

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

---

## ENVIRONMENTAL RISK ASSESSMENT

This Environmental Risk Assessment has been prepared in accordance with the Secretary's Environmental Assessment Requirements (SEARs) issued by the Secretary of the Department of Planning and Environment (DPE) on 13 April 2018 in relation to State Significant Development (SSD) 9210 for the Master Plan and built form approval of Saints Peter and Paul Assyrian Primary School at 17-19 Kosovich Place, Cecil Park (Lots 2320 and 2321 in Deposited Plan (DP) 1223137).

The SEARs require the Environmental Impact Statement (EIS) to include an Environmental Risk Assessment to identify the potential environmental impacts associated with the development.

The assessment undertaken comprised a qualitative assessment consistent with AS/NZs ISO 31000:2018 *Risk management – Guidelines* (Standards Australia). The level of risk was assessed by considering the potential impacts of the proposed development prior to application of any mitigation or management measures. Comment on residual risk (the remaining level of risk following implementation of mitigation and management measures) is also provided.

It should be noted that the assessment is not intended to be exhaustive, but rather focuses on key impacts.

Risk comprises the likelihood of an event occurring and the consequences of that event. For the proposal, the following descriptors were adopted for 'likelihood' and 'consequence':

<b>Likelihood</b>		<b>Consequence</b>	
A	Almost Certain	1	Widespread irreversible impact
B	Likely	2	Extensive but reversible (within 2 years) impact or irreversible local impact
C	Possible	3	Local, reversible (with 2 years) impact
D	Unlikely	4	Local, reversible, short term (<3 months) impact
E	Rare	5	Local, reversible, short term (<1 month) impact

Risk scores for likely and potential impacts were derived using the following risk matrix (**Figure 1**).

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

Significance of impact	Manageability of impact				
	5 Complex	4 Substantial	3 Elementary	2 Standard	1 Simple
1 – Low	6 (Medium)	5 (Low/Medium)	4 (Low/Medium)	3 (Low)	2 (Low)
2 – Minor	7 (High/Medium)	6 (Medium)	5 (Low/Medium)	4 (Low/Medium)	3 (Low)
3 – Moderate	8 (High/Medium)	7 (High/Medium)	6 (Medium)	5 (Low/Medium)	4 (Low/Medium)
4 – High	9 (High)	8 (High/Medium)	7 (High/Medium)	6 (Medium)	5 (Low/Medium)
5 – Extreme	10 (High)	9 (High)	8 (High/Medium)	7 (High/Medium)	6 (Medium)

**Figure 1. Risk Assessment Matrix**

The results of the environmental risk assessment are presented in the following table.

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
Built Form and Urban Design	O	Visual impact of the proposed development when viewed from the public domain and adjoining properties.	The development has been sited, designed and complemented by significant landscaping, to provide an aesthetically-pleasing development that exhibits architectural design excellence, meets the operational requirements of the school, integrates with its environment and responds to site constraints.	3	2	5 (Low/Medium)
Neighbouring Amenity	C	Increase in noise levels during the construction of the school.	A Noise Assessment has been prepared detailing mitigation and management measures to reduce noise generation	3	3	6 (Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			and impacts at nearby receptors.			
	C	Increase of construction traffic on the local road network.	A Construction Traffic Management Plan has been prepared detailing measures to minimise any adverse impacts arising from anticipated construction traffic.	3	2	5 (Low/Medium)
	O	Increase in noise levels during the operation of the school.	A Noise Assessment has been prepared detailing requirements for building design and materials as well as management measures to meet applicable acoustic criteria.	3	3	6 (Medium)
	O	Increase of traffic on the local road network.	A Traffic and Parking Impact Assessment and Sustainable Travel	3	3	6 (Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			Plan have been prepared detailing proposed infrastructure upgrades and measures to promote sustainable and alternative transport options.			
	O	Potential privacy impacts and overlooking of adjoining properties.	Significant building separation is provided to any neighbouring dwellings, landscaping is provided adjacent to the site boundaries, and buildings have been orientated away from neighbouring properties.	1	1	2 (Low)
	O	Potential overshadowing of adjoining properties.	Shadow Studies have been prepared and demonstrate that the	1	1	2 (Low)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			development will not cause any overshadowing outside of the site boundaries.			
	O	Loss of views.	The siting and design of the built form permits views over the site toward the Blue Mountains for properties to the east. Buildings have been located below the brow of the hill so as to avoid impacts on views from properties to the west towards the school.	1	1	2 (Low)
Traffic	C	Increase of construction traffic on the local road network.	A Construction Traffic Management Plan has been prepared detailing measures to minimise any adverse impacts	3	2	5 (Low/Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			arising from anticipated construction traffic.			
	O	Increase of traffic on the local road network.	A Traffic and Parking Impact Assessment and Sustainable Travel Plan have been prepared detailing proposed infrastructure upgrades and measures to promote sustainable and alternative transport options.	3	3	6 (Medium)
Biodiversity	C	Potential impact on flora, fauna and the riparian corridor.	A Biodiversity Assessment Report has been prepared and nominates methods to avoid, minimise and mitigate impacts. In accordance with the recommendations of the Biodiversity	3	3	6 (Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			Assessment Report, a Vegetation Management Plan, Stormwater Management Plan and Erosion and Sediment Control Plan, have been prepared.			
Heritage	C	Disturbance of archaeological remains.	An Aboriginal Cultural Heritage Assessment Report has been prepared and confirms there are no Aboriginal heritage sites within the project area, there is low archaeological potential and it is unlikely that the proposed works will impact upon Aboriginal heritage.	1	1	2 (Low)



## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
Noise and Vibration	C	Increase in noise levels during the construction of the school.	A Noise Assessment has been prepared detailing mitigation and management measures to reduce noise generation and impacts at nearby receptors during construction.	3	3	6 (Medium)
	O	Increase in noise levels during the operation of the school.	A Noise Assessment has been prepared detailing requirements for building design and materials as well as management measures to meet applicable acoustic criteria.	3	3	6 (Medium)
Air and Water Quality	C	Potential for reduced air and water quality during construction.	A Stormwater Management Plan and Erosion and Sediment Control Plan have been prepared.	3	2	5 (Low/Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			Management of dust emissions will form part of the Construction Management Plan.			
Soils and Water	C + O	Potential risk to humans and the environment from contaminants in the soil.	Remediation will be carried out in accordance with the Detailed Site Investigation and Remediation Action Plan (RAP). The area of the site requiring remediation is limited to Lot 2321 and accordingly Lot 2321 will be securely fenced and provided with separate access until remediation is completed. No development will be carried out on Lot 2321 and it will not	5	3	8 (High/Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			form part of the school until the site verification certificate has been obtained.			
	C + O	Potential surface movements.	A Geotechnical and Salinity Assessment has been prepared and provides specifications for foundation, retaining wall and pavement design.	3	3	6 (Medium)
Flooding	O	Potential life and property risk in the instance of a flood occurring.	A Flood Management Assessment has been prepared. All buildings, pedestrian access, vehicle access and car parking areas, will be above the PMF level and therefore outside of the mapped flood risk precincts.	5	3	8 (High/Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			Some areas of the Low and Medium Risk Flood Precincts are proposed to be used as recreational areas, and compliance with FDCP for these areas has been confirmed. No development is proposed within the High Risk Flood Precinct. A detailed Flood Emergency and Evacuation Plan will be prepared.			
Bushfire	O	Potential life and property risk in the instance of bushfires occurring.	A Bushfire Assessment Report has been prepared, compliant Asset Protection Zones (APZs) have been provided, the design and construction of	5	3	8 (High/Medium)

## ENVIRONMENTAL RISK ASSESSMENT

Proposed Saints Peter and Paul Assyrian Primary School  
17-19 Kosovich Place, Cecil Park (Lot 2320 & 2321 DP 1223137)

<i>Environmental Risk Assessment</i>						
<i>Item</i>	<i>Phase (C - Construction O - Operation)</i>	<i>Impact</i>	<i>Proposed Mitigation</i>	<i>Significance of Impact</i>	<i>Manageability Impact</i>	<i>Residential Impact</i>
			the school will comply with <i>Planning for Bushfire Protection 2006</i> and relevant Australian Standards, and an Evacuation Plan will be prepared.			