

ENVIRONMENTAL RISK ASSESSMENT

Proposed Sikh Grammar School

151-161 Tallawong Road, Rouse Hill (Lots 42 & 43 DP 30186)

In accordance with the General Requirements stipulated within the Secretary's Environmental Assessment Requirements (SEARs), with respect to SSD 9472, the Environmental Impact Statement (EIS) is to include an Environmental Risk Assessment, to identify potential environmental impacts associated with the Proposal. The Environmental Risk Assessment undertaken is outlined within the following table articulated below. The assessment undertaken comprises a qualitative assessment, deemed consistent with AS/NZs ISO 31000:2009 *Risk Management – Principles and Guidelines* (Australia Standards 2009).

Accordingly, the level of risk was assessed and determined by considering the potential impacts as a result of the Proposed Development, prior to implementation of any recommended mitigation and / or management measures. It is noted, that the assessment undertaken includes provisional commentary on the residual risk (the remaining level of risk following implementation of mitigation and management measures). The assessment undertaken is not intended to be exhaustive, rather it focuses on key issues and potential impacts.

Environmental Risk Assessment						
Item	Phase (C - Construction O - Operation)	Impact	Proposed Mitigation	Significance of Impact	Manageability Impact	Residential Impact
Built Form and Urban Design	O	Potential visual impacts would be encountered when traversing along Tallawong Road and the adjoining access roads surrounding the Subject Site, when viewed from the public domain and adjoining properties.	The Proposed Development has been sited accordingly, designed and complemented by significant landscaping, which provides an aesthetically pleasing architectural landscape design, further complementing the Proposed Development, for which it exhibits design excellence; meets the operational requirements of the end user – The Sikh Grammar School Australia; integrates with its built and natural surrounding	3	2	5 (Low/Medium)

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			environments; and responds to site constraints.			
Neighbouring Amenity	C	Increase in noise levels during the staged construction of the School.	A Noise and Vibration Impact Assessment has been undertaken and prepared by Resonate (2019), which considers the potential noise and vibration impacts as a result of the Proposed Development. The Noise and Vibration Impact Assessment outlines mitigation and management measures based on the data collect in accordance with the relevant Noise Policy for Industry criterion, which aims to reduce acoustic impacts and any associated potential noise generation on nearby sensitive receivers, as a result of the Proposed Development.	3	3	6 (Medium)
	C	Increase of construction traffic on the local road network along Tallawong Road and the adjoining	A Construction Traffic Management Plan has been prepared by Positive Traffic, which details measures to	3	2	5 (Low/Medium)

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		access roads surrounding the Subject Site.	minimise any adverse impacts arising from anticipated construction traffic, from the relevant construction stages of development.			
	O	Increase in noise levels during the operation of the School.	A Noise and Vibration Impact Assessment has been prepared detailing requirements for building construction and materials as well as management measures to meet applicable acoustic criteria, with respect to the Noise Policy for Industry, concerning the Proposal's operational phase of development.	3	3	6 (Medium)
	O	Increase of traffic on the local road network.	A Traffic and Parking Impact Assessment has been prepared detailing the proposed transport infrastructure upgrades, as well as access arrangements and parking for the Site, which includes measures to promote sustainable and alternative	3	3	6 (Medium)

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			transport options. Furthermore, it is expected that the preparation of a Sustainable Travel Plan would be conditional upon Development Consent being obtained for the Proposal.			
	O	Potential privacy impacts and overlooking of adjoining properties.	Significant building separation through appropriate setbacks controls is provided to any neighbouring properties, with respect to the existing and future local character, for which deep-soil landscaping is proposed alongside adjoining site boundaries, to reinforce landscape screening and buffering where possible. Additionally, proposed building components have been orientated away from neighbouring properties to negate any potential impacts with regard to privacy and overlooking.	2	2	3 (Low)

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	O	Potential overshadowing of adjoining properties.	Shadow Diagrams have been prepared as part of the comprehensive Architectural Plans, prepared by PMDL (2019) and demonstrate that the Proposed Development will not cause any adverse overshadowing impacts, with regard to nearby sensitive receptors.	2	1	2 (Low)
	O	Loss of views.	The Proposed Development provides a suitable amenity impact, with regard to the protection of views, privacy and solar access of neighbouring properties. It is noted, that building heights proposed across the Site have been strategically located away from sensitive views and boundaries of any surrounding residential properties, for which the proposed buildings are further buffered and screened by an increase in landscaping proposed across	2	1	2 (Low)

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			the Subject Site. Accordingly, the proposed building's would not obstruct any views; will not give rise to overlooking; and will not cause overshadowing.			
Traffic	C	Increase of construction traffic on the local road network.	A Construction Traffic Management Plan has been prepared by Positive Traffic, which details measures to minimise any adverse impacts arising from anticipated construction traffic, from the relevant construction stages of development.	3	2	5 (Low/Medium)
	O	Increase of traffic on the local road network.	A Traffic and Parking Impact Assessment has been prepared detailing the proposed transport infrastructure upgrades, as well as access arrangements and parking for the Site, which includes measures to promote sustainable and alternative transport options. Furthermore, it is expected that the preparation of a	3	3	6 (Medium)

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			Sustainable Travel Plan would be conditional upon Development Consent being obtained for the Proposal.			
Biodiversity	C	Potential impact on flora, fauna and the riparian corridor.	The Aquatic and Terrestrial Ecology Assessment prepared by NGH Environmental (2019) assesses the current condition and ecological significance of the Subject Site. The Report notes, that the Subject Site is identified on a land portion, that has been Biodiversity Certified, for which the requirement for a Biodiversity Development Assessment Report (BDAR) under Part 7, Section 7.9, Division 2 of the BC Act does not apply to the Proposed Development. The overall ecological impact, as a result of the Proposed Development is considered to be generally 'low' and 'minor' in nature.	1	1	2 (Low)

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Heritage	C	Disturbance of archaeological remains.	<p>An Aboriginal Cultural Heritage Assessment Report (ACHAR) was undertaken and prepared for the Subject Site by NGH Environmental (2019). In the Site survey undertaken, there were no Aboriginal sites, or areas of potential concern, that were located.</p> <p>As there are no such previously recorded AHIMS sites within the Subject Site, and no sites identified during the Site survey, mitigation measures including salvage, detailed recording, or changes to the design footprint of the Proposed Development are not considered necessary.</p>	1	1	2 (Low)
Noise and Vibration	C	Increase in noise levels during the construction of the school.	A Noise and Vibration Impact Assessment has been undertaken and prepared by Resonate (2019), which considers the potential noise and vibration impacts as a	3	3	6 (Medium)

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			result of the Proposed Development. The Noise and Vibration Impact Assessment outlines mitigation and management measures based on the data collect in accordance with the relevant Noise Policy for Industry criterion, which aims to reduce acoustic impacts and any associated potential noise generation on nearby sensitive receivers, as a result of the Proposed Development.			
	O	Increase in noise levels during the operation of the school.	A Noise and Vibration Impact Assessment has been prepared detailing requirements for building construction and materials as well as management measures to meet applicable acoustic criteria, with respect to the Noise Policy for Industry, concerning the Proposal's operational phase of development.	3	3	6 (Medium)

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Air and Water Quality	C	Potential for reduced air and water quality during construction.	A Stormwater Management Plan, incorporating Water Sensitive Urban Design (WSUD) Principles and Erosion and Sediment Control Plan have been prepared by Martens (2019) for the Proposed Development. Management of dust emissions will form part of the Construction Management Plan, to be prepared pursuant to Development Consent being granted.	3	2	5 (Low/Medium)
Soils and Water	C + O	Potential risk to humans and the environment from contaminants in the soil.	The investigations entailed throughout the Contamination Report, prepared by DLA Environmental Services, included soil and surface water testing at six (6) various locations which were identified as potential AECs. From the identified locations, contaminants of potential concern that may have occurred as a result of the prior	3	3	6 (Medium)

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			<p>land use, as-well-as the associated fill material on the Subject Site were sampled and tested; however, no such exceedances were recorded in any of the soil samples gathered.</p> <p>It is noted, that recommendations and conclusions drawn from the Contamination Report should be adopted and implemented where necessary across the Site.</p>			
	C + O	Potential surface movements.	A Geotechnical and Salinity Assessment has been prepared by Martens (2019) 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 quantitative and qualitative hydrological assessment (Flood Assessment) has been prepared by Martens (2019). All buildings, pedestrian	3	3	6 (Medium)

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			access, vehicle access and car parking areas, will be above the PMF level and therefore outside of the mapped flood risk precincts, due to strategic building design and drainage solutions to be implemented for the Proposal.			
Bushfire	O	Potential life and property risk in the instance of bushfires occurring.	A Bushfire Assessment Report has been prepared by Building Code & Bushfire Hazard Solutions P/L, which is identified as being compliant with applicable Asset Protection Zones (APZs), for which the design and construction of the School will comply with <i>Planning for Bushfire Protection 2006</i> and relevant Australian Standards. An Evacuation Plan will be prepared as part of the post approval Conditions of Consent.	1	1	2 (Low)