

KEMPS CREEK WAREHOUSE, LOGISTICS AND INDUSTRIAL FACILITIES HUB

**Construction Environmental Management Plan
SSD 9522**

Prepared for:

Frasers Property Australia Pty Ltd & Altis Bulky Retail Pty Ltd
Level 2
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BASIS OF REPORT

This report has been prepared by SLR Consulting Australia Pty Ltd (SLR) with all reasonable skill, care and diligence, and taking account of the timescale and resources allocated to it by agreement with Frasers Property Australia Pty Ltd & Altis Bulky Retail Pty Ltd (the Client). Information reported herein is based on the interpretation of data collected, which has been accepted in good faith as being accurate and valid.

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- Appendix G Construction and Demolition Waste Management Plan (LG Consult)
- Appendix H Biodiversity Management Plan (Ecoplanning)
- Appendix I Cultural Heritage Management Plan (Biosis)
- Appendix J Unexpected Contamination Procedure (JBS&G)
- Appendix K Community Consultation Strategy (SLR)

1 Introduction

1.1 Development Overview

The Kemps Creek Warehouse, Logistics and Industrial Facilities Hub (the Yards) is a regional warehouse and distribution complex located at Kemps Creek within the Penrith local government area (LGA) within the Western Sydney Employment Area (WSEA) (see **Figure 1**).

Frasers Property Australia Pty Ltd (Frasers) and Altis Bulky Retail Pty Ltd (Altis) jointly identified as 'the Proponent' obtained Development Consent SSD (State Significant Development) 9522 on 21 December 2020 from the Department of Planning, Industry and Environment (DPIE) for the '*Kemps Creek Warehouse, Logistics and Industrial Facilities Hub*' comprising the construction of eight warehouse buildings over eight lots as the first stage of development, with estate works across the broader site comprising bulk earthworks to create building pads for future development, stormwater infrastructure and an internal road network including a north south distributor road connecting to the adjacent property, intersection upgrades and the widening of Mamre Road.

Specifically, SSD 9522 permits the following development:

- Demolition of existing structures, site-wide earthworks, landscaping, stormwater and other infrastructure and an internal road network;
- Construction and operation of eight warehouses comprising 162,355 m² of floor space;
- Intersection upgrade works in Mamre Road;
- 744 parking spaces; and
- 21-lot Torrens title subdivision over two stages, being Stage 1 residual lot subdivision (5 lots) and Stage 2 residual and development lot subdivision (17 lots).

Since the original development approval, the following modification applications have been lodged with DPE:

- Modification 1 (MOD 1)
 - Lodged April 2021 which sought approval for a section 4.55 (2) modification of the site layout to accommodate changes to Lots 5-8. MOD 1 was approved on 3 September 2021 for the following:
 - A decrease in the number of warehouses from 8 to 7;
 - An increase in GFA from 162,355 m² to 186,123 m²;
 - An increase in car parking from 744 spaces to 772 spaces;
 - A decrease in the number of subdivided lots from 21 to 20; and
 - Construction of a slip lane to facilitate access into proposed Lot 5.
- Modification 2 (MOD 2)
 - Lodged September 2021 which seeks approval for a section 4.55 (1A) modification pertaining to alterations to the road widths, minor changes to some development allotment sizes and increase to the building areas of those approved on Lots 6 and 8. MOD 2 was approved on 8 April 2022 for the following:
 - A decrease in the widths of the internal roads;

- An increase in GFA from 186,123 m² to 187,378 m²;
 - An increase in car parking from 772 spaces to 774 spaces;
 - An amendment to Condition B4; and
 - An amendment to the subdivision boundary alignment of the RE1 and RE2 zoned land to a line of best fit (Condition A26).
- Modification 3 (MOD 3)
 - Lodged November 2021 which seeks approval for a section 4.55 (1A) modification consisting of changes to Lots 1-4 and amendment of two Conditions. MOD 3 was approved on 29 September for the following:
 - Modified lot layout and earthworks for Lots 1 – 4 and development design for Lots 2 and 3;
 - Removal of built form construction on Lots 1 and 4; and
 - Inclusion of a new private access road within Lot 4 to provide access to Lots 2 and 3.

A copy of the Consolidated Consent under Mod 3 for SSD 9522 (SSD 9522 Development Consent) is attached as **Appendix A**.

This Construction Environmental Management Plan (CEMP) has been prepared to cover all approved construction works. The CEMP will be reviewed by an independent Environmental Representative (ER) for completeness prior to issue to DPIE. Once a construction contractor, or contractors are engaged their established construction mitigation and management systems will be integrated with the CEMP.

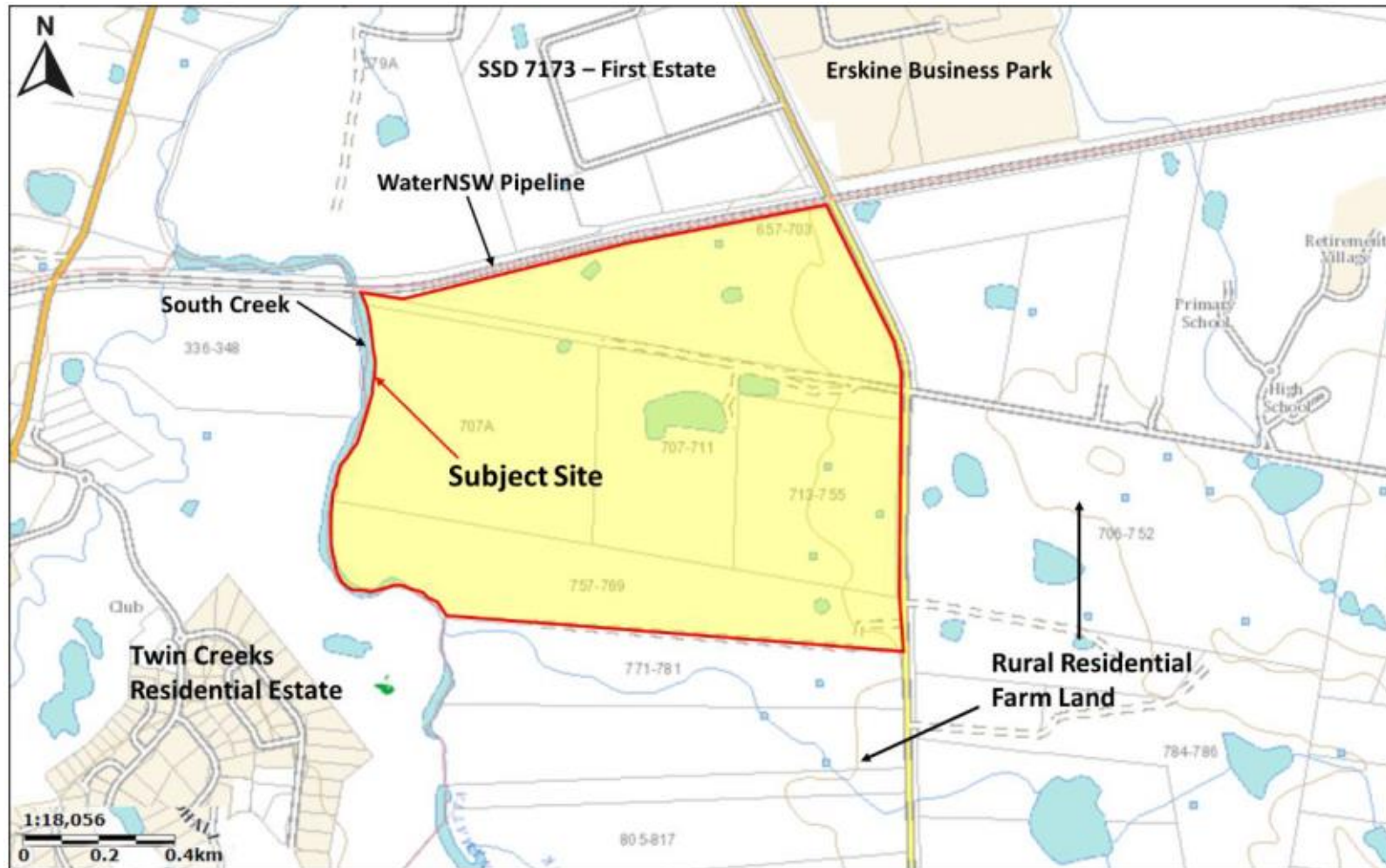
Note: Where the Proponent is nominated as having responsibility as the Applicant, this may be delegated to their specialist consultants.

For the purposes of this document, the development is described in:

- *Environmental Impact Statement Proposed Warehouse, Logistics and Industrial Facilities Hub* (Willow Tree Planning, May 2019)
- *Response to Submissions Report Proposed Warehouse, Logistics and Industrial Facilities Hub (SSD 9522)* (Willow Tree Planning, August 2020)
- *Response to Submissions Addendum* (Willow Tree Planning, 4 September 2020)

The CEMP has been prepared in consideration of the *Guideline for the Preparation of Environmental Management Plans* (Department of Infrastructure, Planning and Natural Resources 2004).

Figure 1 Regional Locality



Source: Willow Tree Planning

1.2 Construction Environmental Management Plan

The CEMP has been prepared to address the specific requirements of SSD 9522 Mod 3 Consolidated Consent and in consideration of the *Guideline for the Preparation of Environmental Management Plans* (Department of Infrastructure, Planning and Natural Resources 2004). As required by SSD 9522, the following specialist management plans have been prepared to support this CEMP:

- Aboriginal Cultural Heritage Management Plan (Biosis);
- Unexpected Finds Protocol (JBS&G);
- Construction Traffic Management Plan (Ason);
- Stormwater Management Plan incorporating Erosion and Sediment Control Plan (Costin Roe);
- Construction Air Quality Management Plan (Northstar);
- Construction Noise and Vibration Management Plan (Acoustic Works);
- Biodiversity Management Plan (Ecoplaning);
- Construction and Demolition Waste Management Plan (LG Consult); and
- Community Consultation and Complaints Handling (SLR).

1.2.1 Scope

This CEMP has been prepared to satisfy Conditions C1, C2, C3 and C4 of SSD 9522 Mod 3 Consolidated Consent. The specific requirements of these consent conditions, along with where these requirements have been addressed within this CEMP, are listed in **Table 1**.

Table 1 CEMP Conditions Review

SSD 9522 Consent Condition	CEMP Section
C1. Management plans required under this consent must be prepared in accordance with relevant guidelines, and include:	Section 4
(a) detailed baseline data;	Appended Management Plans
(b) details of: (i) the relevant statutory requirements (including any relevant approval, licence or lease conditions); (ii) any relevant limits or performance measures and criteria; and (iii) the specific performance indicators that are proposed to be used to judge the performance of, or guide the implementation of, the development or any management measures;	Section 3.3 Appended Management Plans
(c) a description of the measures to be implemented to comply with the relevant statutory requirements, limits, or performance measures and criteria;	Section 4 Appended Management Plans
(d) a program to monitor and report on the: (i) impacts and environmental performance of the development; and (ii) effectiveness of the management measures set out pursuant to paragraph (c) above;	Section 5 Appended Management Plans

SSD 9522 Consent Condition	CEMP Section
(e) a contingency plan to manage any unpredicted impacts and their consequences and to ensure that ongoing impacts reduce to levels below relevant impact assessment criteria as quickly as possible;	Section 5.4
(f) a program to investigate and implement ways to improve the environmental performance of the development over time;	Section 6
(g) a protocol for managing and reporting any: (i) incident and any non-compliance (specifically including any exceedance of the impact assessment criteria and performance criteria); (ii) complaint; (iii) failure to comply with statutory requirements; and	Section 5.2
(h) a protocol for periodic review of the plan.	Section 6
Note: the Planning Secretary may waive some of these requirements if they are unnecessary or unwarranted for particular	Noted
C2. The Applicant must prepare a Construction Environmental Management Plan (CEMP) in accordance with the requirements of condition C1 and to the satisfaction of the Planning Secretary.	This Plan, refer to Condition C1 cross references within Table 1 above
C3. As part of the CEMP required under condition C2 of this consent, the Applicant must include the following:	-
(a) Construction Traffic Management Plan (see condition B1);	Section 4.5 Appendix E
(b) Erosion and Sediment Control Plan (see condition B22);	Section 4.6 Appendix F
(c) measures to protect the Warragamba Pipelines Corridor prepared in consultation with WaterNSW, including description of the dam dewatering methodology and mitigation measures;	Table 2 Appendix F
(d) Stormwater Management Plan (see condition B26);	Section 4.6 Appendix F
(e) Construction Air Quality Management Plan (see condition B44);	Section 4.4 Appendix D
(f) Construction Noise and Vibration Management Plan (see condition B48);	Sections 4.2 & 4.3 Appendix C
(g) Aboriginal Cultural Heritage Management Plan (see condition B59).	Section 4.10 Appendix I
(h) Biodiversity Management Plan (see condition B68);	Section 4.8 Appendix H
(i) Construction and Demolition Waste Management Plan (see condition B76); and	Section 4.7 Appendix G
(j) Community Consultation and Complaints Handling.	Sections 3.6 & 4.13 Appendix K

SSD 9522 Consent Condition	CEMP Section
C4. The Applicant must:	-
(a) not commence construction of the development until the CEMP is approved by the Planning Secretary; and	This CEMP and appended management plans will be referred to the Secretary for approval
(b) carry out the construction of the development in accordance with the CEMP approved by the Planning Secretary and as revised and approved by the Planning Secretary from time to time.	Noted

1.2.2 Objectives

The objectives of this CEMP are to:

- Establish the framework for managing and mitigating the potential for adverse environmental impacts as a result of the construction of the Yards;
- Clearly and concisely document the commitments made in the EIS (Willow Tree Planning, 2019) and Response to Submissions (RTS) (Willow Tree Planning, 2020), including relevant management plans, that are required to be implemented with during construction;
- Demonstrate to DPE how the applicant proposes to meet all of its regulatory obligations including those outlined in the Conditions of Consent;
- Outline the controls to be implemented by the contractor to meet those obligations;
- Clearly and concisely document the conditions imposed by SSD 9522 Mod 3 Consolidated Consent that are required to be implemented and/or complied with during the construction phase; and
- Assist to establish the Yards in a manner that avoids (where possible) or minimises impact to the surrounding environment and community.

1.2.3 Consultation

In accordance with SSD 9522 Mod 3 Consolidated Consent, consultation has been undertaken with the applicable stakeholders which is summarised in **Table 2**.

Table 2 Consultation

Condition	Comment
<p>A13. Where conditions of this consent require consultation with an identified party, the Applicant must:</p> <p>(a) consult with the relevant party prior to submitting the subject document to the Planning Secretary for approval; and</p> <p>(b) provide details of the consultation undertaken including:</p> <p>(i) the outcome of that consultation, matters resolved and unresolved; and</p> <p>(ii) details of any disagreement remaining between the party consulted and the Applicant and how the Applicant has addressed the matters not resolved.</p>	<p>Evidence of consultation will be provided separately to the DPIE.</p>

Condition	Comment
<p>A17. Before the commencement of construction, the Applicant must:</p> <p>(a) consult with the relevant owner and provider of services that are likely to be affected by the development to make suitable arrangements for access to, diversion, protection and support of the affected infrastructure;</p> <p>(b) prepare a dilapidation report identifying the condition of all public infrastructure in the vicinity of the site (including roads, gutters and footpaths); and</p> <p>(c) submit a copy of the dilapidation report to the Planning Secretary and Council.</p>	<p>(a) Evidence of consultation will be provided separately to the DPIE.</p> <p>(b) Dilapidation reports have been prepared.</p> <p>(c) Dilapidation reports have been submitted to Penrith City Council and DPE.</p>
<p>B1. Prior to the commencement of construction, the Applicant must prepare a Construction Traffic Management Plan for the development to the satisfaction of the Planning Secretary. The plan must form part of the CEMP required by condition C2 and must:</p> <p>(a) be prepared by a suitably qualified and experienced person(s);</p> <p>(b) be prepared in consultation with Council, TfNSW, The Anglican Schools Corporation, Emmaus Catholic College, Catholic Healthcare Emmaus Retirement Village, Catholic Healthcare Emmaus Residential Aged Care Home and Trinity Catholic Primary School;</p>	<p>Undertaken as part of the Construction Traffic Management Plan (see Appendix E).</p>
<p>B8. The Applicant must prepare a schedule for consultation with WaterNSW in relation to the construction and widening of Mamre Road and associated utilities over the Warragamba Pipelines corridor. The schedule must be prepared in consultation with WaterNSW and to the satisfaction of the Planning Secretary.</p>	<p>The applicant will prepare a schedule for consultation with WaterNSW and to the satisfaction of the Planning Secretary.</p>
<p>B9. The design of the construction and widening of Mamre Road and associated utilities over the Warragamba Pipelines corridor must be prepared in consultation with WaterNSW. Evidence of consultation must be provided to the satisfaction of the Planning Secretary.</p>	<p>Consultation with WaterNSW will be undertaken with evidence of consultation provided to the satisfaction of the Planning Secretary</p>
<p>B18. Prior to the commencement of any construction (excluding bulk earthworks) on lots 1-4 north of Bakers Lane, the Applicant must prepare a concept design demonstrating how the internal road network can provide access to lots 1-4 and link to the future Southern Link Road. The design must be prepared in consultation with TfNSW and to the satisfaction of the Planning Secretary.</p> <p>Note: The concept design must address access arrangements to lots 1-4 both with and without the future Southern Link Road, including ensuring any access points are an appropriate distance from signalised intersections.</p>	<p>Noted - engagement will be undertaken and recorded in the Consultation Schedule prior to commencement of construction works on Lots 1 – 4.</p>
<p>B26. Prior to the commencement of construction, the Applicant must prepare a Stormwater Management Plan to the satisfaction of the Planning Secretary. The Plan must form part of the CEMP and OEMP required by conditions C2 and C5 and must:</p> <p>(a) be prepared by a suitably qualified and experienced person(s), in accordance with the design presented in the RtS and in consultation with Council and WaterNSW;</p>	<p>Undertaken as part of the Construction Stormwater Management Plan (see Appendix F).</p>

Condition	Comment
B38. WaterNSW must be consulted should there be any impact on existing drainage structures during the works within or adjacent to the Warragamba Pipelines corridor. Any impacted drainage structures must be reinstated and/or restored on completion of works at the Applicant's expense, to the satisfaction of WaterNSW.	Undertaken as part of the Construction Stormwater Management Plan (see Appendix F).
B48. The Applicant must prepare a Construction Noise and Vibration Management Plan (CNVMP) for the development to the satisfaction of the Planning Secretary. The CNVMP must form part of a CEMP required by condition C2 and must: ... (f) include strategies that have been developed with the community for managing high noise generating works; (g) describe the community consultation undertaken to develop the strategies in condition B48(f); and	Undertaken as part of the Construction Noise and Vibration Management Plan (see Appendix C).
B59. Before the commencement of any clearing, ground disturbing works or construction works, the Applicant must prepare an ACHMP for the development to protect and manage aboriginal heritage within the site. The plan must form part of the CEMP required by condition C2 and must: (a) be prepared by a suitably qualified and experienced expert in consultation with the Registered Aboriginal Parties and Heritage NSW;	Undertaken as part of the Aboriginal Cultural Heritage Management Plan (see Appendix I).
B86. Prior to the commencement of landscaping construction activities, the Applicant must prepare a detailed Landscape Plan for landscape buffer areas, street planting and the estate basins in consultation with Penrith City Council.	Prior to commencement of landscaping construction activities, the proponent will prepare a detailed Landscape Plan, based upon the Landscape Plan prepared by Habit8 (2019) and in consultation with Penrith City Council.
C3. As part of the CEMP required under condition C2 of this consent, the Applicant must include the following: ...(c) measures to protect the Warragamba Pipelines Corridor prepared in consultation with WaterNSW, including a description of the dam dewatering methodology and mitigation measures;... (j) Community Consultation and Complaints Handling.	Undertaken as part of the Construction Stormwater Management Plan (see Appendix F). Included by way of the Community Consultation Strategy (see Appendix K).

2 Development Description

2.1 Location

The Yards located at 657-769 Mamre Road, Kemps Creek are legally described as (Lots 1 and 2 DP 1271142) at the western extent of the WSEA within the Penrith LGA.

The site is bound by the following land uses:

- North – the Water NSW Pipeline and SSD 7173 approved 'First Estate' industrial development, with the Erskine Business Park beyond;
- South – rural residential properties;
- East – Mamre Road with rural residential properties, schools and age care beyond; and
- West – South Creek with rural residential properties beyond.

The site has historically been used for low intensity agriculture and is primarily covered with pasture grass and limited stands of vegetation. The site has several dams in the central area and has a gradual fall from east to west towards South Creek.

2.2 Construction Staging and Activities

The Stage 1 development of the Yards comprises the subdivision of five lots within the site, along with demolition and site wide earthworks, landscaping, utilities, stormwater and the internal road networks. Stage 1 also includes the construction and operation of eight warehouses inclusive of 744 parking spaces and intersection upgrade works on Mamre Road. Stage 1 as proposed by SSD 9522 Mod 3 Consolidated Consent is illustrated in **Figure 2** below.

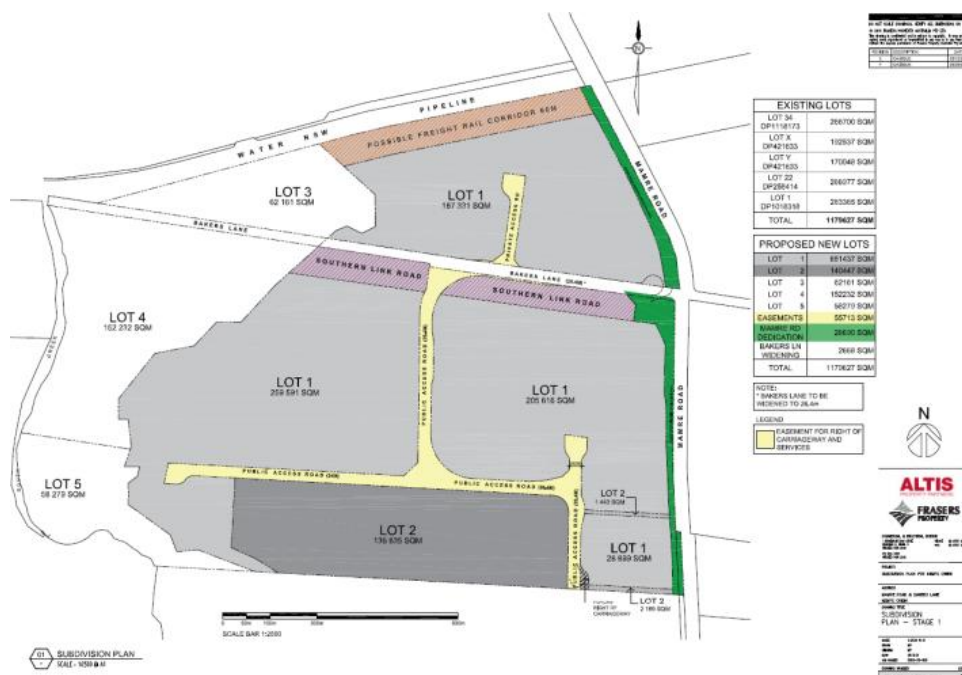


Figure 2 Stage 1 Layout

The Stage 2 development as proposed by SSD 9522 Mod 3 Consolidated Consent comprises the subdivision of the remaining portion of the site into a further 17 lots as shown in **Figure 3** below.

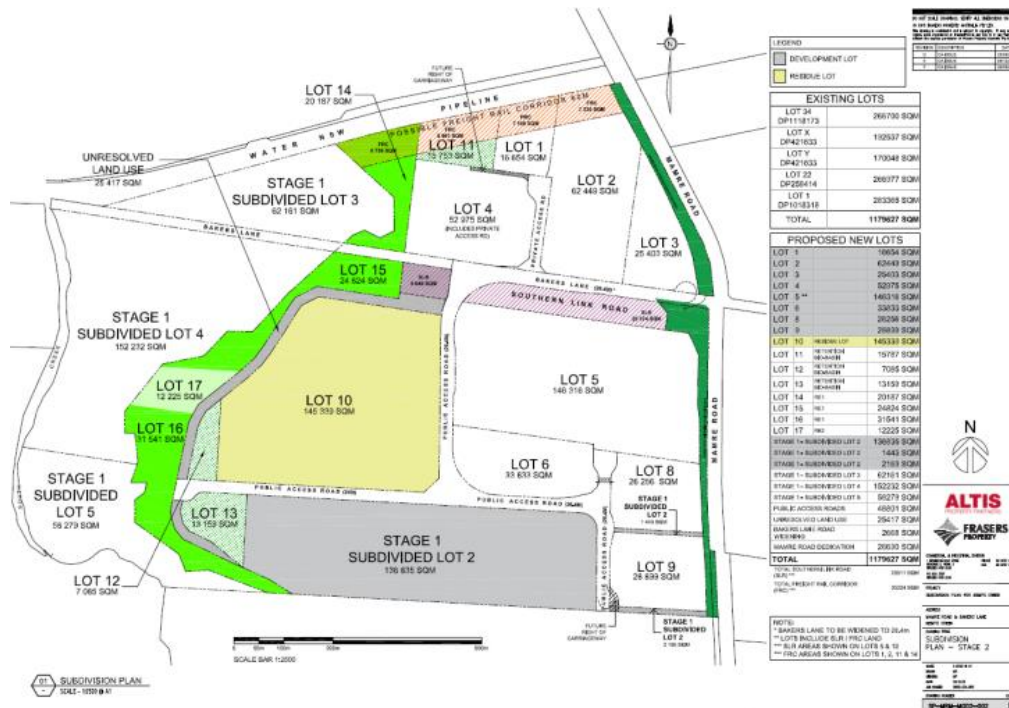


Figure 3 Stage 2 Layout

Development on these lots is then anticipated to occur over a period of time to meet market demand and would be subject to future development applications.

All works will be undertaken in accordance with SSD 9522 Mod 3 Consolidated Consent.

2.2.1 Erosion and Sediment Control Staging

As required by Condition B22, B23 and B24 of SSD 9522, the management of erosion and sediment control staging will be undertaken in accordance with Section 4 of the Construction Stormwater Management Plan, Incorporating Erosion and Sediment Control Plan (CSMP) (Costin Roe, 2022).

A copy of the CSMP is attached as **Appendix F**.

2.2.2 Heritage Activities

As required by Condition B56 and B57 of SSD 9522, prior to commencing any clearing, ground disturbing works or construction works, Aboriginal Site Impact Recording Forms for MSP-01, MSP-02 and MSP-03 must be submitted for inclusion on the Aboriginal Heritage Information Management System (AHIMS) database. The Aboriginal Site Impact Recording Forms must be completed by a suitably qualified archaeologist and show the total count of the artefacts identified at each site.

AHIMS site cards must also be prepared for MSP-05, MSP-06, MSP-07, MSP-08, MSP-09, MSP-10 and MSP-11 and submitted for registration in the AHIMS database.

See the Cultural Heritage Management Plan (CHMP) (Biosis 2021) for more information (**Appendix I**).

2.2.3 Biodiversity Activities

In accordance with Condition B65, clearing or construction works will not commence until Frasers and Altis have purchased and retired the applicable credits to offset the removal of 9.28 ha of native vegetation.

The Biodiversity Management Plan (BMP) (Ecoplaning, 2022) provides more information pertaining to this (**Appendix H**).

2.3 Construction Hours

Construction hours will be in accordance with Conditions B45 and B46 of SSD 9522 Mod 3 Consolidated Consent, which are reproduced below:

B45. The Applicant must comply with the hours detailed in Table 4, unless otherwise agreed in writing by the Planning Secretary.

Table 5: Hours of Work

Activity	Day	Time
Earthworks and construction	Monday – Friday	7 am to 6 pm
	Saturday	8 am to 1 pm
Operation	Monday – Sunday	24 hours

B46. Works outside of the hours identified in Condition B45 may be undertaken in the following circumstances:

- a) works that are inaudible at the nearest sensitive receivers;*
- b) works agreed to in writing by the Planning Secretary;*
- c) for the delivery of materials required outside these hours by the NSW Police Force or other authorities for safety reasons; or*
- d) where it is required in an emergency to avoid the loss of lives, property or to prevent environmental harm.*

The construction hours will be provided to all staff and contractors in the induction. The movements of staff and contractors will be recorded for this project.

Noisy works to be undertaken out of hours is discussed in the Construction Noise and Vibration Management Plan (CNVMP) attached as **Appendix C**.

2.4 Construction Site Access

The Construction Traffic Management Plan (CTMP) (Ason Group, 2022) details that there will be two (2) main access arrangement for the construction of the Kemps Creek Estate.

2.4.1 Interim Construction Access

A left/left out access point (to/from Mamre Road) will be provided for the construction works which will be located at the southern boundary of the site (north-eastern boundary of Lot 8). This interim access point will service the proposed construction works until the proposed upgrades at Mamre Road/Bakers Lane signalised intersection are completed which is expected to be in August 2023. During this time, no construction vehicles shall utilise Bakers Lane East. Following completion of the signal upgrades and the new internal estate roads, this interim access point will be retired. It is anticipated that the interim access arrangement will be in use for a period of approximately 18-20 months from the start date of construction which starts from the date the Construction Certificate has been acquired (excluding inclement weather impact). Figure 6 of the CTMP (Ason Group, 2022) details this interim access arrangement, with Figure 4 below identifying the site entry movements from a broader perspective around the site, and Figure 5 identifying the site exit movements from a broader perspective around the site.

2.4.2 Final Construction Access

Following completion of the proposed upgrades at Mamre Road/Bakers Lane signalised intersection, which will result in the retirement of the interim access arrangements detailed above in Section 2.4.1, construction traffic will access the site via the upgraded (Mamre Road/Bakers Lane) signalised intersection, which is expected to last approximately 11 months until the completion of all construction works. No construction vehicles will be permitted to utilise Bakers Lane East during this phase, and a turning head will be provided for this scheme to facilitate opportunities for construction vehicles to make U-turns, as necessary. Figure 9 of the CTMP (Ason Group, 2022) details this interim access arrangement.

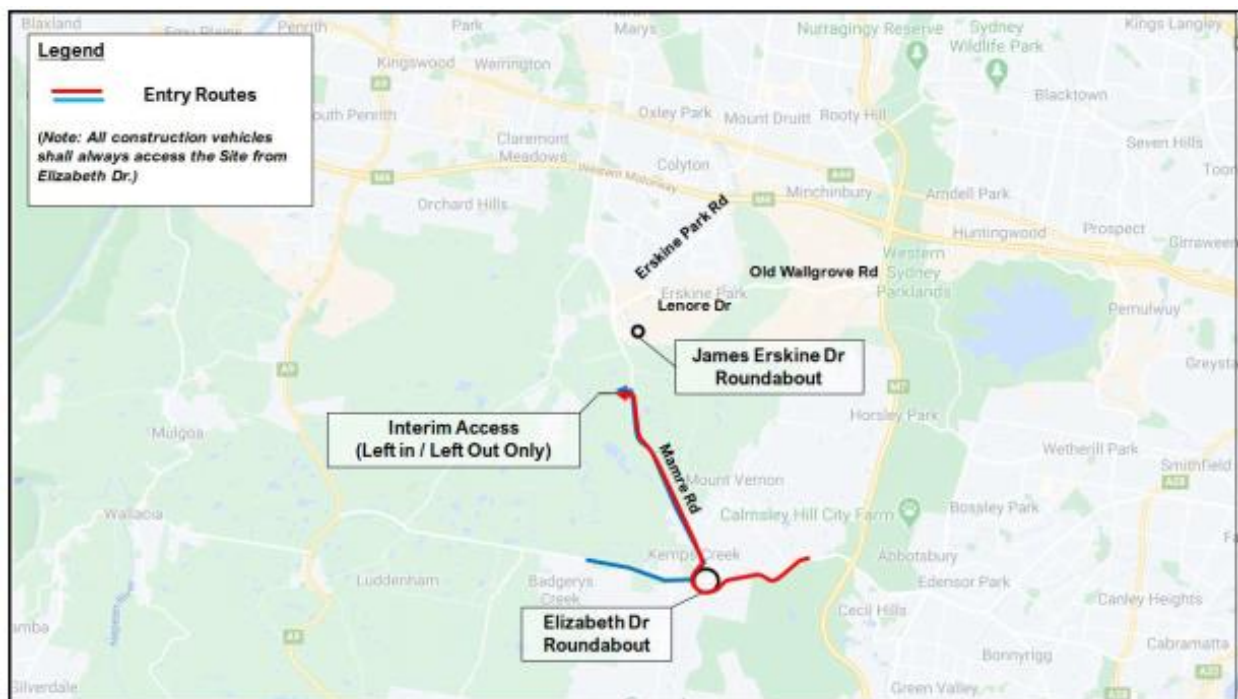


Figure 4 Site Entry Movements



Figure 5 Site Exit Movements

2.5 Construction Contact Details

Table 3 lists the key contacts during the construction of the Yards.

Table 3 Construction Contact List

Role	Name	Company	Contact Details
Project Principal	Naiem Teghlobi	Trust Company Australia Limited as custodian for the ARET Frasers Project Trust	0417 665 167 Naiem.Teghlobi@frasersproperty.com.au
Contractor Project Manager	Tim Culmone	AWJ Civil	0431 133 346 tculmone@awj.com.au
Contractor Environmental Representative	Justin Eccles	ADE Consulting	0449 797 659 justin@ade.group
Work Health and Safety (WHS) Coordinator	Steve Crocket	AWJ Civil	0428 631 302 scrocket@awj.com.au
Project Environmental Representative	Carl Vincent	ERSED	0424 203 046 carl.vincent@ersed.com.au

Role	Name	Company	Contact Details
Alternate Project Environmental Representative	Maurice Pignatelli	OptimE	0407 493 176 maurice@optimenv.com.au
Communications and Community Liaison Representative	Kate McKinnon	SLR	02 4249 1010 kmckinnon@slrconsulting.com

3 Environmental Management Framework

3.1 Environmental Management Policy

All management plans are developed on a works specific basis guided by this CEMP and provide information and direction in line with the integrated management approach, supported by supplementary plans and appendices as required for the works.

3.2 Roles and Responsibilities

The key personnel responsible for environmental management during construction of the Yards are listed in **Table 4**

Table 4 Personnel Responsible for Environmental Management

Role	Responsibilities
Project Principal	<p>Environmental reporting responsibility associated with the development.</p> <ul style="list-style-type: none"> Overall responsibility for environmental management and compliance with SSD 9522 and relevant legislation; Liaise with the Proponent to keep them informed of the project's progress; Record, notify, investigate and respond to any environmental incidents and, where necessary, develop and implement corrective actions; Consult and engage with any subcontractors or interfacing contractors regarding the environmental management of the Site; Attend the Environmental Review Group (ERG) meetings; and Provide adequate environmental inductions/training to employees and contractors regarding their requirements under this CEMP.
Contractor Project Manager	<p>Environmental reporting responsibility associated with the development.</p>
Project Environmental Representative	<ul style="list-style-type: none"> Coordinate environmental inspections and reporting and authority liaison; Attend the ERG meetings; Oversee the implementation of this CEMP and request adequate resources to enable implementation of this CEMP and provision of resources to the Contractor's Project Manager; Report on the performance of the CEMP to the Project Manager for review and as a basis for system improvement; and Direct reasonable steps be taken to avoid or minimise any unintended or adverse environmental impacts, and, failing the effectiveness of such steps, direct that the relevant actions cease immediately should an adverse impact on the environment be likely to occur.
WHS Coordinator	<ul style="list-style-type: none"> Ensure the legislative and corporate safety, health and environment management measures and controls are implemented and maintained; Participate in risk and hazard identification and control; Participate in incident investigations and management; and Participate in health and safety inspections.

Role	Responsibilities
Communications and Community Liaison Representative	<ul style="list-style-type: none"> Lead and manage the community involvement activities, including liaison with property owners and key stakeholders; Attend the ERG meetings; Be the primary daily contact to the public handling of enquiries / complaints management / interface issues; Be available for contact by local residents and the community at all reasonable times to answer any questions; Liaise with property owners to co-ordinate access and to deal with specific property related issues arising from the upgrade works; Lead the delivery of communication and community engagement strategies and plans; Facilitate meetings, forums and arranging interviews to address concerns from community; Provide advice and participate with the project teams to improve and enhance the delivery of communication services to the community; Build, maintain collaborative and consultative working relationships with internal and external stakeholders; and Be available for contact by local residents, key stakeholders and community representatives to answer queries and provide more information or feedback.
All employees, contractors and subcontractors	<ul style="list-style-type: none"> Ensure familiarity, implementation and compliance with this CEMP and appended management plans; Support the Proponent's commitment to sustainability, environmental management and compliance; Work in a manner that will not harm the environment or impact on surrounding receptors; Report all environmental incidents and complaints to the Project Manager without delay; and Report any inappropriate construction practices and/or environmental management practices to the Project Manager without delay.

3.3 Statutory Requirements

The Development will be constructed in accordance with Consolidated Consent SSD 9522 Mod 3 and also in accordance with the documents referenced under Condition A2 of the Consent:

- The Conditions of Consent;
- Written directions from the Planning Secretary;
- The EIS (Willow Tree Planning, 2020), the Response to Submissions (Willow Tree Planning, 2021), the Response to Submissions Addendum (Willow Tree Planning, 2021);
- The development layout plans and drawings attached to the Development Consent as Appendix 1; and
- The management and mitigation measures attached to the Development Consent as Appendix 2.

If there is any inconsistency between the plans and documentation referred to in Condition A2, the most recent document shall prevail to the extent of the inconsistency. However, the conditions of SSD 9522 Mod 3 prevail to the extent of any inconsistency. The Project Manager will be notified if any inconsistencies are identified.

SSD 9522 Mod 3 imposes a number of environmental performance and management requirements applicable to the construction of the Yards. A copy of the Consolidated Consent for SSD 9522 Mod 3 is attached at **Appendix A**.

3.4 Inductions and Environmental Training

The Contractor's Project Manager will ensure that all employees and contractors involved in the construction of the Yards are appropriately inducted and trained prior to commencing work on site. Training in relation to environmental responsibilities and implementation of this CEMP will take place initially through the site induction training and then on an ongoing basis through 'toolbox talks' (or similar).

The environmental induction training will cover all elements of the CEMP and will include, as a minimum, the following:

- Purpose and objectives of the CEMP;
- Requirements of due diligence and duty of care;
- Conditions of any environmental licences, permits and approvals;
- Potential environmental emergencies on site and the emergency response procedures (including the Emergency Spill Response Plan), locations and training in the use of emergency spill kits for spills on water and on land;
- Reporting, notification and management requirements for pollution, contamination and other environmental incidents, and for damage and maintenance to environmental controls;
- High-risk activities and associated environmental safeguards i.e. earthworks, vegetation clearing, night works, operation and maintenance of concrete washouts, and washing, refuelling and maintenance of plant and equipment;
- Working in or near environmentally sensitive areas; and
- Site-specific issues including:
 - Erosion and sediment controls, water quality controls and sediment basin management (see **Section 4.6**);
 - Responsibilities under the *National Parks and Wildlife Act 1974*, including the need to cease work immediately and report any object of potential Aboriginal heritage unearthed during clearing, grubbing and earthworks operations (see **Section 4.10**);
 - Responsibilities under the *Heritage Act 1977* if an object of potential non-Aboriginal heritage is uncovered during construction;
 - Access into the Water NSW pipeline corridor is prohibited unless written access consent has been obtained from Water NSW;
 - Noise, vibration and air quality management controls (see **Sections 4.2, 4.3 and 4.4**);
 - Requirement to maintain surrounding property access for residences and businesses and to minimise disruptions to these properties for the duration of construction;

- Traffic management and Driver Code of Conduct (Section 4.5);
- Location of reuse bins, washing, refuelling and maintenance of vehicles, plant and equipment;
- Waste minimisation principles (see **Section 4.7**);
- Boundaries for vegetation clearing, fauna and fauna habitat management, including awareness of threatened fauna species and fauna rescue (see **Section 4.8**);
- Identification, reporting and management of contaminated land (see **Section 4.11**); and
- Incident management processes (see **Section 3.5**).

Regular toolbox talks will be held frequently to identify environmental issues and controls when works commence in a new area of the site or a new activity, as well as when environmental issues arise on site. The toolbox talk will include but not be limited to:

- A description of the activity and the area;
- Identification of the environmental issues and risks for the area (including fauna or flora); and
- Outline the mitigations measures for the works and the area (see **Section 4**).

All employees conducting environmental training and site staff assigning work activities will demonstrate that they are competent and appropriately trained to train and manage construction site specific environmental issues.

A register of all environmental training carried out, including dates, names of persons trained and trainer name and qualification details will be established and maintained for the duration of works.

3.5 Incident and Non-Compliance Response and Handling Procedure

For the purposes of this CEMP, SSD 9522 describes an 'incident' as an occurrence or set of circumstances that causes or threatens to cause material harm and which may or may not be or cause a non-compliance. SSD 9522 Mod 3 Consolidated Consent describes a 'non-compliance' as an occurrence, set of circumstances or development that is a breach of the consent.

3.5.1 Performance Objective

To ensure that any incident and/or non-compliance caused by or relating to the construction of the Yards is effectively responded to, reported accordingly, and any resulting adverse environment and/or human health impact is promptly prevented or effectively managed.

3.5.2 Responsibility

The Contractor's Project Manager is responsible for ensuring that the appropriate management response and handling procedures are instigated and carried through in the event of an incident and/or non-compliance. All employees, contractors and subcontractors are to:

- Notify the Contractor's Project Manager who will notify the ER of any hazard or potential hazard that may result in an incident and/or non-compliance, regardless of the nature or scale; and
- Take immediate action (where it is safe to do so) to prevent, stop, contain and/or minimise any adverse impact associated with an incident and/or non-compliance.

The induction and toolbox talks outlined in **Section 3.4** will be used to ensure all site employees, contractors and subcontractors are aware of and understand their obligations for incident and/or non-compliance response.

3.5.3 Notification Requirements

3.5.3.1 Incidents

Section 147 of the *Protection of the Environment Operations Act 1997* (POEO Act) defines material harm as:

- (a) *harm to the environment is material if:*
 - (i) *it involves actual or potential harm to the health or safety of human beings or to ecosystems that is not trivial, or*
 - (ii) *it results in actual or potential loss or property damage of an amount, or amounts in aggregate, exceeding \$10,000 (or such other amount as is prescribed by the regulations), and*
- (b) *loss includes the reasonable costs and expenses that would be incurred in taking all reasonable and practicable measures to prevent, mitigate or make good harm to the environment.*

Notification responsibilities for incidents that have caused or threatened to cause material harm to the environment are detailed in Section 148 of the POEO Act. In summary, these are broadly categorised as:

Duty of an employee or any person undertaking an activity:

Any person engaged as an employee or undertaking an activity with regard to the Yards will, immediately after becoming aware of any potential incident (even if outside of normal business hours), notify the Contractor's Project Manager who will notify the ER of the incident and all relevant information about it. The Contractor's Project Manager will be available 24 hours a day, seven days a week and have the authority to stop or direct works.

Duty of an employer or occupier of the premises to notify:

The employer or occupier of the premises (in this case, the ER) on which the incident occurred, who is notified (or otherwise becomes aware of) of the incident, will immediately notify the relevant authorities about the incident and all relevant information.

Under the POEO Act, "*relevant authority*" means any of the following:

- The appropriate regulatory authority – the Environment Protection Authority (EPA);
- If the EPA is not the appropriate regulatory authority – the local authority for the area in which the pollution incident occurs (i.e. Council);
- NSW Public Health Unit;
- SafeWork NSW; and
- Fire and Rescue NSW.

Table 5 lists the contact details for these authorities. The person reporting the pollution incident will provide the following key details:

- Location of the pollution incident/emergency;
- Nature of the pollution incident/emergency;

- Their name and contact details; and
- Details of any required assistance.

Table 5 Regulatory Authority Contact List

Regulatory Authority / Stakeholder	Key Contact	Contact Details	
Department of Planning, Industry and Environment (DPIE)	Compliance Unit	1300 305 695 or 02 9228 6111 compliance@planning.nsw.gov.au	
Environment Protection Authority (EPA)	Environment Line	131 555 info@environment.nsw.gov.au	
	Head office (Sydney)	02 9995 5000	
Environment, Energy and Science (EES) Group	Main switchboard	1300 361 967 info@environment.nsw.gov.au	
Penrith City Council	Main switchboard	02 4732 777 council@penrith.city	
Water NSW	Main switchboard	1300 662 077 Customer.Helpdesk@waternsw.com.au	
	Incident Notification Number – 24 hours	1800 061 069	
NSW Public Health Unit	Sydney Local Health District	Business hours: 1300 066 055 After hours: 02 9515 6111	
SafeWork NSW	Incident Notification Hotline	131 050 Select Option 3 to report a “Serious Incident or Fatality” – this will result in the incident being recorded and the appropriate person being contacted.	
Emergency Services	NSW Police	131 444	In case of emergency – 000
	NSW Fire and Rescue	1300 729 579	
	NSW Ambulance Service	-	

In accordance with Condition C10 of SSD 9522 Mod 3 Consolidated Consent, once the Proponent becomes aware of an incident the Proponent is required to immediately notify the Planning Secretary via the Major Projects website.

In accordance with Appendix 4 of SSD 9522 Mod 3 Consolidated Consent a written incident notification addressing the requirements of Appendix 4 is required to be provided to the Planning Secretary via the Major Projects website within seven days

In accordance with Appendix 4 of SSD 9522 Mod 3 Consolidated Consent a detailed incident report is then to be provided to the Planning Secretary and other relevant public authorities within 30 days of the incident.

As required by Condition B42 of SSD 9522 Mod 3 Consolidated Consent, all incidents that affect or could affect the Warragamba Pipelines corridor must be reported to WaterNSW on the 24-hour Incident Notification Number.

3.5.3.2 Non-Compliances

In accordance with Condition C11 of SSD 9522 Mod 3 Consolidated Consent, the Planning Secretary must be notified in writing via the Major Projects website within seven days after the Proponent becomes aware of any non-compliance.

C12 of SSD 9522 Mod 3 Consolidated Consent states a non-compliance notification must identify the development and the application number for it, set out the condition of consent that the development is non-compliant with, the way in which it does not comply and the reasons for the non-compliance (if known) and what actions have been, or will be, undertaken to address the non-compliance.

C13 of SSD 9522 Mod 3 Consolidated Consent notes that a non-compliance which has been notified as an incident does not need to also be notified as a non-compliance.

3.5.4 Incidents and Non-Compliance Handling Procedure

Upon becoming aware of an incident and/or non-compliance, the procedure outlined below will be followed.

1. Preventative Action

Where possible and safe to do so, immediate action will be taken to prevent, stop, contain and/or minimise the environmental impact of the incident and/or non-compliance.

In the unlikely event that an incident and/or non-compliance requires the evacuation of the site, actions will be completed in accordance with evacuation procedures. All employees and contractors are to be made aware of the location of emergency assembly areas through site inductions, signage and regular toolbox talks.

2. Assistance

If adequate internal resources are not available and the incident and/or non-compliance threatens public health, property or the environment, it is essential that Fire and Rescue NSW be contacted by telephoning “000” for emergency assistance.

Contacting Fire and Rescue NSW does not negate the notification requirements in **Section 3.5.3**.

3. Notify

Under the provisions of the POEO Act, there is a duty to notify any incident that has caused or threatens to cause material harm to the environment and all relevant information about the incident. The specific duties to notify are outlined above in **Section 3.5.3**.

In the event of a serious incident or emergency, it is more than likely that Fire and Rescue NSW will take control and manage the required investigation and remedial activities. Any instructions issued will be strictly adhered to.

Appendix 4 of Development Consent SSD 9522 requires that the Planning Secretary and other relevant public authorities be provided with a detailed report on the incident within 30 days. The incident report must include:

- A summary of the incident;
- Outcomes of an incident investigation, including identification of the cause of the incident;
- Details of the corrective and preventative actions that have been, or will be, implemented to address the incident and prevent recurrence; and
- Details of any communication with other stakeholders regarding the incident.

Non-compliances will be notified in accordance with **Section 3.5.3.2**.

4. Investigate

Undertake immediate investigative work to determine the cause of the incident and/or non-compliance.

5. Remedial Action

Undertake appropriate remedial action to address the cause of the incident and/or non-compliance and mitigate any further environmental impact. In some instances, outside resources such as specialist contractors/consultants may be required.

6. Record

It is imperative that an honest assessment of the situation is carried out and documented in order to minimise the potential for similar events in the future. On this basis, every incident is to be recorded in an Event Notification Report (**Appendix B**). A copy of the completed report will be maintained for at least five years by the Proponent.

Appendix 4 of Development Consent SSD 9522 requires that a detailed incident report be provided to the Secretary within 30 days of the incident occurring, with the content identified above in **Section 3.5.4**.

7. Preventative Action

Once the incident and/or non-compliance has been suitably handled, appropriate measures will be identified and implemented to reduce the possibility of re-occurrence.

3.5.5 Incidents and Non-Compliance Register

An Incidents and Non-Compliance Register will be maintained during construction and will contain the following:

- A copy of the environmental incident and non-compliance notification requirements and handling procedure contained above in **Section 3.5.3** and **3.5.4**;
- Site evacuation procedures;
- A separate reference sheet containing the contact details for the contacts listed in **Table 3** and the contact details for the regulatory authorities listed in **Table 5**
- Blank hard copies of the Event Notification Report; and
- Copies of all completed Event Notification Report, which are to be maintained for at least five years after the event to which they relate.

3.5.6 Minor Environmental Incidents

There is the possibility of minor environmental incidents occurring as part of this project. SLR have defined a 'Minor Environmental Incident' as an incident where there has been no potential or actual material harm to the environment (see 'material harm' definition outlined in **Section 3.5.3**). Examples may include excessive dust impacts sighted by the project team or a small contained hydrocarbon spill that does not leave a site boundary and are cleaned up without residual on-site environmental harm (RMS, 2018).

Minor environmental incidents will still be handled under the process outlined in **Section 3.5.4** except there will be no requirement for notification of government agencies. All minor or major incidents will be recorded in the Incidents Register, with details of the events also included in the ER Monthly Report. A minor incident does not constitute a non-compliance with the Development Consent.

3.6 Complaints Response and Handling Procedure

All complaints will be handled in accordance with the sections below and the *Community Communication Strategy* (CCS) (SLR, 2021) (see **Appendix K**).

3.6.1 Performance Objective

To ensure that all environmental complaints in relation to the construction of the Yards are promptly and effectively received, handled and addressed.

3.6.2 Responsibility

The Communications and Community Liaison Representative (CCLR) is responsible for ensuring that the appropriate management response and handling procedures are instigated and carried through in the event of an environmental complaint. The induction and toolbox talks outlined in **Section 3.4** will be used to ensure all site employees are aware of and understand their obligations for complaints response.

All employees who take receipt of a complaint, either verbal or written, are to immediately notify the Contractor's Project Manager, who will then contact the CCLR.

3.6.3 Complaints Handling Procedure

Upon becoming aware of a complaint, the protocol outlined below will be followed.

1. Record and Acknowledge

Any employee who takes receipt of a complaint, either verbal or written, are to immediately notify the Contractor's Project Manager who will then contact the Communications and Community Liaison Representative. The Contractor's Project Manager will be available 24 hours a day, seven days a week and have the authority to stop or direct works. All relevant contact details are available in **Table 3**.

In the normal course of events, the first contact for complaints will usually be made in person or by telephone.

The complainant's name, address and contact details, along with the nature of the complaint, will be requested. If the complainant refuses to supply the requested information, a note will be made on the form and complainant advised of this.

2. Assess and Prioritise

The CCLR will prioritise all complaints by considering the seriousness of the complaint including risk to health and safety and will attempt to provide an immediate response via phone or email. This will be undertaken in accordance with the CCS (SLR, 2021).

3. Investigate

A field investigation will be initiated in an attempt to confirm details relevant to the complaint and the cause of the problem. Any monitoring information and/or records at and around the time of the complaint will be reviewed for any abnormality or incident that may have resulted in the complaint.

If the complaint is due to an incident, the notification requirements and handling procedures outlined in **Section 3.5.3** and **3.5.4** respectively will be followed.

4. Action or Rectify

Once the cause of the complaint has been established, every possible effort will be made to undertake appropriate action to rectify the cause of the complaint and mitigate any further impact. The Communications and Community Liaison Representative will assess whether the complaint is founded or unfounded and delegate the remediation of the issue to the Contractor's Project Manager for action, as required.

5. Respond to Complainant

The Communications and Community Liaison Representative will oversee the rectification of the issue and respond to the complainant once the issue has been resolved. The complainant will be provided with a follow up verbal response on what action is proposed within two hours during night-time works (between the hours of 6:00 pm and 10:00 pm) and 24 hours at other times. Where a complaint cannot be resolved by the initial or follow-up verbal response, a written response will be provided to the complainant within ten days.

6. Record

It is imperative that an assessment of the situation is carried out and documented to minimise the potential for similar complaints in the future. On this basis, every complaint received is to be recorded in the Community Correspondence Register (Appendix A of the CCS). A copy of the completed form will be maintained for at least five years. The complaint will also be recorded in the Complaints Register, as per **Section 3.6.4**.

7. Preventative Action

Once the complaint has been suitably handled, appropriate measures will be identified and implemented to negate the possibility of re-occurrence. The Community Correspondence Register is not finalised until the preventative actions are completed and recorded on the form.

3.6.4 Complaints Register

A Complaints Register will be maintained during construction and will contain the following:

- A copy of the environmental complaint handling procedure contained in **Section 3.6.3**;

- A separate reference sheet containing the contact details listed in **Table 3**;
- Blank hard copies of the Community Correspondence Register, and
- Copies of all completed Community Correspondence Register, which are to be maintained for at least five years after the event to which they relate.

3.7 Dispute Resolution

In the event that a dispute arises between the Proponent and a public authority, in relation to an applicable requirement in this consent or relevant matter relating to the construction of the Yards, either party may refer the matter to the Planning Secretary for resolution. The Planning Secretary's determination of any such dispute will be final and binding on the parties.

In the case of a dispute between the Proponent and a community member/complainant, either party may refer the matter to the DPIE and/or relevant regulatory authority for consideration, advice and/or negotiation. Consent Condition A40 identifies the ER may be requested by the Planning Secretary to assist in the resolution of community complaints.

Additional information can be located in the CCS (SLR 2021) attached as **Appendix K**.

4 Environmental Management Commitments

Environmental aspects with the potential to be impacted through the construction of the Yards are addressed in the following sub-sections. These issues have specific regulatory requirements imposed by SSD 9522 Mod 3 Consolidated Consent and/or are considered to have the highest potential to result in a non-compliance with a legislative requirement or generate community complaints. The tables in this section are a compliance management tool outlining how controls are to be implemented.

4.1 General

Table 6 lists the general environmental controls that will be implemented throughout the construction of the Yards to minimise the potential for adverse impacts on the local environmental and surrounding receptors.

Table 6 General Construction Environmental Management Controls

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
All demolition will be carried out in accordance with <i>Australian Standard AS 2601-2001 The Demolition of Structures</i> (Standards Australia, 2001).	Construction Contractor	Ongoing	SSD 9522 Condition A19
All plant and equipment will be maintained and operated in a proper and efficient manner.			SSD 9522 Condition A24
Works will not commence until an Environmental Representative (ER) has been approved by the Planning Secretary and engaged by Fraser's and Altis.	Fraser's and Altis	Prior to commencing construction	SSD 9522 Condition A36
Environmental Work Method Statements (EWMS) will be prepared and implemented.		Prior to commencing construction and ongoing	Best practice
All monitoring records will be maintained to demonstrate compliance with the CEMP, including: <ul style="list-style-type: none"> Site environmental inspection reports Environmental monitoring data and Internal and external audit reports Reports of environmental incidents, environmental, associated actions taken, and follow-up actions Minutes of management review meetings Induction and training records 		For 5 years after completion date	
The incidents and complaints management strategies contained within Sections 3.5 and 3.6 will be implemented to ensure that any incidents and/or complaints relating to the construction activities are promptly and effectively addressed.		Ongoing	CEMP Sections 3.5 and 3.6
Construction employees and contractors will be suitably inducted and trained prior to commencing any work on site.		Prior to commencing construction and ongoing	CEMP Section 3.4

4.2 Noise

Construction noise at the Yards will be managed in accordance with the Construction Noise and Vibration Management Plan (CNVMP) (Acoustics Works 2021) prepared to fulfil Condition B48 of SSD 9522 Mod 3 Consolidated Consent, attached as **Appendix C**.

Table 7 outlines the project specific construction noise criteria to be adhered to during the construction of the Yards as outlined in the CNVMP.

Table 7 Project Specific Construction Noise Criteria

Time	Criterion LAeq(15min)				Assessment Location
	Receiver 1	Receivers 2-7	Receiver A	Receiver B	
During standard construction hours	46dBA noise affected	54dBA noise affected	75dBA	-	External
	75dBA highly noise affected	75dBA highly noise affected	-	-	External
Outside standard construction hours (daytime only)	41dBA	49dBA	-	-	External
Management Level (Receiver B only)	-	-	-	55/45dBA	External/Internal ¹

Note 1: +10dBA correction is added to the internal amenity criteria for external noise levels as per Section 2.6 of the NSW Noise Policy for Industry 2017 to account for external to internal noise attenuation.

The environmental management controls in **Table 8** will be implemented to minimise the potential for adverse noise emissions from the construction of the Yards.

Table 8 Environmental Management Controls for Noise

Measure	Person Responsible	Timing / Frequency	Reference / Notes
Works will be completed during standard daytime construction hours outlined in Section 2.3 .	Construction Contractor	Ongoing	SSD 9522 Condition B45
Works to be completed outside of approved construction hours will only occur in the circumstances listed in Condition B46.		As required	SSD 9522 Condition B46
Construction will be completed to achieve the construction noise management levels detailed in the <i>Interim Construction Noise Guideline</i> (DECC, 2009) (as may be updated or replaced from time to time).		Ongoing	SSD 9522 Condition B47
All feasible and reasonable noise mitigation measures will be implemented and any activities that could exceed the construction noise management levels will be identified and managed in accordance with the CNVMP.			

Measure	Person Responsible	Timing / Frequency	Reference / Notes
A Driver Code of Conduct and induction training will be developed and maintained to minimise road traffic noise.	Construction Contractor	Prior to commencing construction and ongoing	SSD 9522 Condition B55
If further noise mitigation is required, acoustic barriers around the perimeter of the site can be installed during the works. If further noise reductions are required, install additional screening around noise sensitive areas.		As required	CNVMP Section 10.2
Workers or delivery trucks will not congregate at or outside the site before 7:00 am. This is an important factor in managing noise from the site.		Ongoing	
Assign the task of managing noise emissions to a person that is likely to be present on-site most of the time that activity is occurring (usually the Project Manager).		Prior to commencing construction and ongoing	

4.3 Vibration

Vibration during the construction of the Yards will be managed in accordance with the CNVMP (Acoustics Works 2021), attached as **Appendix C**. The key vibration requirements are listed in Condition B50 of SSD 9522 Mod 3 Consolidated Consent which states:

Vibration caused by construction at any residence or structure outside the site must be limited to:

- for structural damage, the latest version of DIN 4150-3 (1992-02) Structural vibration - Effects of vibration on structures (German Institute for Standardisation, 1999); and*
- for human exposure, the acceptable vibration values set out in the Environmental Noise Management Assessing Vibration: a technical guideline (DEC, 2006) (as may be updated or replaced from time to time).*

Based on the relevant codes and standards, the applicable vibration limits are listed in **Table 9**.

Table 9 Construction Vibration Criteria

Type	Measure	Location	Assessment Period	Preferred Values		Maximum Values	
				Z-Axis	X- and Y-Axes	Z-Axis	X- and Y-Axes
Continuous	RMS acceleration	Residences	Day time	0.01 m/s ²	0.0071 m/s ²	0.02 m/s ²	0.014 m/s ²
Impulsive	RMS acceleration	Residences	Day time	0.3 m/s ²	0.21 m/s ²	0.6 m/s ²	0.42 m/s ²
Intermittent	Vibration dose value	Residences	Day time	0.20 m/s ^{1.75}	0.20 m/s ^{1.75}	0.40 m/s ^{1.75}	0.40 m/s ^{1.75}

Type	Measure	Location	Assessment Period	Preferred Values		Maximum Values	
				Z-Axis	X- and Y-Axes	Z-Axis	X- and Y-Axes
All	Peak particle velocity	Residences	Day time	10 mm/s	-	10 mm/s	-
Continuous	RMS acceleration	Schools	Day time	0.02 m/s ²	0.014 m/s ²	0.04 m/s ²	0.028 m/s ²
Impulsive	RMS acceleration	Schools	Day time	0.64 m/s ²	0.46 m/s ²	1.28 m/s ²	0.92 m/s ²
Intermittent	Vibration dose value	Schools	Day time	0.40 m/s ^{1.75}	0.80 m/s ^{1.75}	0.40 m/s ^{1.75}	0.80 m/s ²
All	Peak particle velocity	Schools	Day time	10 mm/s	-	10 mm/s	-
All	Peak particle velocity	Warragamba Pipeline	Day time	3 mm/s	-	5 mm/s	-

The environmental management controls in **Table 10** will be implemented to minimise the potential for adverse vibration impacts from the construction of the Yards.

Table 10 Environmental Management Controls for Vibration

Measure	Person Responsible	Timing / Frequency	Reference / Notes
<p>Vibration caused by construction at any residence or structure outside the site will be limited to:</p> <p>a) for structural damage, the latest version of <i>DIN 4150-3 (1992-02) Structural vibration - Effects of vibration on structures</i> (German Institute for Standardisation, 1999); and</p> <p>b) for human exposure, the acceptable vibration values set out in the <i>Environmental Noise Management Assessing Vibration: a technical guideline</i> (DEC, 2006) (as may be updated or replaced from time to time).</p>	Construction Contractor	Ongoing	SSD 9522 Condition B50

4.4 Air Quality

In accordance with Condition B44 of SSD 9522 Mod 3 Consolidated Consent, a Construction Air Quality Management Plan (CAQMP) has been prepared by Northstar Air Quality (2021) and is attached as **Appendix D**.

The CAQMP will be implemented during the construction of the Yards to ensure that acceptable levels of amenity are maintained for surrounding residents and the relevant ambient air quality criteria are complied with for particulate matter at surrounding receptor locations.

The environmental controls in **Table 11** will be implemented to minimise the potential for adverse dust emissions and impacts during the construction.

Table 11 Environmental Management Controls for Air Quality

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
All reasonable steps will be undertaken to minimise dust.	Construction Contractor	Ongoing	SSD 9522 Condition B43
Watercarts and handheld water sprays will be used on site to control dust, especially on exposed surfaces and stockpiles.		As required	CAQMP Section 6.3
Speed limits will be enforced for vehicles on-site.		Ongoing	
Progressive stripping of site will occur ahead of workforce to limit the amount of exposed surface.			
Dust suppressant/hydromulching will be applied to areas where final level achieved.			
Sediment and erosion controls will be installed and maintained as per civil design.			
Street sweeping will occur, where required.			
Truck wash will be installed at exit.		As required	
The name and contact details of the person(s) accountable for air quality and dust issues on the site boundary will be displayed.		Prior to commencing construction	
The head or regional office contact information will be displayed.		Prior to commencing construction and ongoing	
Site layout will be planned so that machinery and dust causing activities are located away from receptors, as far as is possible.			
There will be no site runoff of water or mud after treatment and cleaning.			
Site fencing, barriers and scaffolding will be kept clean using wet methods.		Ongoing	
Stockpiles will be covered, seeded or fenced to prevent wind erosion.			
All on-road vehicles will comply with relevant vehicle emission standards, where applicable	Construction Contractor	Ongoing	CAQMP Section 6.3
All vehicles will switch off engines when stationary i.e. no idling vehicles.			
The use of diesel or petrol-powered generators will be avoided and mains electricity or battery powered equipment used, where practicable.			

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
A maximum-speed-limit of 25 km/h on surfaced and 15 km/h on unsurfaced haul roads and work areas will be imposed and signposted (if long haul routes are required these speeds may be increased with suitable additional control measures provided, subject to the approval of the nominated undertaker and with the agreement of the local authority, where appropriate).			
Only use cutting, grinding or sawing equipment fitted or in conjunction with suitable dust suppression techniques such as water sprays or local extraction will be undertaken e.g. suitable local exhaust ventilation systems.			
An adequate water supply will be provided on the site for effective dust/particulate matter suppression/mitigation, using non-potable water, where possible and appropriate.			
Enclosed chutes and conveyors and covered skips will be used.			
Drop heights from conveyors, loading shovels, hoppers and other loading or handling equipment and use fine water sprays on such equipment will be minimised, wherever appropriate.			
Equipment will be readily available on site to clean any dry spillages, and clean up spillages as soon as reasonably practicable after the event using wet cleaning methods.			
Inside buildings will be soft stripped before demolition (retaining walls and windows in the rest of the building where possible, to provide a screen against dust).			
Effective water suppression will be used during demolition operations. Hand held sprays are more effective than hoses attached to equipment as the water can be directed to where it is needed. In addition, high volume water suppression systems, manually controlled, can produce fine water droplets that effectively bring the dust particles to the ground.			
Sand and other aggregates will be stored in banded areas and are not allowed to dry out, unless this is required for a particular process, in which case ensure that appropriate additional control measures are in place.	Construction Contractor	Ongoing	CAQMP Section 6.3
All vehicles entering and leaving the site will have their loads covered.			
All plant and equipment will be regularly inspected to ensure that it is maintained in accordance with manufacturers specifications.			
The operation of all plant and equipment will be inspected to ensure that it is being operated in a proper and efficient manner.			

4.5 Traffic

Construction traffic will be managed in accordance with the Construction Traffic Management Plan (CTMP) (Ason Group, 2022) prepared to fulfil Condition B1 of SSD 9522 Mod 3 Consolidated Consent and is attached as **Appendix E**.

The CTMP seeks to minimise traffic impacts on the surrounding road network, ensure safety and efficiency for workers, pedestrians and other road users, and provide information regarding the construction vehicle access routes and any changed road conditions.

Construction-related traffic will be made up of both heavy and light vehicle movements. The maximum construction peak hour traffic generation (combined light and heavy vehicles) are as follows:

- 60 vehicles/hr during site establishment (50 light and 10 heavy vehicle movements); and
- 140 vehicles/hr at subsequent stages (50 light and 90 heavy vehicle movements).

The environmental management controls in **Table 12** will be implemented to ensure road safety and network efficiency during construction.

Table 12 Environmental Management Controls for Traffic

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
Prior to the completion of Sequence 1A works, all construction traffic will only access the site in a left in and left out movement at an interim access point as prescribed in the CTMP.	Construction Contractor	Prior to the completion of Sequence 1A works	SSD 9522 Condition B3
The design plans required by Condition B4 will be approved by the Planning Secretary.	Construction Contractor / Frasers and Altis	Prior to the commencement of road construction	SSD 9522 Condition B4
The construction of the Sequence 1B upgrade to the Mamre Road and Bakers Lane intersection will be completed by 31 December 2025 to the satisfaction of TfNSW.		Prior to 31 December 2025	SSD 9522 Condition B11
The construction of the kerb and gutter on Mamre Road will be in accordance with TfNSW requirements.	Construction Contractor	As required	SSD 9522 Condition B14
Stockpiles associated with roadworks on Mamre Road will not interfere or impede WaterNSW drainage infrastructure.		Ongoing	SSD 9522 Condition B17
Sufficient parking facilities will be provided on-site, including for heavy vehicles and for site personnel, to ensure that traffic does not utilise public and residential streets or public parking facilities.	Construction Contractor / Frasers and Altis	Prior to commencing construction and ongoing	SSD 9522 Condition B19

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
Interim and final construction site access will be in accordance with Section 3.1 and 4.2 of the CTMP and Section 2.4 of the CEMP.	Construction Contractor / Employees	Ongoing	CTMP Section 3.1 and 4.2 CEMP Section 2.4
At no time will queueing occur on the public road network.	Construction Contractor / Employees	Ongoing	CTMP Section 4.3
All drivers will adhere to the Driver Code of Conduct outlined in Section 4.3.1 and Appendix A of the CTMP.			CTMP Section 4.3.1
No parking will occur on Mamre Road or Bakers Lane.			CTMP Section 4.3.2
All deliveries, materials handling, equipment, materials and waste will be kept within the construction site boundary at all times.			CTMP Section 4.3.3
Pedestrian management along the site boundary will be provided in accordance with relevant conditions of consent.	Construction Contractor / Frasers and Altis	As required	CTMP Section 4.3.5
Any signage and/or line marking required will be installed as per Council's <i>Engineering Construction Specification for Civil Works</i> document (October 2017).	Construction Contractor		CTMP Section 4.3.6
Any Traffic Control Plans (TCPs) will be prepared by an accredited person, in accordance with the <i>Traffic Control at Work Sites Manual</i> (RMS 2018e), <i>Austroads—Guide to Temporary Traffic Management</i> and AS 1742.3.	Construction Contractor / Frasers and Altis		CTMP Section 4.3.7
Site-specific versions of the standard TCP 195 and TP 93 will be implemented.	Construction Contractor		

4.6 Water and Soil Management

Costin Roe Consulting (2021) have prepared a CSMP (Costin Roe, 2022) incorporating Erosion and Sediment Control Plan which satisfies both Condition B23 and B26 of SSD 9522 Mod 3 Consolidated Consent.

While this document should be referred to for specifics, the environmental management controls are summarised in **Table 13**.

Table 13 Environmental Management Controls for Water and Soil

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
General			
Construction will comply with section 120 of the POEO Act, which prohibits the pollution of waters.	Construction Contractor	Ongoing	SSD 9522 Condition B25

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
The requirements listed in Section 3.4 of the CSMP will be implemented.	Construction Contractor / Frasers and Altis		SMP Section 3.4
The pre, during and post construction management measures listed in Section 4 of the SMP will be implemented.	Construction Contractor		SMP Section 4
Water			
All floor levels will be no lower than the 1% Annual Exceedance Probability (AEP) flood plus 500 mm of freeboard.	Construction Contractor	Ongoing	SSD 9522 Condition B32
Any structures below the 1% AEP plus 500 mm of freeboard will be constructed from flood compatible building components.		If required	SSD 9522 Condition B33
Stormwater will not be directed to or across the Warragamba Pipelines corridor, except at approved points of discharge.			SSD 9522 Condition B36
Appropriate boundary identification of the Warragamba Pipelines corridor will be installed and maintained during construction.	Construction Contractor / Frasers and Altis	Installed prior to commencing and maintained during construction	SSD 9522 Condition B39
A fence comprising 2.1 m chain mesh plus 3 strand barbed wire on top, for a total height of 2.4 m, will be installed along the entire length of the boundary with the Warragamba Pipelines corridor, unless otherwise agreed to in writing by WaterNSW.		Ongoing	SSD 9522 Condition B40
The Warragamba Pipelines corridor will not be accessed unless a written access consent has been obtained from WaterNSW.			SSD 9522 Condition B41
Water discharge will only occur in accordance with Section 3.6 and 7 of the CSMP.	Construction Contractor		SMP Section 3.6, 7
Sediment basins will be managed in accordance with Section 6 of the CSMP.	Construction Contractor	Ongoing	SMP Section 6
Erosion and Sediment Control			
Only VENM, ENM, or other material approved in writing by EPA is brought onto the site.	Construction Contractor	Ongoing	SSD 9522 Condition B21a
Accurate records of the volume and type of fill to be used will be maintained.			SSD 9522 Condition B21b
Suitable erosion and sediment control measures will be installed and maintained on-site, in accordance with the relevant requirements of the <i>Managing Urban Stormwater: Soils and Construction – Volume 1: Blue Book</i> (Landcom, 2004) guideline and the CSMP.			SSD 9522 Condition B22

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
The ESCP will be implemented to ensure stormwater flows do not increase in any downstream areas.		Prior to commencing bulk earthworks	SSD 9522 Condition B24
Land disturbance will be managed in accordance with Section 5.1 of the CSMP.		Ongoing	SMP Section 5.1
Site access will be managed in accordance with Section 5.2 of the CSMP.			SMP Section 5.2
Soil and stockpile management will be managed in accordance with Section 5.3 of the CSMP.			SMP Section 5.3
Building works will be managed in accordance with Section 5.4 of the CSMP.			SMP Section 5.4
Drainage control will be managed in accordance with Section 5.5 of the CSMP.			SMP Section 5.5
Erosion control will be managed in accordance with Section 5.6 of the CSMP.			SMP Section 5.6
Sediment control will be managed in accordance with Section 5.7 of the CSMP.			SMP Section 5.7
Site rehabilitation will be managed in accordance with Section 5.8 of the CSMP.			SMP Section 5.8

4.7 Waste

Construction waste will be managed in accordance with the Construction and Demolition Waste Management Plan (LG Consult 2021) (CDWMP) prepared to fulfil Condition B76 of Development Consent SSD 9522 Mod 3 Consolidated Consent.

A copy of the CDWMP is attached as **Appendix G**.

4.7.1 Demolition Waste

The estimated demolition waste quantities are summarised in **Table 14**

Table 14 Estimated Demolition Waste

Type of Waste Generated	Reuse	Recycling	Disposal	Method of On-Site Reuse, Contractor and Recycling Outlet and /or Waste Depot to be Used
	Estimate Volume (m3) or Weight (t)			
Excavated materials (topsoils)	175,000 m³	0 m³	0 m³	N/A
Timber	0 m³	0 m³	150 m³	Waste Management Centre
Concrete	0 m³	2,280 m³	0 m³	Recycling Management Centre

Type of Waste Generated	Reuse	Recycling	Disposal	Method of On-Site Reuse, Contractor and Recycling Outlet and /or Waste Depot to be Used
	Estimate Volume (m3) or Weight (t)			
Bricks / Pavers / Masonry	0 m³	1,000 m³	0 m³	Recycling Management Centre
Tiles	0 m³	0 m³	10 m³	Waste Management Centre
Metal (Fences, sheds)	0 m³	4,262 m³	0 m³	
Glass	0 m³	0 m³	0 m³	Waste Management Centre
Furniture	0 m³	0 m³	10 m³	Waste Management Centre
Fixtures and Fittings	0 m³	0 m³	10 m³	Waste Management Centre
Floor Coverings	0 m³	0 m³	10 m³	Waste Management Centre
Packaging (Used Pallets, Pallet Wrap)	0 m³	0 m³	0 m³	N/A
Garden Organics	0 m³	0 m³	0 m³	Waste Management Centre
Containers (Cans, Plastic, Glass)	0 m³	0 m³	0 m³	N/A
Paper / Cardboard	0 m³	0 m³	0 m³	N/A
Residual Waste	0 m³	0 m³	100 m³	Waste Management Centre
Hazardous / Special Waste	TBC	TBC	TBC	TBC
Other	0 m³	0 m³	0 m³	N/A
Total	175,000 m³	7,542 m³	290 m³	

4.7.2 Construction Waste

The estimated monthly construction waste quantities are summarised in **Table 15**.

Table 15 Estimated Monthly Construction Waste

Type of Waste Generated	Reuse	Recycling	Disposal	Method of On-Site Reuse, Contractor and Recycling Outlet and /or Waste Depot to be Used
	Estimate Volume (m3) or Weight (t)			
Excavated materials (Cut / Fill Soils)	64,300 m³	0 m³	0 m³	N/A (if disposal applies refer to Section 3.6 and 7.1 of CDWMP)
Green Waste	0 m³	<20 m³	0 m³	Recycling Outlet
Bricks / Pavers	0 m³	<40 m³ (offcuts)	0 m³	Recycling Outlet
Tiles	0 m³	<40 m³ (offcuts)	0 m³	Recycling Outlet
Concrete	0 m³	<100 m³	0 m³	Recycling Outlet
Plasterboard	0 m³	<20 m³	0 m³	Recycling Outlet
Asbestos	0 m³	0 m³	0 m³	N/A
Metal – Specify	0 m³	<200 m³ (steel offcuts)	0 m³	Recycling Outlet
Timber – Specify	0 m³	<200 m³	0 m³	Recycling Outlet

Type of Waste Generated	Reuse	Recycling	Disposal	Method of On-Site Reuse, Contractor and Recycling Outlet and /or Waste Depot to be Used
	Estimate Volume (m3) or Weight (t)			
General Waste	0 m ³	0 m ³	<80 m ³	Waste Management Centre
Plastic	0 m ³	<100 m ³	0 m ³	Recycling Outlet
Paper / Cardboard	0 m ³	<140 m ³	0 m ³	Recycling Outlet
Total	64,300 m ³	<860 m ³	<80 m ³	

Table 16 lists the environmental controls that will be implemented to minimise the potential for adverse impacts as a result of waste generated during the construction of the Yards.

Table 16 Environmental Management Controls for Waste

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
Waste will be secured and maintained within designated waste storage areas at all times and will not leave the site onto neighbouring public or private properties.	Construction Contractor	Ongoing	SSD 9522 Condition B79
All waste materials removed from the site will only be directed to a waste management facility or premises lawfully permitted to accept the materials.			SSD 9522 Condition B82
All liquid and non-liquid wastes to be taken off site will be assessed and classified in accordance with the latest version of the <i>Waste Classification Guidelines Part 1: Classifying Waste</i> (EPA 2014) and dispose of all wastes to a facility that may lawfully accept the waste.			SSD 9522 Condition B83
Waste generated outside the site will not be received for storage, treatment, processing, reprocessing, or disposal.	Construction Contractor	Ongoing	SSD 9522 Condition B84
A Waste Management Register will be maintained, and will include: <ul style="list-style-type: none"> Type of waste and its classification (according to the POEO Act and Waste Classification Guidelines); Quantities of waste, measured in tonnes; How and where the waste was reused, recycled, stockpiled or disposed of; Date when the waste was reused, recycled, stockpiled or disposed of; and Name and waste transport licence (if applicable) of the transporter used. 			Best Practice
No waste will be buried on site.			
Demolition and construction wastes will be appropriately sorted and segregated to ensure efficient recycling of wastes.			CDWMP Section 5.2
Construction materials will be selected taking into consideration their long lifespan and potential for reuse.			

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
Materials will be ordered to size, pre-cut and prefabricated.			CDWMP Section 5.3
Formwork will be reused, where possible.			
Packaging waste will be reduced on-site by returning packaging to suppliers, where possible, purchasing in bulk, requesting cardboard or metal drums rather than plastics, requesting metal straps rather than shrink wrap and using returnable packaging such as pallets and reels.			
On-site storage and source separation will be managed to ensure no cross contamination.			
All solid waste timber, concrete, tiles and rock that cannot be reused or recycled will be taken to an appropriate facility for treatment to recover further resources or for disposal to landfill in an approved manner.			
All asbestos, hazardous and/or intractable wastes will be disposed of in accordance with Safe Work Authority and EPA requirements.			
Portable, self-contained toilet and washroom facilities will be provided at the site and will be regularly emptied and serviced by a suitably qualified contractor.			
Provision for the collection of batteries, fluorescent tubes and other recyclable resources will be provided onsite to enable offsite recycling.			
Drink container recycling will be provided onsite or these items sorted offsite for recycling at an appropriately licensed facility.	Construction Contractor	Ongoing	CDWMP Section 5.3
All garbage will be disposed of via a council approved system.			CDWMP Section 5.5
Opportunities for materials exportation and reuse with other local construction operations will be investigated.			CDWMP Section 6.1
Waste storage locations will be selected and managed in accordance with Section 5.5 of the CDWMP.			CDWMP Section 6.2
Waste will be classified in accordance with Section 6.1 of the CDWMP.			
Waste will be transported in accordance with Section 6.2 of the CDWMP.			

4.8 Biodiversity

As required by Condition B68 of SSD 9522 Mod 3 Consolidated Consent, a Biodiversity Management Plan (BMP) (Ecoplanning, 2022) was prepared for the construction of the Yards and is attached as **Appendix H**.

The BMP has been prepared to manage impacts to biodiversity values during earthworks, clearing and dam decommissioning.

Table 17 outlines the mitigation measures to be implemented during construction to management the impacts to biodiversity.

Table 17 Environmental Management Controls for Biodiversity

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
Suitable measures will be implemented to manage pests, vermin and declared noxious weeds on the Site.	Construction Contractor	Ongoing	SSD 9522 Condition B78
The Site will be inspected to ensure that these measures are working effectively, and that pests, vermin or noxious weeds are not present on Site in sufficient numbers to pose an environmental hazard, or cause the loss of amenity in the surrounding area.	Construction Contractor / ER	During ER inspections	
Pre-Construction			
Engage an ecologist for the implementation of the BMP.	Construction Contractor	Prior to commencing construction	BMP Section 5 Appendix B Weed Treatment Methods
Install protective fencing that clearly identifies no-go-zones around vegetation and trees to be retained at a distance of 5 m from the dripline (outer edge of canopy).			
No stockpiling of materials or vehicle or pedestrian access will be allowed within the protective fencing. Install erosion and sediment control devices.			
An arborist will be engaged to inspect the safety of trees to be retained.	Construction Contractor / Frasers and Altis		
Farm dam dewatering will occur in two stages: Stage 1: Reduce capacity by two thirds Stage 2: Reduce capacity by the final third while an ecologist is present to capture/release/humanely dispose of fish (including eels), reptiles and crustaceans. Ecologist will provide clearance for activities to proceed after each dam dewatering.			
Priority weeds will be controlled in accordance with the BMP, New South Wales Weed Control handbook (Department of Primary Industries 2018) and NSW Weed Wise website (DPI 2020).			
During Construction			
Work will not be undertaken inside protective fencing.	Construction Contractor	Ongoing	BMP Section 5
The Construction Contractor will not stockpile materials or access the area inside the protective fencing with vehicles or on foot.			

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes	
<p>If trees are felled during spring the following actions will be undertaken:</p> <p>The ecologist will inspect the tree prior to felling and make recommendations that ensure no bird nests are harmed during the process.</p> <p>Felling will be supervised by a fauna specialist appropriately licensed under the <i>NSW National Parks and Wildlife Act 1974</i>, for the purpose of rescuing displaced fauna.</p> <p>The fauna specialist will be suitably attired with protective clothing and have suitable equipment to undertake the work. A “green card” from an Occupational Health and Safety Induction Training Course for Construction Work will also be held by the fauna specialist, who may also need to be suitably vaccinated (especially if there is potential for handling bats).</p> <p>An appropriately skilled local wildlife carer shall be engaged and notified at least 24 hours prior to the tree felling, that animals may be captured and that these animals may need care.</p>		Prior to any tree felling		
<p>Cleared vegetation and large woody debris that is weed-free will be reused on-site if required for erosion control measures and habitat.</p>	Construction Contractor	During any tree felling	BMP Section 5	
<p>If any threatened fauna species is encountered during pre-clearing surveys the following protocol will be followed:</p> <ul style="list-style-type: none">- Work will be stopped- The Developer/site manager will be notified- Ecologist will assess the significance of the likely impact of clearing on the individual or individuals encountered- Ecologist will notify the EES and Council- If the impact on the fauna is not likely to be significant then work will commence,- If the impact is considered to be significant then work will not commence until advice has been obtained and following from EES regarding any necessary approvals.				
<p>An appropriately skilled local wildlife carer will be engaged and notified at least 24 hours prior to the tree felling, that animals may be captured and that these animals may need care.</p>				At least 24 hours prior to any tree felling
<p>Species typical of Shale Plains Woodland and Alluvial Woodland will be used in landscaping works.</p>				As required
<p>All clearing works will be supervised by an ecologist, who will submit clearing report to Council.</p>				
<p>Control of priority weeds will be undertaken, if required.</p>				
After Construction				
<p>Protective fencing will be removed once construction has been completed.</p>				

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
Maintenance continued in accordance with Section 3.7 of the BMP. Vegetation maintained in accordance with the Performance criteria outlined in accordance with Section 4.1 of the BMP.	Construction Contractor / Frasers and Altis	Following completion of construction	BMP Section 5
Control of priority weeds will be undertaken, if required.			
Revegetation carried out in accordance with Section 3.4 of the BMP Revegetation achieves performance criteria outlined in Section 4.1 of the BMP.			

4.9 Landscaping and Visual Amenity

Prior to commencement of landscaping construction activities, the proponent will prepare a detailed Landscape Plan, based upon the Landscape Plan prepared by Habit8 (2019) in consultation with Penrith City Council.

Table 18 outlines the mitigation measures to be implemented during construction to management the impacts to landscaping and visual amenity.

Table 18 Environmental Management Controls for Landscaping and Visual Amenity

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
Lighting will comply with the latest version of AS 4282.	Construction Contractor	Prior to commencing construction and ongoing	SSD 9522 Condition B89
Lighting will be mounted, screened and directed in such a manner that it does not create a nuisance to surrounding properties or the public road network.			
All signage and fencing will be erected in accordance with the plans in the RTS.			SSD 9522 Condition B90

4.10 Heritage

As required by Condition B59 of SSD 9522 Mod 3 Consolidated Consent, a Cultural Heritage Management Plan (CHMP) has been prepared by Biosis (2021) and is attached as **Appendix I**.

If unanticipated archaeological items are uncovered at any time throughout the construction of the Yards, Strategy 1 – 14 outlined in Section 5.1.1 to 5.1.14 of the CHMP will be implemented.

In addition to the above, the mitigation measures outlined in **Table 19** will be implemented during the construction of the Yards.

Table 19 Environmental Management Controls for Heritage

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
Aboriginal Site Impact Recording Forms for MSP-01, MSP-02 and MSP-03 will be submitted for inclusion on the Aboriginal Heritage Information Management System database.	Frasers and Altis	Prior to commencing any clearing, disturbance or construction	SSD 9522 Condition B56
Aboriginal Heritage Information Management System site cards will be prepared for MSP-05, MSP-06, MSP-07, MSP-08, MSP-09, MSP-10 and MSP-11 and submitted for registration in the Aboriginal Heritage Information Management System database.			SSD 9522 Condition B57
Should any Aboriginal objects be salvaged, an Aboriginal Site Impact Recording Form will be completed and submitted for inclusion on the Aboriginal Heritage Information Management System database.			SSD 9522 Condition B58
If any item or object of Aboriginal heritage significance is identified on Site the unexpected finds protocol will be implemented in accordance with Condition B62.	Construction Contractor / Frasers and Altis	As required	SSD 9522 Condition B62
Work in the immediate vicinity of the Aboriginal item or object will only recommence in accordance with the provisions of Part 6 of the <i>National Parks and Wildlife Act 1974</i> (NSW).			SSD 9522 Condition B63
If any archaeological relics are uncovered during the course of the work, then all works will cease immediately in that area. Unexpected finds will be evaluated and recorded in accordance with the requirements of Heritage NSW, Department of Premier and Cabinet.			SSD 9522 Condition B64

4.11 Hazardous Goods and Contamination

As required by Condition B85 of SSD 9522 Mod 3 Consolidated Consent, an Unexpected Contamination Procedure (UCP) has been prepared by JBS&G (2021) and is attached as **Appendix J**.

The environmental controls that will be implemented to minimise the potential for environmental incidents relating to the hazardous goods and contamination are presented in **Table 20**

Table 20 Environmental Management Controls for Dangerous Goods

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
The quantities of dangerous goods stored and handled will be below the threshold quantities listed in the Department of <i>Planning’s Hazardous and Offensive Development Application Guidelines – Applying SEPP 33</i> at all times.	Construction Contractor	Ongoing	SSD 9522 Condition B74
Chemicals, fuels and oils will be stored in bunded areas in accordance with relevant Australian Standards and/or the <i>Storing and Handling of Liquids: Environmental Protection – Participants Manual</i> (Department of Environment and Climate Change 2007).			SSD 9522 Condition B75
The Contractor’s Project Manager and the ER will be notified of any suspected or potential contamination exposed during construction activities, and cease all work activities within the vicinity of actual or suspected contaminated land.		Immediately	Best practice
Adequate quantities of suitable material will be kept on site to counteract spillage readily available i.e. Emergency spill kits.		Prior to commencing construction and ongoing	
Emergency spill kits will be kept on site at all points of transfer for fuels and hydrocarbons, and at all other locations deemed necessary.		Ongoing	
Safety Data Sheets (SDS) will be kept in the Site office and/or safety system for any potentially hazardous goods stored and/or used on site.			
The actions specified on the respective SDS will be implemented in the event of a minor chemical or fuel spill.			
Appropriate signage and spill kits will be maintained at key locations according to the construction schedule.			
All employees and contractors required to used potentially dangerous goods will be appropriate trained in the proper storage, use and handling.			
Any liquid wastes or dangerous goods wastes generated by the construction activities (e.g. due to damage or leakage of containment) will be disposed of by a suitably qualified contractor to an appropriately licensed disposal facility.			

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
All unexpected finds identified on site will be documented in an unexpected finds register by an appropriately qualified and experienced environmental consultant. A copy will be made available onsite to allow initial documentation of any unexpected finds and to provide a record of successfully managed unexpected finds.	Construction Contractor / Environmental Consultant	As required	UCP Section 2.2
The sampling strategy for the characterisation and validation of each 'unexpected find' will be designed by a suitably qualified environmental consultant dependent upon the nature and extent of the unexpected find, in accordance with guidelines made or endorsed by EPA.			UCP Section 2.3
The appropriate assessment and management of unexpected finds will be undertaken in accordance with Section 2.4 of the UCP.			UCP Section 2.4

4.12 Fire Safety and Emergency

As part of the development application for the Yards, Conacher Consulting prepared a Bushfire Assessment Report (2019) to outline the bushfire protection measures required for the development. This can be accessed at the link below:

<https://majorprojects.planningportal.nsw.gov.au/prweb/PRRestService/mp/01/getContent?AttachRef=SSD-9522%2120190529T051329.815%20GMT>

The environmental controls that will be implemented to minimise the potential for environmental incidents relating to fire are presented in **Table 21**.

Table 21 Environmental Management Controls for Fire Safety and Emergency

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
The construction will comply with the relevant provisions of <i>Planning for Bushfire Protection</i> (2019).	Construction Contractor	Ongoing	SSD 9522 Condition 70
The Yards will be constructed in accordance with the Bushfire Assessment Report (Conacher Consulting 2020).			
The Yards will comply with the requirements of AS 2419.1 - 2005 <i>Fire Hydrant Installations</i> for fire-fighting water supply.			
In the event of emergency, the contact details in Table 5 will be contacted.		In the event of an emergency	Section 3.5.3
Cutting, welding, grinding or other activities likely to generate fires will not be undertaken in the open on days when a total fire ban is proclaimed, unless an exemption is granted by the relevant Fire Service.		Ongoing	Best practice

Environmental Management Control	Person Responsible	Timing / Frequency	Reference / Notes
When there is a risk of fire being caused by work such as welding, thermal or oxygen cutting, heating or other fire producing or spark producing operations or when burning off is proposed, training will be provided to all personnel in fire prevention, fire safety and basic firefighting skills.			
Appropriate firefighting equipment will be provided as required for the safety of persons and property.		Prior to commencing construction and ongoing	
Emergency vehicle access to and from the Site will be available at all times during construction.		Ongoing	
Fire extinguishers will be located at work locations where hot work is being undertaken or flammable gases are stored.			
Construction plant will be fitted with fire extinguishers, as required/appropriate.			
Waste material will not be burnt on site and no fires of any kind will be lit on site.			

4.13 Community

In accordance with Condition C3(j) of SSD 9522 Mod 3 Consolidated Consent, a CCS has been prepared by SLR (2021) and is attached as **Appendix K**.

The CCS identifies relevant stakeholders, key issues, communication methods and the details of how the Proponent and their contractors will engage with relevant stakeholders and the community. Any CEMP prepared for works that are part of a Future Development Application will be prepared in consultation with the relevant Government agencies, infrastructure and utility provider, including but not limited to, TransGrid, Endeavour Energy, Water NSW and TfNSW, where relevant for each stage. The CCS also discusses community consultation and complaints handling (see Section 3.6).

The community management controls in **Table 22** will be implemented during the construction of The Yards.

Table 22 Environmental Management Controls for the Community

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
Sensitive receptors will be consulted prior to actions likely to generate noise, vibration, air quality or traffic impacts.	Communications and Community Liaison Representative	No less than 24 hours prior	CCS Section 4.3 & 4.4
Should any works be likely to generate impacts beyond those identified within the approval's documentation, consultation will be undertaken with the applicable managing agency.		As required	

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
A Communications and Community Liaison Representative will be appointed as a single point of contact responsible for receiving and disseminating information requests and complaints, along with addressing any interface issues		Prior to commencing construction and ongoing	CCS Section 3
A Consultation Register will be maintained and record community and stakeholder interactions, along with associated remedial actions as required.	Communications and Community Liaison Representative	Ongoing	CCS Section 4.5.1
Individual Community Meetings will be held with stakeholders as required to discuss a specific item.	Communications and Community Liaison Representative	As required	CCS Section 4.3
Notification Letterbox Drop will be provided to specific receivers identified as being potentially affected by construction. This could be undertaken in tandem with door knocking.		As required in accordance with Table 5 of the CCS	
Site Signage will display project information details including the CCLR phone number and web page, along with relevant project and safety information.			
A 24 hour Project Information and Complaints Number directed to the CCLR will be available for reporting project feedback.	Communications and Community Liaison Representative	Prior to commencing construction and ongoing	CCS Section 4.3
Staff and Visitor Induction and Training will be undertaken in accordance with Section 3.4 of this CEMP.	The Contractor		
Text Message and Email Alerts will provide important information at short notice to potentially affected receivers. Text message details to be recorded in the consultation register.	Communications and Community Liaison Representative	As required	
A dedicated web page will be established to provide project updates, along with environmental performance results.		Prior to commencing construction and ongoing	
Notification requirements will be undertaken in accordance with Table 5 of the CCS.		Ongoing	CCS Sections 4.4

5 Monitoring and Reporting

5.1 Environmental Monitoring and Inspections

Table 23 summarises the monitoring requirements for the construction of the Yards as set out in SSD 9522 Mod 3 Consolidated Consent and relevant management plans.

Table 23 Monitoring and Inspection Requirements

Monitoring / Inspection Requirement	Person Responsible	Timing / Frequency	References / Notes
General			
Inspection and maintenance of all plant and equipment items to ensure optimal operating condition.	Contractor’s Project Manager	As specified by the manufacturer / supplier	Best practice
The ER will regularly monitor the implementation of the CEMP, and any other documents identified by the Planning Secretary, to ensure implementation is being carried out in accordance with the CEMP and SSD 9522.	ER	Ongoing	SSD 9522 Condition A40
All monitoring will be undertaken in accordance with Division 9.4 of Part 9 of the EP&A Act.	ER / Contractor’s Project Manager		SSD 9522 Condition C16
General environmental site inspection to ensure all relevant environmental controls listed in this CEMP are in place and any required maintenance and/or remediation works are identified and undertaken.	Contractor’s Project Manager	Weekly	Best practice
Noise and Vibration			
Vibration monitoring will be undertaken at the Warragamba Pipeline in accordance with the CNVMP.	Construction Contractor	As required	CNVMP Section 10.3
Noise and vibration monitoring will be undertaken in accordance with the CNVMP.			CNVMP Section 12
Air Quality			
Monitoring will be conducted using dust deposition gauges (DDG) constructed in accordance with AS 3580.1.10:201 and placed at four locations on the boundary of the site. Dust samples will be collected each 30±2 and assessed in a NATA accredited laboratory who will issue a monthly analysis report to the ER.	ER / Contractor’s Project Manager	Monthly	CAQMP Section 6.2

Monitoring / Inspection Requirement	Person Responsible	Timing / Frequency	References / Notes
On-site and off-site inspections will be undertaken where receptors (including roads) are nearby, to monitor dust, record inspection results. This should include regular dust soiling checks of surfaces such as street furniture, cars and windowsills within 100m of site boundary.	Construction Contractor	Daily	CAQMP Section 6.2
The frequency of site inspections will be increased when activities with a high potential to produce dust are being carried out and during prolonged dry or windy conditions.		As required	
Traffic			
Deliveries volumes will be monitored against the volumes outlined within report.	Construction Contractor / Frasers and Altis	Ongoing	CTMP Section 6.1
All loads entering and leaving site will be covered. This will be monitored.			
Waste			
Visual assessments of bins and bin storage areas will be conducted by the Environmental Representative, during or after segregation and sorting of wastes into separate streams	Environmental Representative	Ongoing	CDWMP Section 5.6
Soil and Water			
All water discharge monitoring will be in accordance with Section 3.6 and 8.2 of the SMP.	Construction Contractor	Ongoing	SMP Section 3.6 and 8.2
Site inspection and monitoring will be in accordance with Section 8.3 of the SMP.			SMP Section 8.3
Biodiversity			
Bush regeneration monitoring will be undertaken in accordance with Section 4 of the BMP.	Construction Contractor / Frasers and Altis	Ongoing	BMP Section 4
An arborist will be engaged to inspect the safety of trees to be retained.		Prior to commencing construction	BMP Section 5
Hazardous Goods and Contamination			

Monitoring / Inspection Requirement	Person Responsible	Timing / Frequency	References / Notes
Should asbestos been found on site, asbestos air monitoring is required during all asbestos related works and may be recommended for non-friable asbestos management particularly when close to public areas. Air monitoring for friable asbestos management will require supervision by a Licensed Asbestos Assessor (LAA).	Construction Contractor / Frasers and Altis / LAA	As required	UCP Section 2.4.2
Community			
<p>The following will be monitored:</p> <ul style="list-style-type: none"> Total number of complaints Number of complaints relating to lack of consultation / misinformation / confusion Number of enquiries relating to information previously disseminated Number of complaints / enquiries within defined categories based on theme or subject Response timeframes 	Communications and Community Liaison Representative	Monthly	CCS Section 5.1

5.2 Reporting

Table 24 summarises the reporting requirements for the construction of the Yards as set out in SSD 9522 and relevant management plans.

Table 24 Reporting Requirements

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
General Environmental Performance			
The ER will prepare and submit an Environmental Representative Monthly Report.	ER	To be submitted within 7 days following the end of each month	SSD 9522 Condition A40
Compliance Reports of the Development will be carried out in accordance with the <i>Compliance Reporting Post Approval Requirements</i> (DPE 2020).	Frasers and Altis / ER	As set out in the DPIE guidelines	SSD 9522 Condition C14

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
Each Compliance Report will be made publicly available.		No later than 60 days after submitting it to the DPIE and notify the DPIE in writing at least 7 days before this is done.	SSD 9522 Condition C15
Regular reporting on environmental performance will be uploaded on the dedicated website as per the reporting arrangements in any plans or programs approved under the conditions of SSD 9522.	Fraser's and Altis	48 hours prior to commencing construction and ongoing	SSD 9522 Condition C17
The Construction Contractor will report environmental performance during regular management meetings and/or 'toolbox talks'. Items to be discussed include: <ul style="list-style-type: none">Results of any monitoring activities undertaken;Any environmental incidents that have occurred during the previous period, including the management / corrective actions taken;Any complaints that have been received during the previous period, including any management / corrective actions taken.	Construction Contractor / Fraser's and Altis	Weekly	Section 3.4
A copy of all environmental records will be maintained, including: <ul style="list-style-type: none">Site environmental inspection reportsEnvironmental monitoring dataInternal and external audit reportsReports of environmental incidents, environmental, associated actions taken, and follow-up actionsMinutes of management review meetingsInduction and training records		For at least 5 years after completion	Best practice
Incident / Non-Compliance Reporting			
All incidents that affect or could affect the Warragamba Pipelines corridor will be reported to WaterNSW on the 24-hour Incident Notification Number 1800 061 069.	Construction Contractor / Fraser and Altis	As required	SSD 9522 Condition B42
A written incident notification will be submitted to DPIE at Major Projects website and include the requirements outlined in Appendix 4 of SSD 9522.		Within 7 days after becoming aware of the incident	SSD 9522 Condition C10 and Appendix 4
A detailed incident report will be provided to the Planning Secretary and include the requirements outlined in Appendix 4 of SSD 9522.		Within 30 days of the incident occurring	

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
The DPIE will be notified of any non-compliance to the Major Projects website.		Within 7 days after becoming aware of the non-compliance	SSD 9522 Condition C111
A register of all complaints and non-compliances will be kept.		For at least 5 years after completion	Best practice
Soil and Water			
The ER will make a written statement to the Planning Secretary confirming the erosion and sediment controls are implemented and operational.	ER	Prior to commencing bulk earthworks	SSD 9522 Condition B24
Biodiversity			
Any unexpected finds for any encountered threatened species will be notified to the EES Group and Council.	Construction Contractor / Frasers and Altis	As required	SSD 9522 Condition B24

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
<p>A monthly monitoring report will be provided to Penrith Council by the last day of every month, which will shortly be followed by an inspection of the subject site with relevant Council staff and the contractor(s) implementing the BMP. The aim of the inspection will be to ensure that reporting is consistent with the on-ground implementation of the BMP and to revise the costings accordingly. An example report is detailed in Table 4.2, the report will include:</p> <ul style="list-style-type: none"> • Works carried out, including weed species targeted and their location; • An approximation of the time spent on each task; • Any observations, such as the occurrence of new weed species; • Results from photo monitoring points; • Rates of regeneration and herbivory of native species; • A description of any problems encountered and how they were overcome; • A summary of how the site-specific objectives have been met (or not); • Herbicide and other chemicals used, including quantity, dilution rate and other relevant information; • Weed control mechanisms used during the period; • Climatic conditions which may have influenced weed germination and growth; • Performance criteria and success; and • If required, maps of weed distribution and density. 	Construction Contractor / Frasers and Altis	Monthly	BMP Section 4.2
Heritage			
Records of the identified heritage items on the AHIMS standard documentation records must be kept by the archaeologist, site personnel, contractors, and the Frasers Property Industrial Project Manager.	Construction Contractor / Archaeologist / Frasers and Altis	As required	CHMP Section 6.2
Hazardous Goods and Contamination			
Any material identified as contaminated will be disposed off site, with the disposal location and results of testing submitted to the Planning Secretary, prior to its removal from the site.	Construction Contractor / Frasers and Altis	As required	SSD 9522 Condition B68

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
Clearance / validation letter reports will be prepared at the completion of the management of each unexpected find. The clearance / validation letter will be prepared in accordance with relevant EPA published or endorsed guidelines.		At the completion of any unexpected finds	UCP Section 2.5.2
Community			
The monthly community consultation summary will be made publicly available on the project web page and shall include: <ul style="list-style-type: none"> A summary of community consultation activities undertaken within the preceding month A summary of all enquiries and complaints received within the preceding month, including details of response and/or remediation activities 	Communications and Community Liaison Representative	Monthly	CCS Section 5.2

5.3 Audits

Table 25 summarises the Audit requirements for the construction of the Yards as set out in SSD 9522 and relevant management plans.

Table 25 Audit Requirements

Reporting Requirement	Person Responsible	Timing / Frequency	References / Notes
The Planning Secretary may at any time commission an audit of an ER's exercise of its functions under Condition A42.	ER	As required	SSD 9522 Condition A42
All audits will be undertaken in accordance with Division 9.4 of Part 9 of the EP&A Act.	ER / Construction Contractor	Ongoing	SSD 9522 Condition C16

5.4 Contingency Management Plan

Table 26 lists the actions to be implemented if inspections, monitoring and/or auditing indicate that the mitigation measures listed in **Section 4** and the specialist management plans are not effective in managing environmental impacts.

All Condition Red occurrences will be recorded in the ER Monthly Report and discussed during the toolbox talks.

Table 26 Contingency Plan

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Noise and Vibration				
Noise impacts at sensitive receiver locations	Trigger	Noise levels do not exceed applicable NMLs.	Noise levels exceed applicable NMLs.	Noise levels exceed Highly Noise Affected criteria.
	Response	Ongoing best practice management measures to minimise noise emissions.	Undertake all feasible and reasonable mitigation and management measures to minimise noise impacts.	Undertake all feasible and reasonable mitigation and management measures to ensure noise levels are below Highly Noise Affected criteria. If noise levels cannot be kept below applicable limits then a different construction method or equipment will be utilised.
Vibration impacts at sensitive receiver locations	Trigger	Vibration intensive works undertaken outside minimum working distance for the specific equipment in use.	Vibration intensive works undertaken within minimum working distance for the specific equipment in use.	Vibration levels exceed applicable vibration limits.
	Response	Ongoing best practice management measures to minimise vibration emissions.	Undertake vibration monitoring for the duration of the works to confirm vibration levels.	Stop work. Undertake all feasible and reasonable mitigation and management measures to ensure vibration levels are below applicable limits. If vibration levels cannot be kept below applicable limits then a different construction method or equipment will be utilised.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Air Quality				
Results of DDG monitoring program (CAQMP)	Trigger	Monthly review of results shows no incidence of exceedance	Monthly review of results shows a single incidence of exceedance	Monthly review of results shows more than one incidence of exceedance
	Response	Continue monitoring program as normal	Review and investigate construction activities likely to have resulted in the emission control measures	Review and investigate construction activities likely to have resulted in the emission control measures.
Visible dust leaving the site (CAQMP)	Trigger	Daily inspections show that there is no visible dust leaving the site.	Daily inspections show that there is visible dust leaving the site.	Daily inspections show that there is visible dust leaving the site multiple times during a day OR from multiple locations within the site.
	Response	Continue monitoring program as normal.	Immediately review and investigate construction activities and respective control measures, where appropriate. Implement additional remedial measures, such as: <ul style="list-style-type: none"> Deployment of additional water sprays, water trucks etc. 	Immediately undertake an investigation of the dust generating activities, and if necessary, temporarily halt the dust generating activities.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Complaints received regarding nuisance dust	Trigger	There are no complaints received during the construction	An air-quality related complaint is received from a nearby resident	Further complaints are received from the same complainant after the additional mitigation measures have been implemented.
	Response	Continue monitoring program as normal.	<ul style="list-style-type: none"> Report the complaint to the regulator, in line with complaints handling procedure. Review and investigate construction activities and increase dust suppression measures (additional watering, covering stockpiles etc.), where appropriate. 	Review available air quality monitoring data and activities being performed over the relevant period to investigate the likelihood of onsite activities contributing

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
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Traffic				
Construction movements (CTMP)	Trigger	Construction traffic volume is in accordance with permissible and programmed volume and time constraints.	Construction traffic volumes exceeds programmed volume but is within permissible volume constraints.	Construction traffic volumes exceeds permissible volume and time constraints.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
	Response	No response required. Continue monitoring program.	<p>Review and investigate construction activities, and where appropriate, implement additional remediation measures such as:</p> <ul style="list-style-type: none"> • Temporary halting of activities and resuming when conditions have improved • Review CTMP and update where necessary • Provide additional training 	<p>Review and investigate construction activities. If it is concluded that construction activities were directly responsible for the exceedance, submit an incident report to government agencies. Where appropriate, implement additional remediation measures such as:</p> <ul style="list-style-type: none"> • Temporary halting of activities and resuming when conditions have improved • Stop all transportation into and out of the site • Review CTMP and update where necessary • Provide additional training
Construction movements (CTMP)	Trigger	Construction traffic does not utilise site accesses other than the proposed (Left in / left out).	Construction traffic utilise site accesses other than the proposed.	Construction traffic utilises the proposed site accesses but with right in or right out movement.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
	Response	No response required. Continue monitoring program.	<p>Review and investigate construction activities, and where appropriate, implement additional remediation measures such as:</p> <ul style="list-style-type: none"> Review vehicles arriving to site and remind them of the strict access conditions Provide additional training (including toolbox talks and further notification of Driver Code of Conduct). 	<p>Review and investigate construction activities. If it is concluded that construction activities were directly responsible for the exceedance, submit an incident report to government agencies.</p> <p>Where appropriate, implement additional remediation measures such as:</p> <ul style="list-style-type: none"> Stop all transportation into and out of the site Review CTMP and update where necessary Provide additional training (including toolbox talks and further notification of Driver Code of Conduct).
Queuing (CTMP)	Trigger	No queuing identified.	Queuing identified within site.	Queuing identified on the public road.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
	Response	No response required. Continue monitoring program.	Review the delivery schedule prepared by the builder. If drivers are not following the correct schedule, then they should be provided with additional training and an extra copy of the Driver Code of Conduct.	Review and investigate construction activities. Where appropriate, implement additional remediation measures such as: <ul style="list-style-type: none"> • Temporary halting of activities and resuming when conditions have improved • Stop all transportation into and out of the site • Review CTMP and update where necessary • Provide additional training
Traffic noise (CTMP)	Trigger	Noise levels do not exceed imposed noise constraints	Noise levels in minor excess of imposed noise constraints	Noise levels greatly in excess of imposed noise constraints
	Response	No response required Continue monitoring program.	Undertake all feasible and reasonable mitigation and management measures to minimise noise impacts, and to be consistent with the CNVMP.	Undertake all feasible and reasonable mitigation and management measures to ensure noise levels are below Highly Noise Affected criteria. If noise levels cannot be kept below applicable limits, then a different construction method or equipment must be utilised. Response to also be consistent with the CNVMP.
Traffic Control Plans (CTMP)	Trigger	No observable issues	Minor inconsistencies with TCP to onsite operations	Near miss or incident occurring regardless of / as a result of the TCP being implemented

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
	Response	No response required Continue monitoring TCPs.	Traffic Controller to amend TCP on site and to keep a log of all changes.	Stop work until an investigation has been undertake into the incident. There are to be changes made to the TCP to ensure that the safety of all workers, students and civilians are catered for.
Traffic Air Quality Impacts (CTMP)	Trigger	No observable dust	Minor quantities of dust in the air and tracking on to the road.	Large quantities of dust in the air and tracking on to the road.
	Response	No response required Continue monitoring program	<p>Review the SWMP / ESCP and investigate construction activities and respective control measures, where appropriate. Implement additional remedial measures, such as:</p> <ul style="list-style-type: none"> • Deployment of additional water sprays • Relocation or modification of dust-generating sources • Check condition of vibrating grids to ensure they are functioning correctly • Temporary halting of activities and resuming when conditions have improved 	Review and investigate construction activities and respective control measures. If it is concluded that construction activities were directly responsible for the exceedance, submit an incident report to government agencies. Implement relevant responses and undertake immediate review to avoid such occurrence in future.
Water and Soil				

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Erosion	Trigger	No evidence of erosion.	Minor gully or tunnel erosions present and/or rilling. Evidence of sediment or sediment laden water leaving the site.	Significant gully or tunnel erosions present and/or rilling. Evidence of sediment or sediment laden water leaving the site.
	Response	Continue CEMP implementation.	A suitably trained person to inspect the site. Review of erosions and sediment structures. Remediate as appropriate.	A suitably trained person to inspect the site. Review of erosion and sediment structures. Remediate as soon as practical.
Water management structures	Trigger	Water management structures have been designed, constructed and managed in accordance with the Blue Book and the ESCPs.	Inspections indicate that water management structures illustrate minor non-compliance with the Blue Book and the ESCPs.	Inspections indicate a failure of the water management structures.
	Response	Continue CEMP implementation.	A suitably trained person to inspect the site. Review of water management structures. Remediate as appropriate.	A suitably trained person to inspect the site. Remediate as soon as practical. Review of engineering design and revise ESCPs.
Water Quality Monitoring	Trigger	Water quality monitoring results are in accordance with Section 3.6 of SMP and approved by the ER.	Water quality monitoring results exceed the criteria listed in Section 3.6 of SMP and not approved by the ER.	Follow up water quality monitoring results exceed the criteria listed Section 3.6 of SMP and not approved by the ER.
	Response	Continue CEMP implementation.	Follow up water quality monitoring will be undertaken to ensure results are just an anomaly and not a trend.	Appropriate measures are implemented. Follow up water quality monitoring is undertaken to ensure they satisfy the criteria in Section 3.6 of SMP and are approved by the ER.
Waste				

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Waste	Trigger	Weekly inspections identified no waste outside of dedicated bins and stockpiles.	Weekly inspections identified minimal waste outside of dedicated bins and stockpiles.	Weekly inspections identified large quantities of waste outside of dedicated bins and stockpiles. Complaints received regarding waste.
	Response	Continue CEMP implementation.	The waste is cleaned up immediately.	The waste is cleaned up immediately. The Communications and Community Liaison Representative is also notified and the complaints handling process outlined in Section 3.6 and the CCS is implemented.
Heritage				
Heritage	Trigger	No unknown heritage items uncovered.	Potential heritage item uncovered.	Potential heritage item uncovered causing significant delays to project.
	Response	Continue CEMP implementation.	Stop work and implement the unexpected finds protocol.	Stop work and implement the unexpected finds protocol. Heritage item to be salvaged and removed from site by a qualified archaeologist.
Hazardous Goods and Contamination				
Unexpected Contamination	Trigger	No contamination uncovered during earthworks.	Areas of possible contamination uncovered.	Areas of contamination uncovered.
	Response	Continue CEMP implementation.	Stop work immediately and the contamination assessed according to the UCP.	Stop work immediately. A validation report is to be prepared following remediation.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Bushfire				
Bushfire	Trigger	No bushfire or bushfire prone weather.	Bushfire prone weather during summer.	Bushfire in the vicinity of the site.
	Response	Continue CEMP implementation.	Ensure grass is kept short and vegetation is minimal at the site. Weather is to be monitored twice daily for chance of bushfire.	Stop work and contact NSW Fire and Rescue on '000'. Evacuate the site as directed by NSW Fire and Rescue.
Community				
Submission (CCS)	Trigger	General feedback/comment (no complaint or query).	Enquiry made by formal or informal channels.	Complaint made by formal or informal channels.
	Response	Acknowledge receipt and record in consultation register. No further response required.	Acknowledge receipt and record in consultation register. Direct enquiry to relevant person for actioning and response within 5 days.	Acknowledge receipt and record in consultation register. Direct enquiry to relevant person for actioning and response within 48 hours.
Media (CCS)	Trigger	Positive story in print, online, radio or television.	Neutral or advisory story in print, online, radio or television.	Negative story in print, online, radio or television.
	Response	Record in consultation register and advise The Proponent's media/marketing team. No further response required.	Record in consultation register and advise The Proponent's media/marketing team. No further response required.	Record in consultation register and advise The Proponent's Project Team for further action and response. Contact relevant person for actioning and response within 48 hours.

SSD 9522

Key Element	Trigger / Response	Condition Green	Condition Amber	Condition Red
Unscheduled Event (CCS)	Trigger	Event occurring outside of plan or schedule without impact or potential impact.	Event occurring outside of plan or schedule with minor impact or potential impact.	Event occurring outside of plan or schedule with major impact or potential impact.
	Response	No response required. Identify opportunities for improvement to manage potential future events.	Contact relevant person for actioning and response within 48 hours. Acknowledge in consultation register. Identify opportunities for improvement to manage potential future events.	Contact relevant person for actioning and response immediately. Acknowledge in consultation register. Identify opportunities for improvement to manage potential future events.

6 Review and Improvement of Environmental Performance against CEMP

Review and improvement of environmental performance against CEMP will be undertaken at least quarterly and will include participation by the Proponent. The review will comprise, as a minimum, the following:

- Identification of areas of opportunity for improved environmental performance;
- Analysis of the causes of incidents and non-compliances, including those identified in environment inspections and audits (see Section 3.5);
- Verification of the effectiveness of corrective and preventative actions; and
- Highlighting any changes in procedures resulting from process improvement.

Condition C8 of SSD 9522 Mod 3 Consolidated Consent also states that all strategies, plans and programs required under SSD 9522 Mod 3 Consolidated Consent will be reviewed and Planning Secretary notified of the review within three months of:

- the submission of a Compliance Report under condition C14;
- the submission of an incident report under condition C10;
- the approval of any modification of the conditions of this consent; or
- the issue of a direction of the Planning Secretary under Condition A2(b) which requires a review.

This CEMP and all relevant strategies, plans and programs will also be reviewed and, if necessary, revised in the following circumstances:

- Where there is any change to the scope of the construction activities and/or disturbance footprint;
- Where it is identified that the environmental performance is not meeting the objectives of the CEMP; and/or
- At the request of a relevant regulatory authority.

Notwithstanding the review requirements outlined above, in accordance with the requirements of Condition C1(h) the following is provided as the protocol for periodic review of this CEMP and all management plans required under SSD 9522 Mod 3 Consolidated Consent.

- All management plans required under SSD 9522 Mod 3 Consolidated Consent are to be reviewed every 6 months by their original Author and the ER.
- The periodic review is to take account of any required changes to procedures, updates or changes to best practice, any non-compliances in the proceeding 6 month period and whether changes can be made to improve the environmental performance of the development.

As per Condition C9 where documents are revised under the above reviews the revised documents will be sent to DPIE within 6 weeks of review. All employees and contractors will be informed of any revisions to the CEMP by the Contractor's Project Manager during toolbox talks.

7 References

- Acousticworks (2021) *Construction Noise & Vibration Management Plan*
- Ason (2021) *Construction Traffic Management Plan*
- Biosis (2021) *Cultural Heritage Management Plan*
- British Standard (1993) *BS 7385 – Evaluation and measurement for vibration in buildings Part 2*
- Costin Roe (2021) *Stormwater Management Plan & Erosion & Sediment Control Plan*
- Department of Environment and Climate Change (2007) *Storing and Handling of Liquids: Environmental Protection – Participants Manual*
- Department of Environment and Conservation (2006) *Assessing Vibration: a technical guideline*
- Department of Industry (2012) *Guidelines for Controlled Activities on Waterfront Lands*
- Department of Infrastructure, Planning and Natural Resources (2004) *Guideline for the Preparation of Environmental Management Plans*
- Department of Planning and Environment (2018) *Compliance Reporting Post Approval Requirements*
- Ecoplanning (2022) *Biodiversity Management Plan*
- Environment Protection Authority (2007) *Approved Methods for Sampling and Analysis of Air Pollutants in NSW*
- Environment Protection Authority (2014) *Waste Classification Guidelines Part 1: Classifying Waste*
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- Environment Protection Authority (2019) Standard Recycling Signs. Accessed:
<http://www.epa.nsw.gov.au/wastetools/signs-posters-symbols.htm>.
- German Institute for Standardisation (Deutsches Institut für Normung) (1999) *DIN 4150 – Structural vibration - Effects of vibration on structures*
- JBS&G (2021) *Unexpected Contamination Procedure*
- Landcom (2004) *Bluebook – Managing Urban Stormwater, Soils and Construction (Volume 1)*
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- LG Consult (2021) *Construction and Demolition Waste Management Plan*
- National Occupational Health and Safety Commission (1990) *The National Code of Practice for the Safe Use of Synthetic Mineral Fibres [NOHSC:2006 (1990)]*
- Northstar (2021) *Construction Air Quality Management Plan*

NSW Rural Fire Service (2006) *Planning for Bushfire Protection*

Office of Environment and Heritage (2011) *Guidelines for Consultants Reporting on Contaminated Sites*

Roads and Maritime Services (2016) *Construction Noise and Vibration Guideline*

SLR Consulting (2021) *Community Consultation Strategy*

Standards Australia (1997) AS 4282 – 1997: *Control of the obtrusive effects of outdoor lighting*

Standards Australia (2001) AS 2601 – 2001: *The Demolition of Structures*

Standards Australia (2007) AS 4373 – 2007: *Pruning of Amenity Trees*

Standards Australia (2009a) AS 1742.3 – 2009: *Manual of uniform traffic control devices*

Standards Australia (2016) AS/NZS 3580.1.1 – 2016: *Methods for sampling and analysis of ambient air – Guide to siting air monitoring equipment*

Standards Australia (2017) AS 2419.1 – 2017: *Fire hydrant installations System design, installation and commissioning*

WSROC (2004) *Salinity Code of Practice*

APPENDIX A

Development Consent SSD 9522

APPENDIX B

Event Notification Report

APPENDIX C

Construction Noise and Vibration Management Plan

APPENDIX D

Construction Air Quality Management Plan

APPENDIX E

Construction Traffic Management Plan

APPENDIX F

Construction Stormwater Management Plan and Erosion and Sediment Control Plan

APPENDIX G

Construction and Demolition Waste Management Plan

APPENDIX H

Biodiversity Management Plan

APPENDIX I

Cultural Heritage Management Plan

APPENDIX J

Unexpected Contamination Procedure

APPENDIX K

Community Consultation Strategy

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