	High	All electrical tools and leads to be tested by a licensed tester and tagger, then have a current tag attached prior to use	Trades/ PCBU	Low

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Activity – Use of Mobile Crane/ boom pump & Other Mobile Plant							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Un-maintained / plant being used on site	Plant/Machine Failure	Likely	Major	High	Prior to Crane/ concrete pump/ boom pump or and mobile plant are used on site, Erilyan site manager to do the following -undertake Plant pre-start checklist -Add plant to the plant register -Obtain all maintenance records from the owner/operator -Ensure operator is licensed to operate vehicle – photocopies to be obtained for Erilyan's records	Site manager/ plant owner and operator	Medium
		Likely	Major	High	Operation to be on stable and level Ground. If unstable ground is located barricade the area and erect signage to that effect. – Geotechnical engineer to inspect if on earth or structural engineer to approve if on concrete	Plant operator/ site manager	Medium
		Likely	Major	High	Barricade off area to prevent unauthorised persons from entering the area	Plant operator/ site manager	Medium
		Likely	Major	High	Workers to be wearing hi visibility clothing at all times to make themselves more visible to the drivers of the Plant.	Site manager	Medium
		Likely	Major	High	Daily Pre-Start meetings to be undertaken every morning to ensure all PCBU's are aware of risks. Tool Box talk s to be undertaken as required	Site manager	Medium
		Likely	Major	High	Traffic control to be used/ implemented where direct impact to traffic/ pedestrian access. Traffic control to be trained and competent	Site manager	Medium
		Likely	Major	High	Signage to be erected to advise all PCBU's of plant operation.	Site manager	Medium
Activity – Erecting tower crane							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**

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Installing of tower crane	Improper engineering	Likely	Major	High	Crane operators to submit design to Erilyan for the proposed onsite tower crane. Erilyan to have the structural engineer undertake a peer review on it to ensure all critical engineering items have been considered and allowed for.	Hardiman/ Erilyan/ Structural engineer	Medium
		Likely	Major	High	Prior to pouring of the crane base after engineer review a Geotech engineer to review the ground conditions and approve the bearing capacity of the crane on that foundation	Erilyan/ Structural engineer	Medium
	Improper assembly	Likely	Major	High	Licensed and competent persons to erect the crane.	Hardiman PCBU's / Erilyan	Medium
		Likely	Major	High	Crane to be designed by a structural engineer considering wind loads, bearing capacity of footings and foundations, maximum load capacity and signed off as being installed correctly as per the manufacture's recommendations	Hardiman PCBU's / Erilyan/ Structural engineer	Medium
	Improper employee training	Likely	Major	High	Competent persons must be used when assembling the tower crane (High Risk Works Ticket) Minimum of 3 years' experience of erecting tower cranes are permitted to work unsupervised	Hardiman PCBU's / Erilyan	Medium
		Likely	Major	High	Riggers to have received height safety training and be familiar with rescue procedure. Ensuring that the fall recovery kit is on hand for rigger working at heights 'AS1891 working at heights'	Hardiman PCBU's / Erilyan	Medium
	Working in inclement weather	Likely	Major	High	Weather report to be checks for the day prior to works commencing	Hardiman PCBU's / Erilyan	Medium
		Likely	Major	High	Utilise aids such a wind speed indicator to determine if rigging should go ahead	Hardiman PCBU's	Medium
		Likely	Major	High	www.bom.gov.au will be the best weather website to predict current weather situation	Hardiman PCBU's / Erilyan	Medium
	Mechanical failure	Likely	Major	High	Mobile cranes utilised to erect tower crane must have all inspections completed and finding recorded prior to attending site and commencing works. Refer to risks for Mobile cranes for further controls	Hardiman PCBU's / Erilyan	Medium
	Improper inspections and maintenance	Likely	Major	High	All lifting gear must be checked and have current legible tags attached.	Hardiman PCBU's	Medium

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		Likely	Major	High	Any faults must be reported immediately to the supervisor.	Hardiman PCBU's	Medium
		Likely	Major	High	Faulty equipment must be taken out of service and replaced prior to works commencing.	Hardiman PCBU's/ supervisor	Medium
		Likely	Major	High	Area below tower crane location to be barricaded off from all persons/ workers other than those that are erecting crane	Hardiman PCBU's / Erilyan	Medium
	Mobile Cranes overloaded with weight	Likely	Major	High	Continually checking of the crane capacity/ limit indicators prior and when lifting	Crane Operator	Medium
	Loads failing upon tower crane install	Likely	Major	High	Engineers to design and inspections to be undertaken by engineer where critical hold points are	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Riggers to inspect the load and ensure it is secure prior to unchaining the load.	Hardiman PCBU's	Medium
	Workers falling whilst installing crane	Likely	Major	High	Harnesses must be worn and attached whilst riggers are leaning outside the tower to insert the connection pins	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Ensure all workers are trained in the use and wearing of harnesses Maintenance checks to be completed on all harness equipment prior to use. Items that are faulty are to be taken out of action and replaced prior to staring works Rescue procedure and fall kit to be on hand when working at heights	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Workers to review and sign off Hardiman crane install procedures and SWMS for there risks and controls that they need to be aware of when installing Tower crane	Hardiman/ Hardiman PCBU's	Medium
Activity – Tower crane operation							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**

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General tower crane use	Unauthorised access to Tower crane	Likely	Major	High	Ensure that there is a fence preventing unauthorised access into the site compound. This fence should be under lock and key and also have ply or alike to prevent the fence from being scalable and also another fence to prevent access to the tower crane shaft.	Erilyan/ Hardiman	Medium
		Likely	Major	High	All gates to be locked after hours and shut during work hours with signs erected nominating no access/ authorised persons only	Erilyan/ Hardiman	Medium
		Likely	Major	High	CCTV cameras connected to nominated site persons phones to be activated that In the event that someone trespasses after hours we are notified of it.	Erilyan/ Hardiman	Medium
	Unsafe slinging and load movement from tower crane	Likely	Major	High	Avoid lifting or moving suspended loads over the heads of workers or the public	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Have appropriate controls in place to manage the risks of falling objects by barricading of areas where practicable	Hardiman/ Hardiman PCBU's/ Erilyan	Medium
		Likely	Major	High	Ensure loading zones are protected from unauthorised access	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Ensure by way of checking that operators, dogman and riggers hold the appropriate high-risk work licence	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Ensure inexperienced or new operators are adequately supported or supervised by those that are more experienced	Hardiman/ Hardiman PCBU's	Medium
		Likely	Major	High	Refer to the Cranes SWMS and RA on what can and cannot be lift and how to safely lift materials	Hardiman/ Hardiman PCBU's	Medium
Falling loads / objects	Objects falling from crane operation	Likely	Major	High	Ensure where loads are lifted there is a secure barrier to prevent materials falling, i.e. brick cages/ secured pallets etc	Hardiman/ Hardiman PCBU's	Medium

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		Likely	Major	High	All loads to be lifted are to be secured prior to being lifted. Its is the responsibility of the Dogman to ensure loads are secured	Hardiman/ Dogman	Medium
		Likely	Major	High	Licensed / Ticketed dogman only to secure loads	Hardiman/ Dogman	Medium
Crane base stability	Crane collapse	Very Likely	Major	Extreme	Crane base to be designed by Crane supplier and then peer reviewed by the structural engineer engage on the job.	Hardiman/ Erilyan Project team/ Engineers engaged on job	High
		Very Likely	Major	Extreme	Geotech Engineer to review the bearing on rock prior to installing reinforcement	Erilyan Project team/ Engineers engaged on job	High
		Very Likely	Major	Extreme	Hardiman's Crane engineer to review/ inspect onsite the hold down bolts and sign off on them prior to concrete being poured	Hardiman/ Erilyan Project team/ Engineers engaged on job	High
		Very Likely	Major	Extreme	Structural Engineer to review and signoff of Reinforcement installed into the crane base prior to pouring	Erilyan Project team/ Engineers engaged on job	High
		Very Likely	Major	Extreme	Crush tests to be sampled from the concrete and crushed upon 24 and 7 days. Correct compressive strength to be achieved prior to tower crane being erected on Crane base	Hardiman/ Erilyan Project team/ Engineers engaged on job	High
Crane maintenance and inspections	Inspection and maintenance not being undertaken or not being completed correctly	Likely	Major	High	All cranes to be registered by Safework NSW and have all up to date inspections/ paperwork completed prior to being on erected and used on site	Hardiman/ Erilyan Project team	Medium
		Likely	Major	High	Further maintenance should be done in accordance with the manufactures instructions if these are not available, a competent person's specifications or according to relevant technical standards and engineering principles.	Hardiman/ Erilyan Project team	Medium
		Likely	Major	High	installation and commissioning activities are supervised by a competent person	Hardiman/ Erilyan Project	Medium

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						team/ Engineers engaged on job	
		Likely	Major	High	All maintenance checks to be completed by a licensed / competent crane installer	Hardiman/ Hardimans PCBU's	Medium
Activity –Workers working on the outside of the building on harnesses and ropes							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Working at heights	Falls	Likely	Major	High	All harness points being utilised to be checked and certified to AS1891 (fall arrest harnesses and lanyards, horizontal & vertical lifeline system & Fall arrest systems & AS4488 industrial rope access systems	Access Contractor/ Erilyan	Medium
		Likely	Major	High	All harness and ropes to be thoroughly visually checked prior to use. If problems are found equipment to be removed from use and repaired and or disposed of.	Access Contractor/ Erilyan	Medium
		Likely	Major	High	All persons conducting works at height and off industrial rope access points are to be licensed / ticketed in High Risk Works (HRW ticket) and to be verified by Erilyan Site management	Access Contractor/ Erilyan	Medium
		Likely	Major	High	Work area below the works zones to be barricaded and signed to notify persons below of works occurring above.	Access Contractor/ Erilyan	Medium
		Likely	Major	High	A rescue plan to be developed & documented in the contractor SWMS prior to starting on site	Access Contractor/ Erilyan	Medium
Activity –working at heights on an open deck							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Working at heights	Falls	Likely	Major	High	A work health and safety professional to review Erilyan's methodology and advise on changes than need to be made	Erilyan Project Team	Medium

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		Likely	Major	High	A work health and safety professional to undertake a 'workshop' with Erilyan and selected trades to communicate and workshop the safety mitigation of risks to be implemented on the job	Erilyan Project Team	Medium
		Likely	Major	High	A handrail with mid rail and kick board to be installed 400-500mm from the edge of the building to prevent persons from walking/ falling off the edge of the building. This handrail is to be engineered and certified on design and also on install	Erilyan Project Team/ Handrail contractor/ engineer	Medium
		Likely	Major	High	Risk and controls to be nominated in all Trades SWMS and mentioned daily in Daly pre-starts	Erilyan project team/ All sub-contractors	Medium
	Falling objects	Likely	Major	High	Areas below the proposed work area to be physically locked/ barricaded off from patients and staff to prevent them being hit by stray materials falling from building This will be coordinated through Notice of impairments where the client/ facility will lock off certain areas and sign post as required	Erilyan/ Northside Clinic representative	Medium
		Likely	Major	High	Materials to be secured when being installed or installing over the edge of the building, I.e. crane straps/ tool lanyards etc which will prevent material falling	Erilyan project team/ All sub-contractors	Medium
		Likely	Major	High	A handrail with mid rail and kick board to be installed 400-500mm from the edge of the building to prevent persons from walking/ falling off the edge of the building. This handrail is to be engineered and certified on design and also on install	Erilyan Project Team/ Handrail contractor/ engineer	Medium
Activity – Erection of scaffold							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Erection of scaffold - Working at Heights	falling persons, tools and or materials	Likely	Major	High	Scaffold contractor to have undertaken the Construction "high Risk Works' course and have licence available for viewing	Scaffolding company/ site manager	High
		Likely	Major	High	All braces installed by the scaffolder are to remain in place at all times. Under no circumstances is anyone allowed to move or reconfigure scaffold ties other than a licensed scaffolder. To be raised at daily prestart with all trades	Licensed scaffolder/ site manager	High

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		Likely	Major	High	Scaffold to be built/ erected with the installer always having a working deck at every 2 meters (4th star on the standard)	Licensed scaffolder/s	High
		Likely	Major	High	Scaffold to have handrails and kick boards installed around the perimeter of the scaffold	Licensed scaffolder/s	High
		Likely	Major	High	Where scaffold faces a building or wall the scaffold is to be no further than 225mm from the working wall.	Licensed scaffolder/s	High
		Likely	Major	High	Licenced Scaffolder to provide handover certificate prior to scaffold being opened for use and then re-inspect at 30 day intervals and issue an inspection certificate. Where scaffolds are incomplete appropriate signage is to be displayed, scaffold incomplete, do not use or similar	Licensed scaffolder/s	Medium
		Likely	Major	High	Scaff-tag to be displayed in prominent location and updated following 30-day inspections.	Licensed scaffolder/s	Medium
Activity – Use of Scaffold for construction works							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Working on scaffold - Falls/Falling objects	Personal Injury/ Danger to the public due to falls & or falling objects	Likely	Major	High	Work area directly below the scaffold zone to be barricaded off from the Public and other PCBU's if there is a risk of items falling	PCBU's	High
		Likely	Major	High	A catch deck or ply lining to be installed if the public must gain access or thoroughfare through our scaffold	Site manager/ scaffolding contractor	High
		Likely	Major	High	Workers to ensure they are aware of the loading of the scaffold. Prior to major wet works (i.e. bricklaying) approval from the scaffolding design engineer for approval use	Site manager/ PCBU's	High
		Likely	Major	High	All PCBU's working on the scaffold to have Hard hat, Hi-vis clothing and steel cap safety shoes on	PCBU's	High
Injured PCBU on scaffold	PCBU unable to be removed from scaffold for treatment	Likely	Significant	High	Scaffold access and egress to ensure persons can be removed from scaffold safely. This is best achieved via a Stretcher stair.	Site manager/ scaffold contractor	Medium

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Scaffold collapse	Personal injury/ injury to Public/patrons by falling scaffold	Likely	Significant	High	Ensure licensed/competent scaffold erecting scaffold. – Note all licences/ competencies to be check upon induction prior to works starting	Site manager/ scaffold contractor	High
		Likely	Significant	High	Only authorised workers are permitted to adjust alter the scaffolding	All trades	High
		Likely	Significant	High	Until the scaffold is completed and in a complete usable condition a sign of or to the effect of "Scaffold incomplete - do not use"	Site manager/ scaffold contractor	High
		Likely	Significant	High	A Scaff Tag to be attached to the scaffold upon completion of the job and checked by the scaffolding company monthly to ensure no tampering or items have been altered or removed	Site manager/ scaffold contractor	High
		Likely	Significant	High	Tool Box workers/ Daily Pre-Start meetings to be undertaken every morning to ensure all PCBU's are not altering the scaffold under any circumstances.	Site manager	High
Activity – Dismantle of scaffold							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Dismantle of scaffold – working at heights	falling persons, tools and or materials	Likely	Significant	High	Scaffold contractor to have undertaken the Construction "high Risk Works' course and have license available for viewing	Scaffolder/s	High
		Likely	Significant	High	When dismantling scaffold PCBU's to ensure that there is a fully secured with handrails around the deck, no greater than 2 meters	Scaffolder/s	High
Manual handling	Back injury / body injury	Likely	Minor	Medium	mechanical lifting aids to assist in the lifting of materials both vertically and horizontally	Scaffolder/s	Low
		Likely	Minor	Medium	2 man lift for loads greater than 20kg	Scaffolder/s	Low
		Likely	Minor	Medium	ensure correct lift techniques, bending knees and lift with your legs, hold the load being lifted close to your body, avoid bending from the back and twisting motions when lifting	Scaffolder/s	Low

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		Likely	Minor	Medium	Individual persons should lift within their individual lifting capacity. It is recommended that workers don't lift loads great than 20kgs by themselves	Scaffolder/s	Low
Activity – Erection , dismantle and use of a man and materials hoist							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Engineering failure	Improper engineering	Likely	Major	High	Hoist Engineers to review the existing slab loadings. Hoist Engineers to design the fixings into the existing slab.	Hoist Contractor	Medium
		Likely	Major	High	Testing to be completed on the hoist prior prior to being handed over and signed off by a competant persons	Hoist Contractor	Medium
	Improper assembly	Likely	Major	High	Licensed / competent persons to erect the hoist	Hoist Contractor	Medium
		Likely	Major	High	Hoist loads to be designed by a structural engineer considering wind loads, bearing capacity of footings and foundations, maximum load capacity and signed off as being installed correctly as per the manufacture's recommendations	Hoist Contractor	Medium
	Improper employee training	Likely	Major	High	Competent persons must be used when assembling the hoist (High Risk Works Ticket) inexperienced workers are to be supervised at all times	Hoist Contractor	Medium
	Working in inclement weather	Likely	Major	High	Weather report to be checks for the day prior to works commencing	Hoist Contractor	Medium
		Likely	Major	High	Utilise aids such a wind speed indicator to determine if rigging should go ahead	Hoist Contractor	Medium
		Likely	Major	High	www.bom.gov.au will be the best weather website to predict current weather situation	Hoist Contractor	Medium
	Mechanical failure	Likely	Major	High	Mobile cranes and tower crane utilised to erect the Hoist must have all inspections completed and finding recorded prior to attending site and commencing works. Refer to risks for Mobile cranes for further controls	Hoist Contractor	Medium

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	Improper inspections and maintenance	Likely	Major	High	Any faults must be reported immediately to the supervisor.	Hoist Contractor	Medium
		Likely	Major	High	Faulty equipment must be taken out of service and replaced prior to works commencing.	Hoist Contractor	Medium
		Likely	Major	High	Area below hoist location to be barricaded off from all persons/ workers other than those that are erecting hoist	Hoist Contractor	Medium
Overloading hoist	Hoist overloaded with weight	Likely	Major	High	Hoist weight limiters to be placed hoist to prevent the hoist moving if overloaded	Hoist Contractor	Medium
Falls/ Falling objects	Persons/ Loads falling from and around hoist	Likely	Major	High	Hoist to have gate access onto the hoist on the Ground floor and level 8. Gates to be secured via a mechanical lock to prevent unauthorised access when hoist is in use	Erilyan / Hoist Contractor	Medium
		Likely	Major	High	Hoist to be fully secured to prevent persons and objects falling	Hoist Contractor	Medium
		Likely	Major	High	No materials are to be stored or moved outside the cart when the hoist is in use	Hoist Contractor/ All PCBU's/ Hoist operator	Medium
Machine failure	Operator error	Likely	Major	High	Licensed persons only to operate the man and materials hoist	Erilyan / Hoist Contractor / Hoist Operator	Medium
	Maintenance and testing	Likely	Significant	High	At a minimum hoist is to be tested every 30 days. All faults to be recorded and fixed prior to being used again	Hoist Contractor	Medium
Unauthorised access	Persons accessing and falling	Likely	Significant	High	Ensure that there is a fence preventing unauthorised access into the hoist compound. This fence should be under lock and key and also have ply or alike to prevent the fence from being scalable	Erilyan / Hoist Contractor	Medium
Activity – Demolition of structures							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**

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Live electrical cables	Electrocution	Likely	Significant	High	The electrician to undertake an investigation/ Site electrical sign off of the work area to ensure there are no major electrical risks to other workers	Electrician/ demo contractor	Medium
		Likely	Significant	High	Knowing that the building was constructed in 2018 no Hazardous materials survey is required	Erilyan / NSC management	Low
		Likely	Significant	High	The cables are to be isolated at the board, tails removed, and cables removed from the work area.	Electrician/ demo contractor	Medium
		Likely	Significant	High	PCBU's are not permitted to move touch or cut any cables. This is solely restricted for the electrician to undertake.	PCBU's	Medium
		Likely	Significant	High	Where there is a risk of underground services a ground services radar to be utilised to locate potential services.	Site manager/ demo contractor	Medium
Removal/ demolition of Structural items causing structural collapse	structural damage to the building due to structural wall being removed	Likely	Significant	High	Structural engineer to be engaged and document and advise on ensuring structural integrity of the building during wall removal - Including all temporary propping	Site manager/ demo contractor	High
		Likely	Significant	High	Licenced demolition contractor to be engaged or a licensed rigger	Erilyan team	High
		Likely	Significant	High	Competent Demolition supervisor to be on site at all times	Site manager/ demo contractor	High
		Likely	Significant	High	Tool box talk/ Pre-start meeting to be conducted to advise PCBU's of risk and controls to be implemented.	Site manager	High
		Likely	Significant	High	ITP's to be implemented to ensure that the structural engineers advice and recommendations are fulfilled regarding temporary propping and lintel supports.	Site manager	High
Removal of walls using plant/ machinery	Structural damage to the building due to structural wall being removed	Likely	Significant	High	Structural engineer to be engaged and document and advise on ensuring structural integrity of the building during wall removal - Including all temporary propping	Site manager/ demo contractor	High
		Likely	Significant	High	Tool box talk/ Pre-start meeting to be conducted to advise PCBU's of risk and controls to be implemented.	Site manager/ PCBU's	High
	Mechanical failure	Unlikely	Major	High	All plant and machinery to be up to date with maintenance and services.	Demo contractor	Medium

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					Daily prestart check and logbooks to be filled out prior to daily use of the machine		
		Unlikely	Major	High	Tool box talk/ Pre-start meeting to be conducted to advise PCBU's of risk and controls to be implemented.	Site manager/ PCBU's	Medium
	injury to persons/ PCBU's	Likely	Significant	High	All workers to be clear of the machine whilst in use.	Demo contractor	Medium
		Likely	Significant	High	Barriers and signage are too implemented to prevent other persons entering the work zone.	Demo contractor	Medium
		Likely	Significant	High	PPE to be worn at all times, inclusive of hard hat, steel caps and hi visibility clothing	PCBU's	Medium
		Likely	Significant	High	Tool box talk/ Pre-start meeting to be conducted to advise PCBU's of risk and controls to be implemented.	Site manager/ Demo contractor	Medium
Removal of walls creating open/live edges	Falls/ falling objects	Likely	Significant	High	All PCBU's to stand clear or work zone on and below work zone level	PCBU's	Medium
		Likely	Significant	High	Barricading of work zone to prevent unauthorised persons/ PCBU's entering area.	Demo contractor	Medium
	Crush	Likely	Significant	High	All PCBU's to stand clear or work zone on and below work zone level	Demo contractor	Medium
		Likely	Significant	High	Barricading of work zone to prevent unauthorised persons/ PCBU's entering area.	Demo contractor	Medium
Activity – Working within the confines of an Operating/ Functioning Hospital							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Hospital not being aware of construction works that impact them	Patient, staff safety, impaired or impacted operations	Likely	Significant	High	Prior to any works being undertaken where there is an operational impact to the hospital a notice of impairment/ NOI must be submitted outlining any impact it may have on the hospital and what controls will be put in place to mitigate the amount of impact to the hospital. This NOI must be approved prior to works commencing	Erilyan team	Low

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Working in or around wards in a hospital	Patients/Visitors and staff entering the construction site	Likely	Minor	Medium	All possible entries to the site to be sign posted as 'Construction Site – No Entry – Authorised persons only" or alike. If signage is unacceptable from an Aesthetics point of view, doors to be locked from the inside of site only	Site manager	Low
		Likely	Minor	Medium	A physical Barrier to be installed to prevent persons from walking straight onto site	Site manager	Low
		Likely	Minor	Medium	All PCBU's to be notified via the site induction to advise site manager immediately if unauthorised persons are on site	Site manager/ PCBU's	Low
Existing designed Egress paths being obstructed	Patients/ staff unable to escape if temporary hoarding/s are obstruction the normal path of egress	Unlikely	Significant	Medium	All changes made to the footprint of the current hospitals egress is to be presented to the hospital, signed off and then the hospital is to notify their insurers and staff of the temporary changes	Site manager/ Hospital rep	Medium
		Unlikely	Significant	Medium	Once the changes have been permanently made a change of 'Block Plan' and Fire egress plan is the be updated	Site manager/ Hospital rep	Medium
Construction dust	Construction dust entering sterile areas	Likely	Minor	Medium	Where there is a risk of construction-based dust/ foreign objects entering a hospitals sterile area, a dust screen (which is required to be fully sealed) must be erected and sign off by WHP/ hospital staff prior to any works being undertaken in that area.	Site manager/ Hospital rep	Low
Cars driving under construction zone	Vehicle hitting structure	Likely	Significant	High	Design of the support structure carrying the construction above to be designed in conjunction with the structural engineer and builder, nominating that if a support legs gets taken out the structure still doesn't stand	Project team/ structural engineer	Medium
	Materials falling on persons and or vehicles	Likely	Significant	High	A certified class B hoarding to be installed and signed off prior to use to ensure no materials can fall through to the ground below	Project team/ structural engineer	Medium
Activity – Works affecting the Hospital							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Emergency within site/ external to site	Unable to remove injured PCBU	Unlikely	Significant	Medium	Ensure all workers understand emergency procedure. This will be covered in the site induction, nomination emergency evacuation point	Site manager/ PCBU's	Medium

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					Display emergency plan within lunchroom and around site as required	Site manager	Medium
General construction works	Hospital personnel and or operations effected by Construction works/ emergencies evacuation	Unlikely	Major	High	Where major works are being completed which have even the slightest ability to affect the hospital notification to be given and approved. i.e. Notice of impairments / NOI's Contingencies to be put in place, i.e. moving of staff / patients in the zone of works.	Site manager/ Hospital rep	Medium
Hot works internally of an occupied hospital	Fire internal or external to site	Unlikely	Major	High	If PCBU's are undertaking hot works an Erilyan 'Hot works Permit' is to be issued/ implemented	Site manager/ PCBU's	Medium
		Unlikely	Major	High	Smoke detection to be isolated in the work zone where hot works are occurring. Hospital to advise their insurer if isolation is greater than 8 hours straight.	Site manager/ Hospital rep	Medium
		Unlikely	Major	High	Erilyan staff member are not to isolate hospital Fire detection under any circumstances. Hospital staff to isolate board/ zones only	Site manager/ Hospital rep	Medium
		Unlikely	Major	High	All Controls within the HWP are to be implemented.	Site manager/ PCBU's	Medium
		Unlikely	Major	High	Ensure fire equipment is adequate.	Site manager/ PCBU's	Medium
Activity – Ensuring Northside Clinics emergency path remains unobstructed by construction fencing or works							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Emergency egress paths obstructed	Personal injury/ death	Likely	Major	High	Via way of consultation between Erilyan and hospital governance office advise staff/ fire warden/s of the change to the egress paths internally & externally of the hospital	Site manager/ Hospital rep	Medium
		Likely	Major	High	Signage to be erected internally of the hospital by the hospital and externally where changes have occurred. Erilyan Construction signage will be present at these points also	Site manager/ Hospital rep	Medium
		Likely	Major	High	Any time that the egress path changes, notification to be communicated to NORTHSIDE CLINIC to ensure that they have captured it and notified all relevant persons	Site manager/ Hospital rep	Medium

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Activity – working on construction sites and near operating facilities during the COVID19 pandemic							
Hazard	**Risk**	**Likelihood**	**Consequence**	**Risk rating**	**Controls** (To be measured against Hierarchy of Controls)	**Actioned by**	**Residual Risk**
Covid19	Infecting others with COVID19 or being infected	unlikely	Major	High	If your feeling unwell stay at home	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Temperature check all workers upon entry to site. Anyone over 38 deg will not be allowed on site as this often means they have a fever	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	All controls to be posted around site and also form part of the specific site induction	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Cancel non-essential meeting, put off larger meetings & hold meeting via video conferencing or phone calls	Erilyan	Medium
		unlikely	Major	High	Promote good hygiene health	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Provide Alcohol-based hand rub for staff and workers	Erilyan	Medium
		unlikely	Major	High	If possible, eat lunch at location other than the indoor lunchroom (i.e. outdoors)	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Regularly clean and disinfect frequently touched surfaces, i.e. door handles, handrails, lift buttons pens etc	Erilyan, Cleaners	Medium
		unlikely	Major	High	Open windows, adjust air conditioning and increase ventilation	Erilyan, All workers & PCBUs'	Medium

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	Site cleaning not correctly or frequently enough	Likely	Major	High	Consult and refer to the 'Presna' report for 'COVID19 cleaning and disinfection' for risk and controls	Erilyan	Medium
		Likely	Major	High	Encourage appropriate hygiene, i.e. social distancing, hand sanitisers, hand wash staggered lunch breaks, COVID19 specific hygiene signage, etc	Erilyan, All workers & PCBUs'	Medium
		Likely	Major	High	Cleaners to be suitably trained to undertake the cleaning and disinfection clean on site, including but not limited to - Cleaning and disinfection processes and procedures - Selection and use of PPE - Selection and use of cleaning products - Selection and use of cleaning equipment	Erilyan, cleaners	Medium
		Likely	Major	High	Undertake the following cleaning processes - Routine Environmental cleaning (i.e. lunch rooms , frequently touched surfaces) daily/ after use - Terminal cleaning (health car building, not our site but due to adjoining a health car building) to be completed if an infected person has been identified on site - Frequently touched surfaces clean (to be conducted at frequency as reasonably practicable to encourage good hygiene), including; Table tops, door handle, light switches, handrails, kitchen surfaces, taps, etc	Erilyan, cleaners	Medium
Working within social distancing recommendations	Social distancing requirements cannot be maintained	Likely	Major	High	Consult the 'Presna' report (hygienist)	Erilyan, All workers & PCBUs'	Medium
		Likely	Major	High	Where possible social distancing should be implemented, i.e. 1.5m apart at all times and 4m2 per person on site	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Use a correctly fitting mask with an airtight seal (p2 mask). Facial hair will impede the airtight seal and is recommended than workers have no facial hair.	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Disposable masks may be used for a maximum of 1 day before they are to be discussed of	Erilyan, All workers & PCBUs'	Medium

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		unlikely	Major	High	If using reusable masks, they should be cleaned with alcohol wipes after each use	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	No surgical masks are to be work as they only stop the spread of germs but do not protect against contracting COVID 19	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Disposable gloves should be worn when required to touch common surfaces or surfaces that do not get cleaned regularly. Once these gloves are removed, they are to be disposed of in a bin	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Wear safety glasses to protect eyes, clean with alcohol wipes following use	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Clean tools and equipment with alcohol wipes prior to leaving site	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	All wipes used to clean should be disposed of in a rubbish bin immediately after use	Erilyan, All workers & PCBUs'	Medium
Being in a man and materials hoist with other PCBU's	Social distancing requirements cannot be maintained	Likely	Major	High	All workers to utilise masks when ascending and descending in the man and materials lift	Erilyan, All workers & PCBUs'	Medium
		Likely	Major	High	No touching of man and materials hoist other than the operator	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Use a correctly fitting mask with an airtight seal (p2 mask). Facial hair will impede the airtight seal and is recommended than workers have no facial hair.	Erilyan, All workers & PCBUs'	Medium
		unlikely	Major	High	Disposal masks may be used for a maximum of 1 day before they are to be discussed of	Erilyan, all PCBU's on site	Medium

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		unlikely	Major	High	If using reusable masks they should be cleaned with alcohol wipes after each use	Erilyan, all PCBU's on site	Medium
		unlikely	Major	High	No surgical masks are to be work as they only stop the spread of germs but do not protect against contracting COVID 19	Erilyan, all PCBU's on site	Medium
		unlikely	Major	High	Disposable gloves should be worn when required to touch common surfaces or surfaces that do not get cleaned regularly. Once these gloves are removed, they are to be disposed of in a bin	Erilyan, all PCBU's on site	Medium
		unlikely	Major	High	Wear safety glasses to protect eyes, clean with alcohol wipes following use	Erilyan, all PCBU's on site	Medium
		unlikely	Major	High	Clean tools and equipment with alcohol wipes prior to leaving site	Erilyan, all PCBU's on site	Medium
		unlikely	Major	High	All wipes used to clean should be disposed of in a rubbish bin immediately after use	Erilyan, all PCBU's on site	Medium

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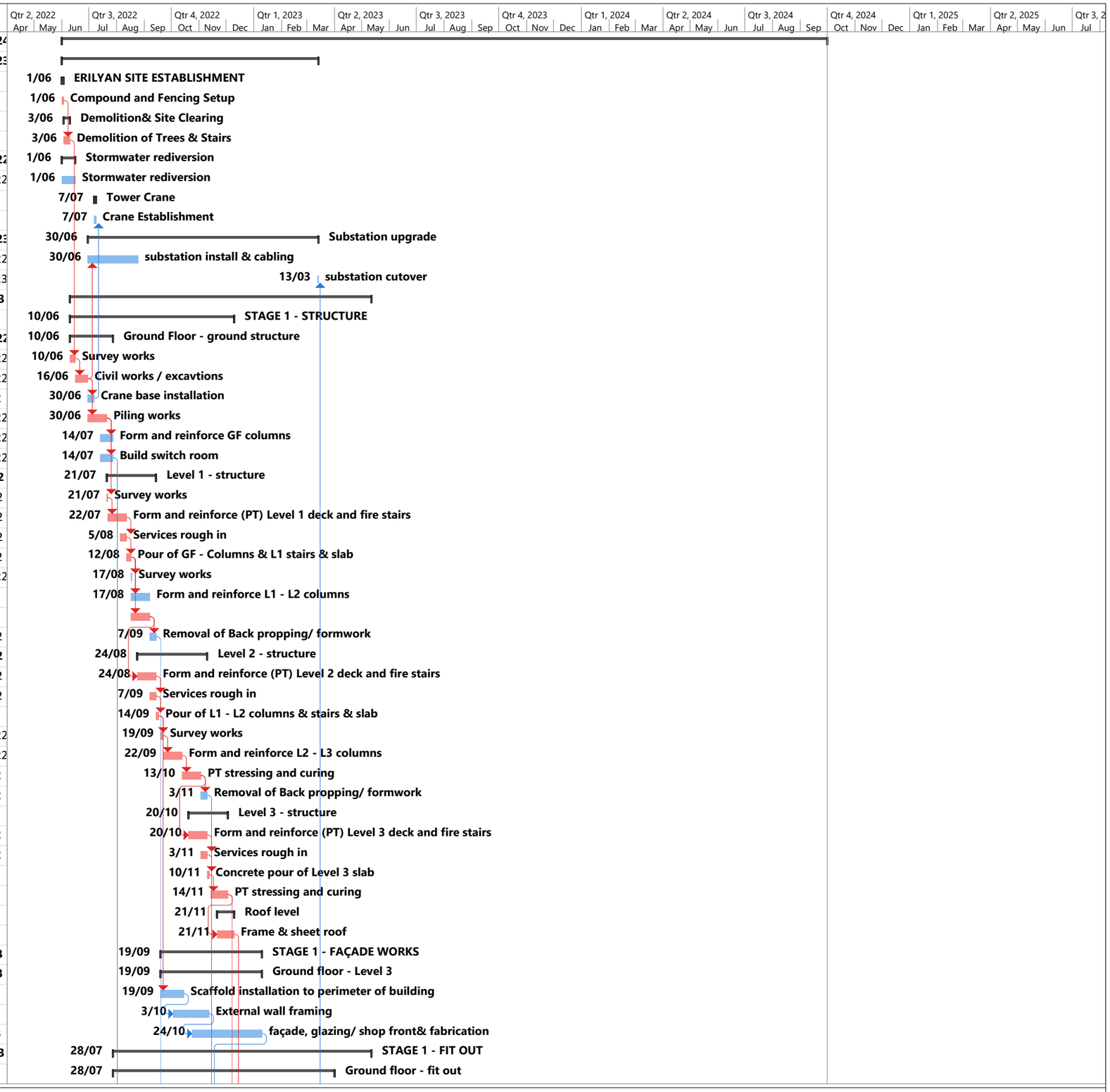
Appendix 2:
Construction Programme

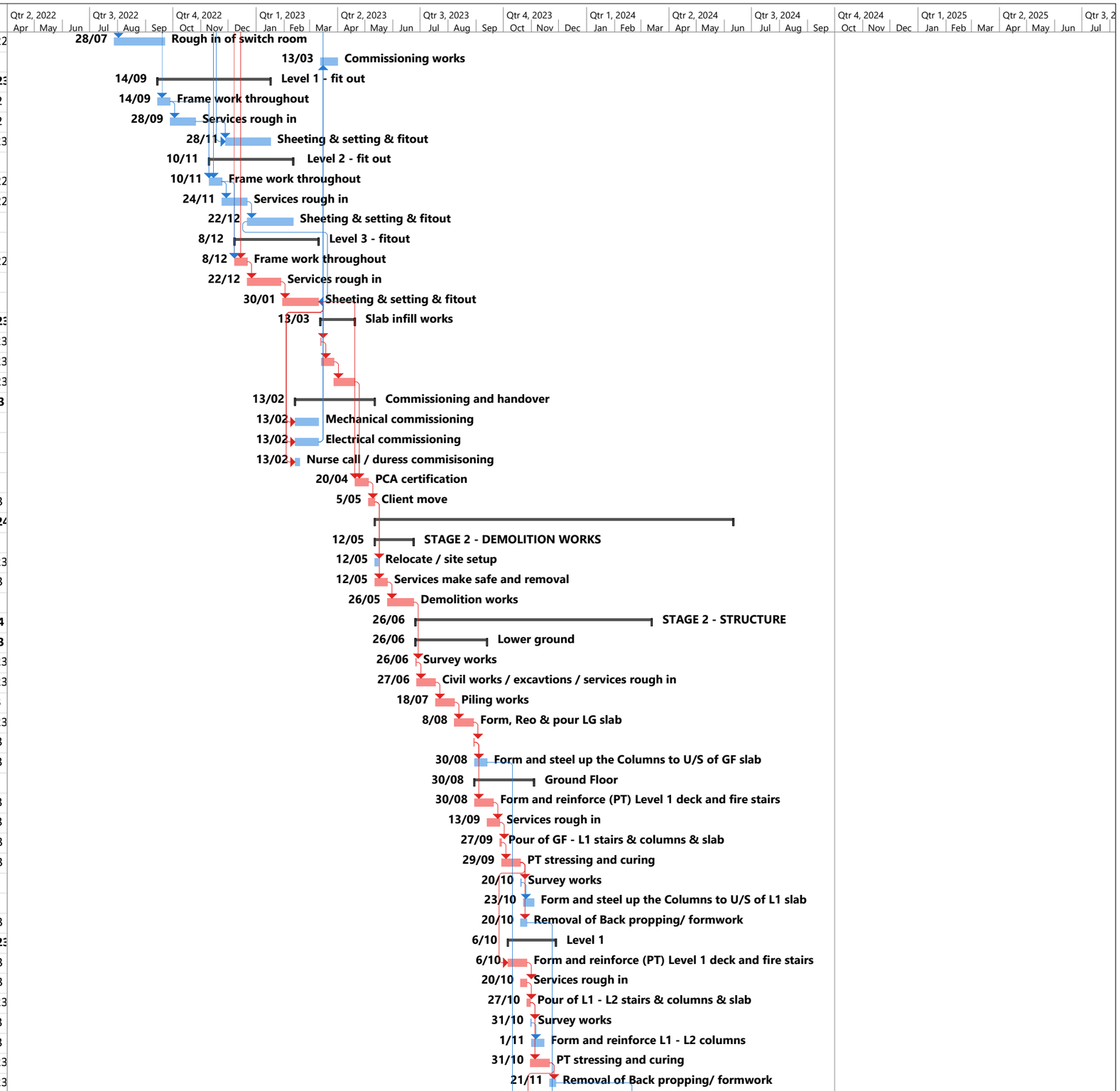
ID	Task Name	Duration	Start	Finish
1	**Northside West stage 2 Development**	**589 days**	**Wed 1/06/22**	**Mon 30/09/24**
2	**CONSTRUCTION**	**196 days**	**Wed 1/06/22**	**Mon 13/03/23**
3	**ERILYAN SITE ESTABLISHMENT**	**2 days**	**Wed 1/06/22**	**Thu 2/06/22**
4	Compound and Fencing Setup	2 days	Wed 1/06/22	Thu 2/06/22
5	**Demolition& Site Clearing**	**5 days**	**Fri 3/06/22**	**Thu 9/06/22**
6	Demolition of Trees & Stairs	1 wk	Fri 3/06/22	Thu 9/06/22
7	**Stormwater rediversion**	**10 days**	**Wed 1/06/22**	**Wed 15/06/22**
8	Stormwater rediversion	2 wks	Wed 1/06/22	Wed 15/06/22
9	**Tower Crane**	**2 days**	**Thu 7/07/22**	**Fri 8/07/22**
10	Crane Establishment	2 days	Thu 7/07/22	Fri 8/07/22
11	**Substation upgrade**	**176 days**	**Thu 30/06/22**	**Mon 13/03/23**
12	substation install & cabling	2 mons	Thu 30/06/22	Wed 24/08/22
13	substation cutover	1 day	Mon 13/03/23	Mon 13/03/23
14	**STAGE 1**	**229 days**	**Fri 10/06/22**	**Thu 11/05/23**
15	**STAGE 1 - STRUCTURE**	**130 days**	**Fri 10/06/22**	**Fri 9/12/22**
16	**Ground Floor - ground structure**	**33 days**	**Fri 10/06/22**	**Wed 27/07/22**
17	Survey works	3 days	Fri 10/06/22	Wed 15/06/22
18	Civil works / excavtions	2 wks	Thu 16/06/22	Wed 29/06/22
19	Crane base installation	5 days	Thu 30/06/22	Wed 6/07/22
20	Piling works	3 wks	Thu 30/06/22	Wed 20/07/22
21	Form and reinforce GF columns	2 wks	Thu 14/07/22	Wed 27/07/22
22	Build switch room	2 wks	Thu 14/07/22	Wed 27/07/22
23	**Level 1 - structure**	**39 days**	**Thu 21/07/22**	**Tue 13/09/22**
24	Survey works	1 day	Thu 21/07/22	Thu 21/07/22
25	Form and reinforce (PT) Level 1 deck and fire stairs	3 wks	Fri 22/07/22	Thu 11/08/22
26	Services rough in	1 wk	Fri 5/08/22	Thu 11/08/22
27	Pour of GF - Columns & L1 stairs & slab	3 days	Fri 12/08/22	Tue 16/08/22
28	Survey works	1 day	Wed 17/08/22	Wed 17/08/22
29	Form and reinforce L1 - L2 columns	3 wks	Wed 17/08/22	Tue 6/09/22
30	PT stressing and curing	3 wks	Wed 17/08/22	Tue 6/09/22
31	Removal of Back propping/ formwork	1 wk	Wed 7/09/22	Tue 13/09/22
32	**Level 2 - structure**	**56 days**	**Wed 24/08/22**	**Wed 9/11/22**
33	Form and reinforce (PT) Level 2 deck and fire stairs	3 wks	Wed 24/08/22	Tue 13/09/22
34	Services rough in	1 wk	Wed 7/09/22	Tue 13/09/22
35	Pour of L1 - L2 columns & stairs & slab	3 days	Wed 14/09/22	Fri 16/09/22
36	Survey works	3 days	Mon 19/09/22	Wed 21/09/22
37	Form and reinforce L2 - L3 columns	3 wks	Thu 22/09/22	Wed 12/10/22
38	PT stressing and curing	3 wks	Thu 13/10/22	Wed 2/11/22
39	Removal of Back propping/ formwork	1 wk	Thu 3/11/22	Wed 9/11/22
40	**Level 3 - structure**	**32 days**	**Thu 20/10/22**	**Fri 2/12/22**
41	Form and reinforce (PT) Level 3 deck and fire stairs	3 wks	Thu 20/10/22	Wed 9/11/22
42	Services rough in	1 wk	Thu 3/11/22	Wed 9/11/22
43	Concrete pour of Level 3 slab	2 days	Thu 10/11/22	Fri 11/11/22
44	PT stressing and curing	3 wks	Mon 14/11/22	Fri 2/12/22
45	**Roof level**	**15 days**	**Mon 21/11/22**	**Fri 9/12/22**
46	Frame & sheet roof	3 wks	Mon 21/11/22	Fri 9/12/22
47	**STAGE 1 - FAÇADE WORKS**	**75 days**	**Mon 19/09/22**	**Mon 9/01/23**
48	**Ground floor - Level 3**	**75 days**	**Mon 19/09/22**	**Mon 9/01/23**
49	Scaffold installation to perimeter of building	4 wks	Mon 19/09/22	Fri 14/10/22
50	External wall framing	6 wks	Mon 3/10/22	Fri 11/11/22
51	façade, glazing/ shop front& fabrication	10 wks	Mon 24/10/22	Mon 9/01/23
52	**STAGE 1 - FIT OUT**	**196 days**	**Thu 28/07/22**	**Thu 11/05/23**
53	**Ground floor - fit out**	**170 days**	**Thu 28/07/22**	**Fri 31/03/23**



Project: Northside west stage 2
Date: Tue 14/12/21

Task
Split
Milestone
Summary
Project Summary
Inactive Task
Inactive Milestone
Inactive Summary
Manual Task
Duration-only
Manual Summary Rollup
Manual Summary
Start-only
Finish-only
External Tasks
External Milestone
Deadline
Critical
Critical Split
Progress
Manual Progress

ID	Task Name	Duration	Start	Finish
54	Rough in of switch room	8 wks	Thu 28/07/22	Wed 21/09/22
55	Commissioning works	3 wks	Mon 13/03/23	Fri 31/03/23
56	**Level 1 - fit out**	**83 days**	**Wed 14/09/22**	**Mon 16/01/23**
57	Frame work throughout	2 wks	Wed 14/09/22	Tue 27/09/22
58	Services rough in	4 wks	Wed 28/09/22	Tue 25/10/22
59	Sheeting & setting & fitout	6 wks	Mon 28/11/22	Mon 16/01/23
60	**Level 2 - fit out**	**60 days**	**Thu 10/11/22**	**Fri 10/02/23**
61	Frame work throughout	2 wks	Thu 10/11/22	Wed 23/11/22
62	Services rough in	4 wks	Thu 24/11/22	Wed 21/12/22
63	Sheeting & setting & fitout	6 wks	Thu 22/12/22	Fri 10/02/23
64	**Level 3 - fitout**	**60 days**	**Thu 8/12/22**	**Fri 10/03/23**
65	Frame work throughout	2 wks	Thu 8/12/22	Wed 21/12/22
66	Services rough in	4 wks	Thu 22/12/22	Fri 27/01/23
67	Sheeting & setting & fitout	6 wks	Mon 30/01/23	Fri 10/03/23
68	**Slab infill works**	**26 days**	**Mon 13/03/23**	**Wed 19/04/23**
69	Tower crane removal	1 day	Mon 13/03/23	Mon 13/03/23
70	Slab infill works	2 wks	Tue 14/03/23	Mon 27/03/23
71	Waterproofing and finishes	3 wks	Tue 28/03/23	Wed 19/04/23
72	**Commissioning and handover**	**61 days**	**Mon 13/02/23**	**Thu 11/05/23**
73	Mechanical commissioning	4 wks	Mon 13/02/23	Fri 10/03/23
74	Electrical commissioning	4 wks	Mon 13/02/23	Fri 10/03/23
75	Nurse call / duress commisisoning	1 wk	Mon 13/02/23	Fri 17/02/23
76	PCA certification	2 wks	Thu 20/04/23	Thu 4/05/23
77	Client move	1 wk	Fri 5/05/23	Thu 11/05/23
78	**STAGE 2**	**273 days**	**Fri 12/05/23**	**Mon 10/06/24**
79	**STAGE 2 - DEMOLITION WORKS**	**30 days**	**Fri 12/05/23**	**Fri 23/06/23**
80	Relocate / site setup	2 days	Fri 12/05/23	Mon 15/05/23
81	Services make safe and removal	2 wks	Fri 12/05/23	Thu 25/05/23
82	Demolition works	4 wks	Fri 26/05/23	Fri 23/06/23
83	**STAGE 2 - STRUCTURE**	**179 days**	**Mon 26/06/23**	**Tue 12/03/24**
84	**Lower ground**	**57 days**	**Mon 26/06/23**	**Tue 12/09/23**
85	Survey works	1 day	Mon 26/06/23	Mon 26/06/23
86	Civil works / excavtions / services rough in	3 wks	Tue 27/06/23	Mon 17/07/23
87	Piling works	3 wks	Tue 18/07/23	Mon 7/08/23
88	Form, Reo & pour LG slab	3 wks	Tue 8/08/23	Mon 28/08/23
89	Survey works	1 day	Tue 29/08/23	Tue 29/08/23
90	Form and steel up the Columns to U/S of GF slab	2 wks	Wed 30/08/23	Tue 12/09/23
91	**Ground Floor**	**48 days**	**Wed 30/08/23**	**Fri 3/11/23**
92	Form and reinforce (PT) Level 1 deck and fire stairs	3 wks	Wed 30/08/23	Tue 19/09/23
93	Services rough in	2 wks	Wed 13/09/23	Tue 26/09/23
94	Pour of GF - L1 stairs & columns & slab	2 days	Wed 27/09/23	Thu 28/09/23
95	PT stressing and curing	3 wks	Fri 29/09/23	Thu 19/10/23
96	Survey works	1 day	Fri 20/10/23	Fri 20/10/23
97	Form and steel up the Columns to U/S of L1 slab	2 wks	Mon 23/10/23	Fri 3/11/23
98	Removal of Back propping/ formwork	1 wk	Fri 20/10/23	Thu 26/10/23
99	**Level 1**	**37 days**	**Fri 6/10/23**	**Mon 27/11/23**
100	Form and reinforce (PT) Level 1 deck and fire stairs	3 wks	Fri 6/10/23	Thu 26/10/23
101	Services rough in	1 wk	Fri 20/10/23	Thu 26/10/23
102	Pour of L1 - L2 stairs & columns & slab	2 days	Fri 27/10/23	Mon 30/10/23
103	Survey works	1 day	Tue 31/10/23	Tue 31/10/23
104	Form and reinforce L1 - L2 columns	2 wks	Wed 1/11/23	Tue 14/11/23
105	PT stressing and curing	3 wks	Tue 31/10/23	Mon 20/11/23
106	Removal of Back propping/ formwork	1 wk	Tue 21/11/23	Mon 27/11/23



Project: Northside west stage 2
Date: Tue 14/12/21

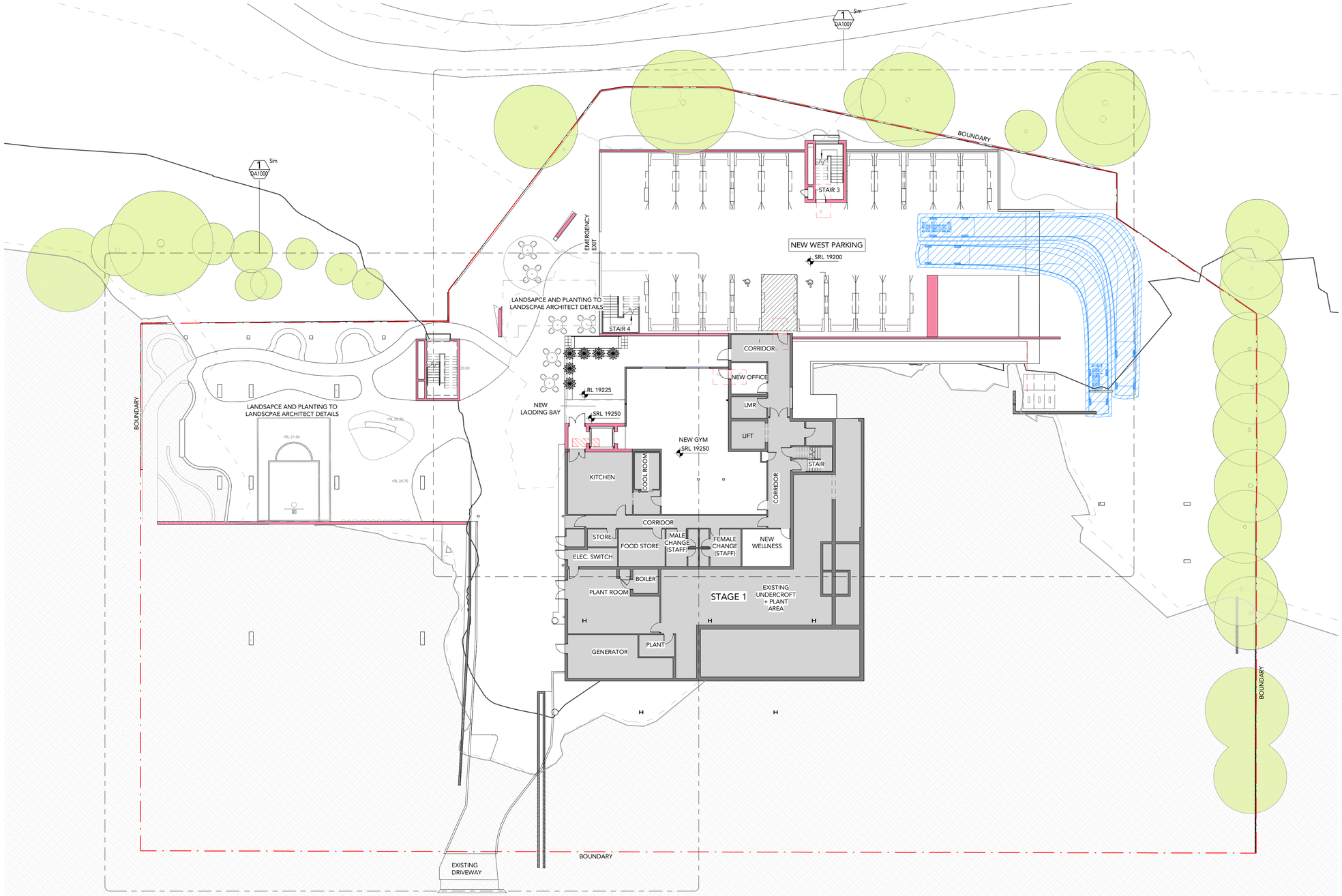
Task
Split
Milestone
Summary
Project Summary
Inactive Task
Inactive Milestone
Inactive Summary
Manual Task
Duration-only
Manual Summary Rollup
Manual Summary
Start-only
Finish-only
External Tasks
External Milestone
Deadline
Critical
Critical Split
Progress
Manual Progress

ID	Task Name	Duration	Start	Finish
107	**Level 2**	**37 days**	**Tue 7/11/23**	**Mon 8/01/24**
108	Form and reinforce (PT) Level 2 deck and fire stairs	3 wks	Tue 7/11/23	Mon 27/11/23
109	Services rough in	1 wk	Tue 21/11/23	Mon 27/11/23
110	Pour of L1 - L2 stairs & columns & slab	2 days	Tue 28/11/23	Wed 29/11/23
111	Survey works	1 day	Thu 30/11/23	Thu 30/11/23
112	Form and reinforce L2 - L3 columns	2 wks	Fri 1/12/23	Thu 14/12/23
113	PT stressing and curing	3 wks	Thu 30/11/23	Wed 20/12/23
114	Removal of Back propping/ formwork	1 wk	Thu 21/12/23	Mon 8/01/24
115	**Level 3**	**41 days**	**Thu 7/12/23**	**Tue 13/02/24**
116	Form and reinforce (PT) Level 3 deck and fire stairs	3 wks	Thu 7/12/23	Mon 8/01/24
117	Services rough in	1 wk	Thu 21/12/23	Mon 8/01/24
118	Concrete pour of Level 3 slab	1 day	Tue 9/01/24	Tue 9/01/24
119	PT stressing and curing	3 wks	Wed 10/01/24	Tue 30/01/24
120	Removal of Back propping/ formwork	1 wk	Wed 31/01/24	Tue 6/02/24
121	frame load bearing light weight walls	2 wks	Wed 31/01/24	Tue 13/02/24
122	**Roof level**	**20 days**	**Wed 14/02/24**	**Tue 12/03/24**
123	Frame & sheet roof	4 wks	Wed 14/02/24	Tue 12/03/24
124	**STAGE 2 - FAÇADE**	**65 days**	**Thu 30/11/23**	**Mon 11/03/24**
125	**GF - L3 FAÇADE WORKS**	**65 days**	**Thu 30/11/23**	**Mon 11/03/24**
126	Scaffold installation to perimeter of building	4 wks	Thu 30/11/23	Mon 8/01/24
127	External wall framing	6 wks	Thu 14/12/23	Mon 5/02/24
128	façade, glazing/ shop front& fabrication	8 wks	Tue 16/01/24	Mon 11/03/24
129	**STAGE 2 - FIT OUT**	**166 days**	**Wed 11/10/23**	**Mon 10/06/24**
130	**Lower Ground floor -**	**40 days**	**Wed 11/10/23**	**Tue 5/12/23**
131	Services rough in	8 wks	Wed 11/10/23	Tue 5/12/23
132	Linemarking and fit off	4 wks	Wed 8/11/23	Tue 5/12/23
133	**Ground floor - fit out**	**40 days**	**Fri 24/11/23**	**Tue 30/01/24**
134	Services rough in	8 wks	Fri 24/11/23	Tue 30/01/24
135	Linemarking and fit off	4 wks	Fri 22/12/23	Tue 30/01/24
136	**Level 1 - fit out**	**50 days**	**Tue 20/02/24**	**Mon 29/04/24**
137	Frame work throughout	2 wks	Tue 20/02/24	Mon 4/03/24
138	Services rough in	4 wks	Tue 5/03/24	Mon 1/04/24
139	Sheeting & setting & fitout	4 wks	Tue 2/04/24	Mon 29/04/24
140	**Level 2 - fit out**	**50 days**	**Tue 5/03/24**	**Mon 13/05/24**
141	Frame work throughout	2 wks	Tue 5/03/24	Mon 18/03/24
142	Services rough in	4 wks	Tue 19/03/24	Mon 15/04/24
143	Sheeting & setting & fitout	4 wks	Tue 16/04/24	Mon 13/05/24
144	**Level 3 - fitout**	**50 days**	**Tue 19/03/24**	**Mon 27/05/24**
145	Frame work throughout	2 wks	Tue 19/03/24	Mon 1/04/24
146	Services rough in	4 wks	Tue 2/04/24	Mon 29/04/24
147	Sheeting & setting & fitout	4 wks	Tue 30/04/24	Mon 27/05/24
148	**Commissioning and handover**	**30 days**	**Tue 30/04/24**	**Mon 10/06/24**
149	Mechanical commissioning	4 wks	Tue 30/04/24	Mon 27/05/24
150	Electrical commissioning	4 wks	Tue 30/04/24	Mon 27/05/24
151	Naurse call / duress commisisoning	2 wks	Tue 30/04/24	Mon 13/05/24
152	PCA certification	2 wks	Tue 28/05/24	Mon 10/06/24
153	**STAGE 3**	**80 days**	**Tue 11/06/24**	**Mon 30/09/24**
154	**STAGE 3 - Existing build refurbishment**	**80 days**	**Tue 11/06/24**	**Mon 30/09/24**
155	Hoardings and make safe	1 wk	Tue 11/06/24	Mon 17/06/24
156	Light weight demolition	4 wks	Tue 18/06/24	Mon 15/07/24
157	framework and rough in	5 wks	Tue 16/07/24	Mon 19/08/24
158	Sheeting and fitout	6 wks	Tue 20/08/24	Mon 30/09/24

Project: Northside west stage 2
Date: Tue 14/12/21

Task	Summary	Inactive Milestone	Duration-only	Start-only	External Milestone	Critical Split		
Split	Project Summary	Inactive Summary	Manual Summary Rollup	Finish-only	Deadline	Progress		
Milestone	Inactive Task	Manual Task	Manual Summary	External Tasks	Critical	Manual Progress		

Appendix 3:
Site Plans



1 DA Overall - Lower Ground
Scale: 1 : 200

DRAWING STATUS:

DEVELOPMENT APPLICATION

Rev	Revision Description	Date
1	Preliminary Issue	28.07.21
2	Preliminary Issue	05.08.21
3	ISSUE FOR DEVELOPMENT APPLICATION	27.10.21

DRAWING LEGEND:

1. Architectural drawings shall be read in conjunction with other consultant drawings and specifications. Any discrepancies shall be referred to team 2 architects before proceeding with work.
2. All dimensions and levels are in millimeters unless noted otherwise. No dimension shall be obtained by scaling the drawing.
3. All dimensions to be checked on site with any discrepancies referred to team 2 architects before proceeding with work.
4. All work to be carried out in accordance with the requirements of the principal certifying authority, current ncc & australian standards.

LEGEND

- NOT IN SCOPE
- EXISTING WALL
- NEW WALL

ERILYAN

0 1 2 3 4 5
SCALE 1:100

TEAM 2 ARCHITECTS
SYDNEY
701/1 Chandos Street,
St Leonards NSW 2065
T: + 61 2 9437 3166
E: info@team2.com.au
Reg NSW: 9940

MELBOURNE
Suite 204/9-11 Claremont Street,
South Yarra, VIC 3141
ABN: 72 104 833 507
Reg Vic: 19340

Project:
Northside West Stage 2

Wentworthville. NSW 2145

Title:
OVERALL SITE PLAN - LOWER GROUND

Job	Scale	Dwn	Chd
903	As indicated @A1	IK	VM

Drawing #: DA0100
Rev: 3

1 DA Overall - Ground Floor
Scale: 1 : 200

DRAWING STATUS:

DEVELOPMENT APPLICATION

Rev	Revision Description	Date
1	Preliminary Issue	28.07.21
2	Preliminary Issue	05.08.21
3	Preliminary Issue - Landscaping	13.10.21
4	ISSUE FOR DEVELOPMENT APPLICATION	27.10.21

DRAWING LEGEND:

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LEGEND

- NOT IN SCOPE
- EXISTING WALL
- NEW WALL

ERILYAN

SCALE 1:100

TEAM2 ARCHITECTS
SYDNEY
701/1 Chandos Street,
St Leonards NSW 2065
T: + 61 2 9437 3166
E: info@team2.com.au
Reg NSW: 9940

MELBOURNE
Suite 204/9-11 Claremont Street,
South Yarra, VIC 3141
ABN: 72 104 833 507
Reg Vic: 19340

Project:
Northside West Stage 2

Wentworthville. NSW 2145

Title:
OVERALL SITE PLAN - GROUND FLOOR

Job #	Scale		Drw	Chd
903	As indicated	@A1	IK	IK

Drawing #: DA0101
Rev: 4

WARD ROOM:	41 ROOMS (INCL. 3 ACC.)
NEW CONCSULT:	9 ROOMS

1 DA Overall - Level 1
Scale: 1 : 200

DRAWING STATUS:

DEVELOPMENT APPLICATION

Rev	Revision Description	Date
1	Preliminary Issue	28.07.21
2	Preliminary Issue	05.08.21
3	ISSUE FOR DEVELOPMENT APPLICATION	27.10.21

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LEGEND

- NOT IN SCOPE
- EXISTING WALL
- NEW WALL

FLOOR PLAN LEGEND

- WARD ROOMS
- SUPPORT ROOMS
- UTILITY ROOMS

ERILYAN

0 1 2 3 4 5
SCALE 1:100

TEAM2 ARCHITECTS
SYDNEY
701/1 Chandos Street,
St Leonards NSW 2065
T: + 61 2 9437 3166
E: info@team2.com.au
Reg NSW: 9940

MELBOURNE
Suite 204/9-11 Claremont Street,
South Yarra, VIC 3141
ABN: 72 104 833 507
Reg Vic: 19340

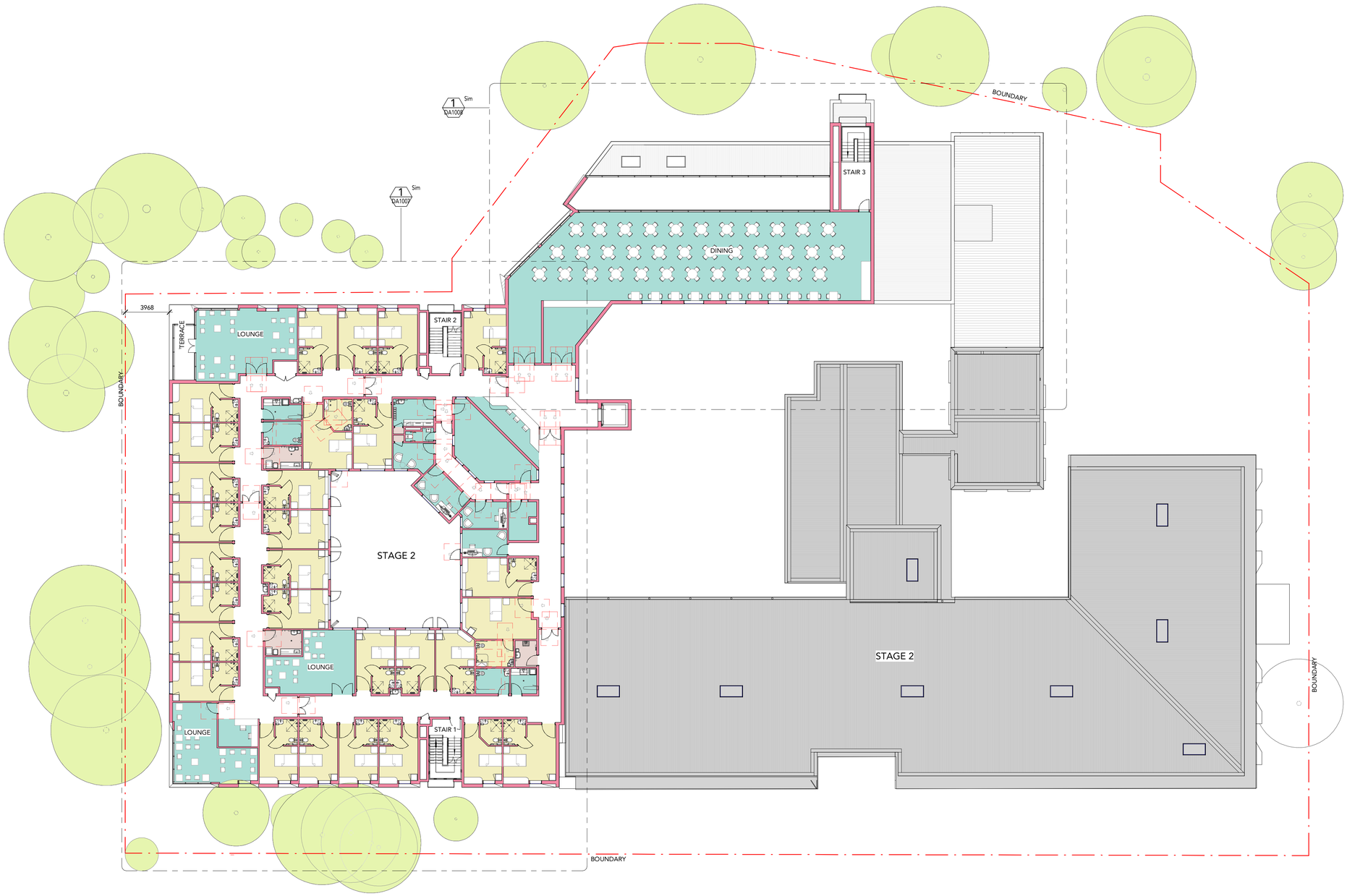
Project:
Northside West Stage 2

Wentworthville. NSW 2145

Title:
OVERALL SITE PLAN - LEVEL 1

Project #	Scale	Drwn	Chkd
903	As indicated @A1	IK	VM

Drawing #: DA0102
Rev: 3



WARD ROOM: 29 ROOMS (INCL. 2 ACC.)

1 DA Overall - Level 2
Scale: 1 : 200

DRAWING STATUS:

DEVELOPMENT APPLICATION

Rev	Revision Description	Date
1	Preliminary Issue	28.07.21
2	Preliminary Issue	05.08.21
3	ISSUE FOR DEVELOPMENT APPLICATION	27.10.21

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LEGEND

- NOT IN SCOPE
- EXISTING WALL
- NEW WALL

FLOOR PLAN LEGEND

- WARD ROOMS
- SUPPORT ROOMS
- UTILITY ROOMS

ERILYAN

SCALE 1:100

TEAM2 ARCHITECTS
SYDNEY
701/1 Chandos Street,
St Leonards NSW 2065
T: + 61 2 9437 3166
E: info@team2.com.au
Reg NSW: 9940
MELBOURNE
Suite 204/9-11 Claremont Street,
South Yarra, VIC 3141
ABN: 72 104 833 507
Reg Vic: 19340

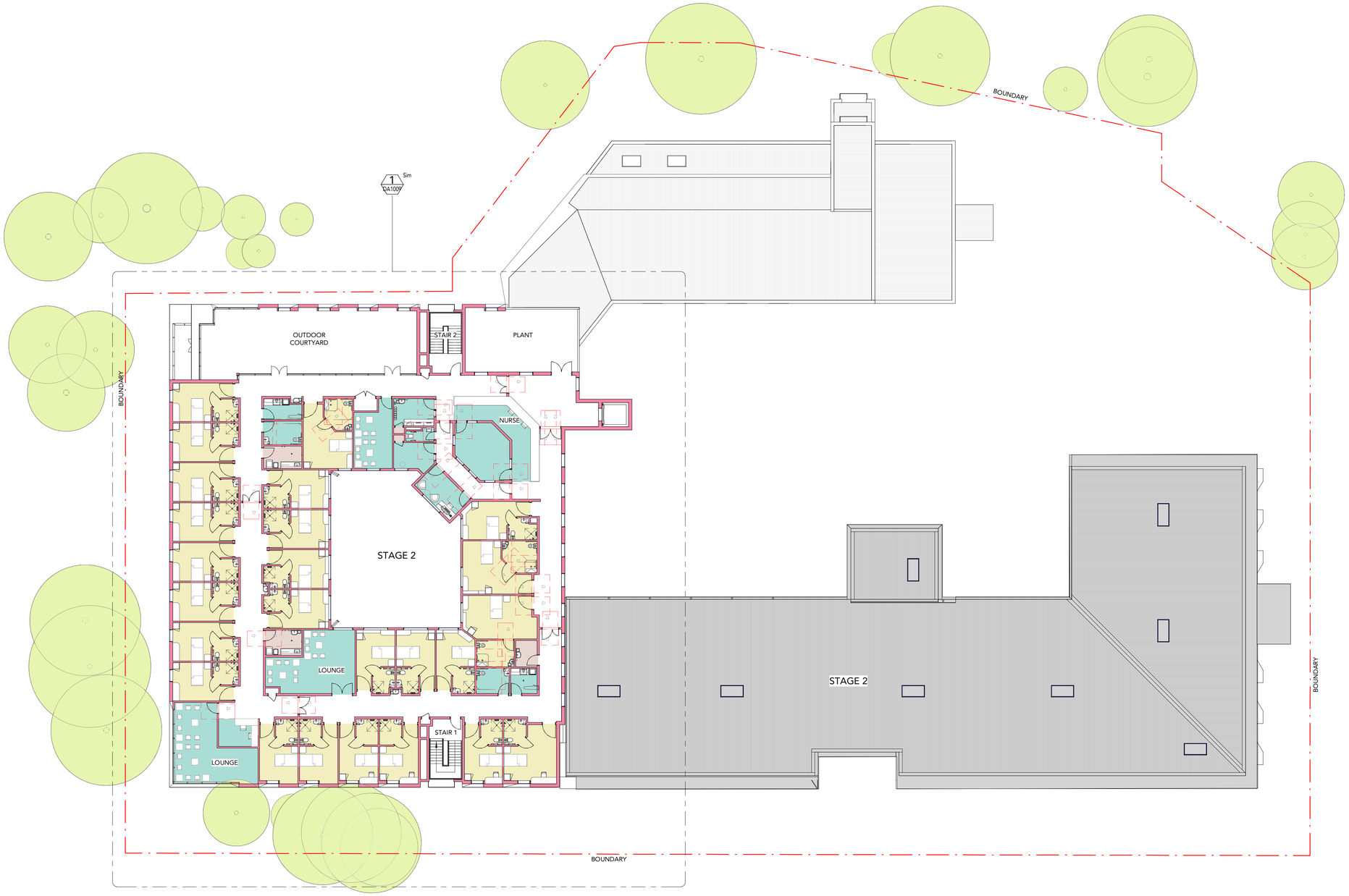
Project:
Northside West Stage 2

Wentworthville. NSW 2145

Title:
OVERALL SITE PLAN - LEVEL 2

Project #:	Scale:	Drw:	Ckd:
903	As indicated @A1	IK	VM

Drawing #: DA0103
Rev: 3



WARD ROOMS: 25 ROOMS (INCL. 3 ACC.)

1 DA Overall - Level 3
Scale: 1 : 200

DRAWING STATUS:

DEVELOPMENT APPLICATION

Rev	Revision Description	Date
1	Preliminary Issue	28.07.21
2	Preliminary Issue	05.08.21
3	ISSUE FOR DEVELOPMENT APPLICATION	27.10.21

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LEGEND

- NOT IN SCOPE
- EXISTING WALL
- NEW WALL

FLOOR PLAN LEGEND

- WARD ROOMS
- SUPPORT ROOMS
- UTILITY ROOMS

ERILYAN

SCALE 1:100

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Project:
Northside West Stage 2

Wentworthville. NSW 2145

Title:
OVERALL SITE PLAN - LEVEL 3

Project #	Scale	Drwn	Chkd
903	As indicated @A1	IK	VM

Drawing #: DA0104
Rev: 3