



# INDEPENDENT ENVIRONMENTAL AUDIT REPORT

Western Sydney University – Innovation Hub,  
2-6 Hassall Street, Parramatta, NSW 2150

Richard Crookes Constructions Pty Ltd


15 May 2020

20061 R2



# Quality Management

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This report was prepared in accordance with the scope of services set out in the contract between Zoic Environmental Pty Ltd, ABN 23 154 745 525, and the client.

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## Executive Summary

Zoic Environmental Pty Ltd (Zoic) was engaged by Richard Crookes Constructions Pty Ltd, on behalf of Charter Hall, to conduct an Independent Environmental Audit (IEA) of the development site, located on 2-6 Hassall Street, Parramatta NSW ('the site').

The boundary of the site covered by this IEA is provided in Appendix A. The site comprises Lot 7 DP128820, Lot 62 DP1006215, and Lot 22 DP608861.

The development site, which occupies an area of approximately 2672m<sup>2</sup>, is known as the Western Sydney University Innovation Hub (WSUIH). The development will include:

- Tertiary education, commercial and retail uses
- A single level basement containing car and bicycle parking
- Vehicular servicing and waste storage areas
- Amphitheatre/exhibition space
- Landscaping and public domain works
- Plant and equipment
- Installation of utilities and infrastructure works

The overall objective of the current Audit is to confirm compliance with Conditions C29 to C34 of the NSW Department of Planning, Industry and Environment (DPIE) State Significant Development Approval (SSD 9670) ('SSD Approval') issued on 4 March 2020.

The purpose of this IEA is to provide an independent and objective assessment of the environmental performance and compliance of the initial construction phase which completed within 8 weeks of construction commencing.

A total of 123 items were assessed as part of SSD consent conditions. A summary of the findings is provided as follows:

- Number of compliances = 49 items
- Number of non-compliances = 0 items
- Number of non-triggered = 74 items

A total of 36 items were assessed regarding compliance to the Project's management plans. A summary of the findings is provided as follows:

- Number of compliances = 27 items
- Number of non-compliances = 0 items
- Number of non-triggered = 9 items

The findings of this initial IEA are presented in this document. Given that no non-compliances were identified, it is concluded that environmental performance is adequate to address environmental management.



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## Glossary

Term	Description
Audit	Systematic, independent and documented process for obtaining objective evidence and evaluating it objectively to determine the extent to which the audit criteria are fulfilled (ISO 19011:2018). For the purpose of this report, Audit refers to an Independent Environmental Audit in accordance with the NSW Government (June 2018) Independent Audit Post Approval Requirements
Audit criteria	Set of requirements used as a reference against which objective evidence is compared.
Audit evidence	Records, statements of fact or other information which are relevant to the audit criteria and verifiable.
Audit findings	Results of the evaluation of the collected audit evidence against audit criteria.
Audit conclusion	Outcome of an Audit after consideration of the Audit objectives and all audit findings.
Auditee	Organisation being audited.
Audit Program	Audit Schedule and Audit Table as defined in NSW Government (June 2018) prepared by Zoic prior to the commencement of the Audit.
Auditor	Person(s) who conduct(s) the Audit, as defined in this report. Lead Auditor and Auditor in Training
Audit Team	One or more persons conducting the Audit, supported if needed by technical experts.
Authorised Reporting Officer	A director, executive, employee or office of the proponent who is authorised by the proponent to submit formal reporting on the proponent's behalf.
Competence	Ability to apply knowledge and skills to achieve intended results.
Compliant	The Auditor has obtained sufficient evidence to demonstrate that the specific item being audited has been satisfied to the objective of the Audit.
CSSI	Critical State Significant Infrastructure
DoEE	The Commonwealth Department of the Environment and energy administering the EPBC Act, and includes the Minister for the DoEE
DP&E	NSW Department of Planning and Environment
DPIE	NSW Department of Planning, Industry and Environment (previously DP&E)
EIS	Environmental Impact Statement
Environmental Representative (ER)	A suitably qualified and experienced person independent of project design and construction personnel employed for the duration of Construction, who will be the principal point of advice in relation to all questions and complaints concerning environmental performance.
EP&A Act	NSW Environmental Planning and Assessment Act 1979
EPBC Act	Commonwealth Environment Protection and Biodiversity Conservation Act 1999
EPL	NSW Environment Protection Licence under the Protection of the Environment Operations Act 1997
Federal CoA	Federal DoEE Condition of Approval
Incident	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.
Minister	Minister of DPIE or delegate.
NSW CoA	NSW DPIE Condition of Approval



Term	Description
Non-compliant	The Auditor has not obtained sufficient evidence to demonstrate that the specific item being audited has been satisfied to the objective of the Audit.
Not triggered	The specific item has not been activated at the time of the Audit and therefore, the Audit was not completed for the item.
Planning Secretary	The Planning secretary under the EP&A Act or nominee.
PoEO Act	NSW Protection of the Environment Operations Act 1997
Post approval document	A document required by conditions of consent, including Environmental Management Plans and Sub-plans.
Predicted impact	Predicted impacts described in the Environmental Impact Assessment documents that comprise the approved project (if available).
Project	As per definition in Section 1
Proponent	The person or entity that is referred to as the proponent in an approval or the applicant in a consent or any other person carrying out any part of the development to which the approval or consent applies.
Risk	Effect of uncertainty.
Site	As per definition in Section 1
State significant projects	Means any of the following in accordance with the EP&A Act: <ul style="list-style-type: none"><li>• State significant development projects</li><li>• State significant infrastructure projects, including critical State significant infrastructure projects</li><li>• Transitional Part 3A projects</li><li>• Part 4 projects for which the Minister is the consent authority</li></ul>



# 1 Introduction

Zoic Environmental Pty Ltd (Zoic) was engaged by Richard Crookes Constructions Pty Ltd (RCC) on behalf of Charter Hall, to conduct an Independent Environmental Audit (IEA) of the proposed Western Sydney University Innovation Hub (WSUIH) development site, located at 2-6 Hassall Street, Parramatta, NSW 2150 ('the site'). The project is being managed by Solutions Consulting Australia.

The boundary of the site covered by this IEA is provided in Appendix A, and occupies an area of approximately 2,647m<sup>2</sup>. The site comprises Lot 7 DP128820, Lot 62 DP1006215, and Lot 22 DP608861.

## 1.1 Background

The development site at 2-6 Hassall St, Parramatta, is referred to as the 'Western Sydney University Innovation Hub (UWSIH)' project.

The development is State Significant Development (SSD 9670) and will include:

- Tertiary education, commercial and retail uses
- A single level basement containing car and bicycle parking
- Vehicular servicing areas and waste storage areas
- Amphitheatre/exhibition space
- Landscaping and public domain works
- Plant and equipment
- Installation of utilities and infrastructure works

## 1.2 Purpose and Objective of Audit

The purpose of the Independent Environment Audit is to provide an independent and objective assessment of the environmental performance and compliance of the construction phase of the approved development at the WSUIH site. This audit is the Initial Construction Audit to be completed within 8 weeks of construction works commencing.

The duration of construction works is anticipated to be 18 months. Construction commenced on 6 April 2020 and has a target completion date is the end of 2021.

The overall objective of the Audit is to confirm compliance with Independent Environmental Audit Conditions C29 to C34 of the NSW Department of Planning, Industry and Environment (DPIE) State Significant Development Approval (SSD 9670) ('SSD Approval') issued on 4 March 2020, which states:

C29	Independent Environmental Audit Proposed independent auditors must be agreed to in writing by the Planning Secretary prior to the preparation of an Independent Audit Program or commencement of an Independent Audit.
C30	Prior to the commencement of construction, an Independent Audit Program prepared in accordance with the Independent Audit Post Approval Requirements (Department 2018) must be submitted to the Planning Secretary and the Certifying Authority.



C31	<p>Table 1 of the Independent Audit Post Approval Requirements (Department 2018) is amended so that the frequency of audits required in the construction phase is:</p> <p>(a) An initial construction Independent Audit must be undertaken within eight weeks of the notified commencement date of construction; and</p> <p>(b) A subsequent Independent Audit of construction must be undertaken no later than six months from the date of the initial construction Independent Audit.</p> <p>In all other respects Table 1 remains the same. The Planning Secretary may require the initial and subsequent Independent Audits to be undertaken at different times to those specified above, upon giving at least 4 weeks notice to the applicant of the date upon which the audit must be commenced.</p>
C32	<p>Independent Audits of the development must be carried out in accordance with:</p> <p>(a) the Independent Audit Program submitted to the Planning Secretary and the Certifying Authority under condition C33 of this consent; and</p> <p>(b) the requirements for an Independent Audit Methodology and Independent Audit Report in the Independent Audit Post Approval Requirements (Department 2018).</p>
C33	<p>In accordance with the specific requirements in the Independent Audit Post Approval Requirements (Department 2018), the Applicant must:</p> <p>(a) review and respond to each Independent Audit Report prepared under condition C33 of this consent;</p> <p>(b) submit the response to the Planning Secretary and the Certifying Authority; and</p> <p>(c) make each Independent Audit Report and response to it publicly available within 60 days after submission to the Planning Secretary and notify the Planning Secretary and the Certifying Authority in writing at least seven days before this is done.</p>
C34	<p>Notwithstanding the requirements of the Independent Audit Post Approval Requirements (Department 2018), the Planning Secretary may approve a request for ongoing annual operational audits to be ceased, where it has been demonstrated to the Planning Secretary's satisfaction that an audit has demonstrated operational compliance.</p>

This Independent Environment Audit was conducted in accordance with the requirements outlined in the NSW Government (June 2018) Independent Audit Post Approval Requirements.

### 1.3 Audit Team

The Audit team comprised the following Zoic personnel:

**Table 1.1. Audit Team**

Name	Role
Rebeka Hall	<p>Lead Environmental Auditor</p> <ul style="list-style-type: none"> <li>Exemplar Global AU (ISO 19011:2018) (No. 7090575-5136510)</li> <li>NSW EPA Accredited Site Auditor (under Contaminated Land Management Act) (No. 0802)</li> <li>Certified Environmental Practitioner (General) EIANZ (No. 889)</li> <li>Certified Environmental Practitioner (Site Contamination Specialist) EIANZ (No. SC40913)</li> <li>BEnvSc (Hons) (Geology)</li> </ul>
Dr Cheryl Halim	<p>Auditor /Auditor Technical Specialist</p> <ul style="list-style-type: none"> <li>BE (Chemical)</li> <li>PhD (Chemical Engineering)</li> </ul>

A declaration form indicating independence from the Project, is provided in Appendix B.



## 1.4 Environmental Representative

Richard Crookes Constructions Pty Ltd (RCC) was engaged to as the Principal Contractor to complete civil and construction works.

Caoimhe Crosbie (WHS&E Advisor) from RCC was the appointed Environmental Representative, who assisted Zoic during this Audit process.

## 1.5 Audit Scope

### 1.5.1 Audit Scope (Physical and Temporal Boundaries)

The physical and temporal boundaries of the current IEA are as follows:

- Physical boundary: The site is 2,647m<sup>2</sup> and is located within Lot 22 in DP608861, Lot 62 in DP1006215 and Lot 7 in DP128820. The boundary of this Audit is shown in the site plan included in Appendix A. The site is bordered by Hassall Street on the southern boundary.
- Temporal boundary of the current audit is the review of environmental performance information between 6 April 2020 and 27 April 2020. It is noted that the Audit comprised only the building construction part of the development, and that the bulk excavation works were covered by a separate approval.

### 1.5.2 Audit Criteria (Audit Works)

The Audit criteria are identified by the conditions for SSD 9670 and the requirements outlined in the NSW Government (June 2018) Independent Audit Post Approval Requirements. These include:

- An assessment of compliance with the Conditions of Consent and other relevant approvals and licences, including SSD Approval Conditions
- An assessment of environmental performance of the construction site, including:
  - Assessment of actual impacts compared to predicted impacts documented in the Environmental Impact Statement (EIS) documents and submitted reports
  - Assessment of any incidents, non-compliances and complaints that have occurred on the project.
  - Assessment of any feedback received by DPIE, other agencies and stakeholders (as appropriate)
  - Assessment of performance of the development having regard to agency policy and any particular environmental issues identified through consultation carried out when developing the Audit scope.
- A high-level assessment of the adequacy of the Project's construction environmental management plan (CEMP) and sub plans and their implementation.

## 1.6 Audit Period

This Audit comprises the initial IEA for the site and covers a period review of environmental performance from the commencement of construction (6 April 2019) and the time of Site Audit (27 April 2020). Additional supporting documents were provided to Zoic up to the completion of this report.



## 2 Audit Methodology

### 2.1 Auditor Endorsement by DPIE

The Environmental Audit team was approved by DPIE approval in a letter dated 30 March 2020, attached in Appendix C, to meet Condition C29 of the SSD Approval.

### 2.2 Development of Audit Scope – Independent Audit Program

The Zoic (19 March 2020) Independent Environmental Audit Program Western Sydney University – Innovation Hub, 2-6 Hassall Street, Parramatta, NSW 2150 (Ref: 20061 R1) ('Audit Program') was prepared in accordance with AS/NZS ISO 19011:2018 Guidelines for Auditing Management Systems and the NSW Government (June 2018) guidelines. The Audit program provides the Audit scope, as listed in Section 1.4.

### 2.3 Site Audit Process

The Audit comprised:

1. Opening meeting
2. Compliance to Audit Program
3. Review of evidence of consultation with identified stakeholders
4. Closing meeting
5. Issue of Draft Independent Environment Audit report
6. Review of additional information (if any)
7. Finalisation of Independent Environment Audit report

#### 2.3.1 Opening Meeting

The opening meeting was conducted online on 24 April 2020. The agenda for the meeting and the record of attendees is provided in Appendix D.

Representatives of the Solutions Consulting Australia were invited to the meeting but did not attend. A follow-up email summarising the outcomes of the opening meeting, site visit and preliminary review of the documents was sent to Solutions Consulting Australia for information.

#### 2.3.2 Sources of Information to Assess Compliance to Audit Program

Sources of information reviewed to assess compliance to the audit program included:

- Review of project records, documentation and reports
- Interviews with key construction and project personnel (available during the site inspection)
- Site walkover and observation on the implementation of environmental controls
- Review of complaints registers for the project



### 2.3.3 Closing Meeting

Following completion of the Site Audit on 27 April 2020, an email was sent to the representatives of RCC, EcCell<sup>1</sup> and Solutions Consulting Australia on the preliminary outcomes of the audits, as the Closing Meeting. A copy of the email is provided in Appendix C. The email contains preliminary findings of the Audit, which identified potential non-compliances and opportunities for improvement, and additional records that were requested to complete the audit process.

The email also sought feedback from Thomas Lay of Solutions Consulting Australia on RCC's performance. In response to this, Mr Lay stated (through email dated 8 May 2020, which is reproduced in Appendix C) that he did not have any objections on the findings provided by the Auditor at the time of Closing Meeting.

### 2.3.4 Issue of Independent Environment Audit Report

The Draft Independent Environmental Audit Report was issued on 8 May 2020.

### 2.3.5 Finalisation of Independent Environment Audit Report

The IEA report was finalised on 15 May 2020. The following minor amendments were made:

- Item Z29 – Minor amendment was made on the fact that the approval required was for signage of the proposed building, not for signage during construction. The compliance assessment (non-triggered) was not amended.
- Item Z46 – Typographical error was made regarding the compliance status (previously non-triggered), which was changed to compliant.

## 2.4 Interviews

Interviews with construction project personnel conducted on 27 April 2020. The following personnel were interviewed:

- Caoimhe Crosbie – RCC WHS&E Advisor (Environmental Representative for this Project)
- Daniel Vidovic – RCC Design Engineer
- Jo Drummond – EcCell Environmental Management Director<sup>1</sup>

## 2.5 Site Inspections

Site audit was conducted by Rebeka Hall, Cheryl Halim and Jack Braithwaite (Zoic Auditor in training) on 27 April 2020, accompanied by Caoimhe Crosbie (RCC), Daniel Vidovic (RCC) and Jo Drummond (EcCell). The site inspection comprised a walkover of the construction footprint, as well as the perimeter of the site.

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<sup>1</sup> EcCell has been engaged by RCC to provide support in environmental management at the site, including conducting environmental audits and preparing plans.



## 2.6 Consultation

Evidence of consultation with the relevant agencies was addressed by the agencies in reviewing the EIS and other documents provided by RCC.

## 2.7 Compliance Status Descriptors

The findings of the Audit have been divided into the following categories:

**Table 2.1. Compliance Evaluation**

Assessment	Criteria
Compliant	Sufficient verifiable evidence is available to demonstrate that all elements of the requirement have met
Non-Compliant	One or more specific elements of the conditions or requirements have not been met
Not-Triggered	A requirement has an activation of timing trigger that has not been met at the time of the audit, therefore compliance is not relevant. Items not considered for Independent Environment Audit have also been recorded as "Non-Triggered."



## 3 Audit Findings

### 3.1 Evidence of Consultation

The Secretary's Environmental Assessment Requirements (SEARs) for the site required consultation with the following agencies:

- Parramatta City Council
- Government Architect NSW (GANSW)
- Heritage Division of the Office of Environment and Heritage (OEH)
- Transport for NSW (TfNSW)
- Roads and Maritime Services (RMS)

The Ethos Urban (12 April 2019) Environmental Impact Statement (EIS) State Significant Development Application 2-6 Hassall Street, Parramatta Western Sydney University Innovation Hub (SSD 18\_9670) ('EIS') stated that the following entities were consulted during the preparation of the EIS:

- Parramatta City Council
- Government Architect NSW (GANSW)
- Heritage Division of the Office of Environment and Heritage (OEH)
- Transport for NSW (TfNSW)
- Roads and Maritime Services (RMS)
- Department of Education (DoE)
- Commercial Hotel
- Lancer Barracks
- Curtis Cheng Police Headquarters (HQ)
- WSU staff and students
- Local community

The items raised during consultation by the Heritage Division of OEH, were added into the condition of consent issued by DPIE. No other items were raised by the other entities during the consultation process.

The Auditor considers that there has been adequate consultation with relevant agencies.

### 3.2 Agency Notices, Orders, Penalty Notices or Prosecutions During Audit Period

The Auditor is unaware of any agency notices, orders, penalty notices or prosecutions during Audit period.



### 3.3 Audit Process

#### 3.3.1 Documents Audited

The following documents were reviewed:

**Table 3.1. Audited Documents**

SSD Reference	Document Details
Environmental Impact Statement	Ethos Urban (12 April 2019) Environmental Impact Statement State Significant Development Application 2-6 Hassall Street, Parramatta Western Sydney University Innovation Hub (SSD 18_9670) (Ref: 218990).
SSD 9670 Development Consent	SSD 9670 dated 4 March 2020
B14 Construction Environmental Management Plan	EcCell (17 March 2020) Construction Environmental Management Plan (CEMP) 2-6 Hassall Street, Parramatta (Version 1).
B15 Construction Noise and Vibration Management Plan	White Noise Acoustics (9 March 2020) Construction Noise and Vibration Management Plan 2b-6 Hassall Street, Parramatta (Ref: 20048_090320_CNVMP_BW_R0).
B17 Construction Soil and Water Management Plan	Email from Principal Certifying Authority (PCA) dated 12 March 2020 accepted that this condition has been fulfilled as part of early works, which included the preparation of the Solutions Consulting (January 2019) 2b-6 Hassall St, Parramatta DA submission report Construction Management Plan - Site Retention and Excavation. Based on information provided by RCC, there is no excavation work as part of RCC activities.
B18 Construction Traffic and Pedestrian Management Plan	Transport and Traffic Planning Associates (TTPA) (March 2020) 6 Hassall Street, Parramatta Proposed Mixed Use Development Construction Pedestrian and Traffic Management Plan (Ref: 026/2020).
B20 Construction Worker Transportation Strategy	TTPA (February 2020) Construction Worker Transportation Strategy, 6 Hassall Street, Parramatta, Proposed Mixed-Use Development (Ref: 026/2020).

Other supporting documents reviewed are provided in the completed Audit Table in Appendix F.

#### 3.3.2 Assessment from Previous Audits or Compliance Review

No Independent Environment Audit was previously conducted. It is also understood that annual review or compliance review was not previously conducted at the site given that the construction is in the early stages of project.

#### 3.3.3 Site Inspection Observations and Interviews

Observations made during the site inspection (including photographs) and interviews are recorded in Appendix E and F. A summary of the main findings is provided in Section 3.5.

#### 3.3.4 CEMP, Sub-plans and Post Approval Documents

The Auditor considers that the CEMP and sub-plans are generally appropriate for the works to be undertaken to address potential environmental impact.



### 3.4 Environmental Management System

The Auditor conducted a high-level review of the adequacy of the RCC environmental management system (EMS) being implemented for the project. The audit findings are summarised in Table 3.2.

**Table 3.2. Environmental Management System Components Evaluated**

EMS Component	Requirement	Auditor's Review
Legal requirements and third-party certification	Identification of applicable legislative requirements, standards, codes of practice, industry guidelines, third party certification with respect to the project scope.	Legislative requirements were listed in the CEMP.
Environmental policy	Availability of environmental policy for the project scope.	The Auditor has sighted the Contractor's Environmental Policy.
Planning	Preparation of appropriate documentations as required by the development consent to address environmental risk.	The EMS during the construction phase comprised the implementation of the CEMP and associated subplans. Plans were prepared and submitted to relevant agencies to meet SSD conditions.
Implementation and operation	Implementation of environmental management plans during the project.	This was assessed as part of the compliance assessment with results documented in the Audit Table in Appendix F.
Checking and corrective action	Monitoring of the performance during the implementation of the environmental management plan and implementation of corrective actions when non-compliances are identified.	<p>The CEMP provides a mechanism for monitoring the implementation of the environmental management plans and any corrective actions.</p> <p>RCC implements monitoring of environmental performance, which is documented on a checklist, with performance reported monthly in a site audit. This was sighted by the Auditor. A Complaint Register was provided and is available on the project website &lt; <a href="https://www.6hsl.com">https://www.6hsl.com</a> &gt;.</p> <p>There have been no complaints received as of the time of the Audit.</p>
Management review	Program to review the project EMS to demonstrate its continued application to the project.	<p>Section 7.1.20 of the CEMP provides a requirement for RCC to conduct regular audits of the environmental management systems (EMS).</p> <p>Implementation of this requirement will be subject of subsequent Audits.</p>

### 3.5 Assessment of Compliance

#### 3.5.1 Summary of Assessment of Compliance

A total of 123 items were assessed as part of SSD consent conditions. A summary of the findings is provided as follows:

- Number of compliances = 50 items
- Number of non-compliances = 0 items
- Number of non-triggered = 73 items



A total of 36 items were assessed as part of assessment of review of management plans compliance. A summary of the findings is provided as follows:

- Number of compliances = 27 items
- Number of non-compliances = 0 items
- Number of non-triggered = 9 items

### 3.5.2 Discussion of SSD Condition Non-Compliance

There were no identified non-compliances with the SSD Conditions.

### 3.5.3 Performance of Environmental Management Plans

The assessment of suggested mitigation measures from the EIS versus actual impact is assessed in the Audit Table in Appendix F and is summarised in Table 3.3.

**Table 3.3. Environmental Impact Assessment**

Environmental Aspect	Requirement	Auditor's Review
Transport, traffic, parking and access	Construction traffic will be managed in accordance with the management principles outlined within the Traffic Impact Assessment.	<ul style="list-style-type: none"> <li>• All construction vehicles were observed to be contained wholly within the site.</li> <li>• Traffic access and flow were observed to be adequate.</li> <li>• No major occurrence of soil/silt observed on public roads at the time of the site inspection (27 April 2020).</li> <li>• A tool drop-off and storage facility were available at 12 Hassall Street (site office).</li> <li>• Sign-in/out logs were provided to confirm working hours were generally within approved hours. Where sign-in and out were outside approved hours, RCC confirmed this was associated with the office site, as the construction site is locked before and after approved hours.</li> <li>• Understanding the requirements of the CTMP is a component of the site induction for all site personnel.</li> <li>• Pedestrian pathways were not blocked.</li> <li>• Hoarding was observed around the Hassall Street frontage over the pedestrian footpath.</li> <li>• Signage was clear, clean and visible.</li> <li>• Communications between other construction sites in the area was sighted.</li> <li>• An inspection checklist of traffic controls completed by RCC was sighted.</li> <li>• No incidents nor complaints were reported to date during the Audit period.</li> <li>• To ensure compliance with the CTMP, daily inspections of required traffic / pedestrian controls are required. This will be reassessed in the subsequent Audit.</li> </ul>
Heritage and historical archaeology	An unexpected finds protocol will be implemented.	<ul style="list-style-type: none"> <li>• PCA has confirmed that this item is not relevant to RCC's scope of work.</li> </ul>
Noise and vibration	<p>Acoustic and vibration management measures will be implemented through refinement of the CMP at the construction stage.</p> <p>No excessive noise is observed.</p> <p>Mechanical plant noise</p>	<ul style="list-style-type: none"> <li>• Sign-in/out logs were provided to confirm working hours were generally within approved hours. Where sign-in and out were outside approved hours, RCC confirmed this was associated with the support office in close proximity, as the construction site is locked before and after approved hours.</li> <li>• During the site inspection (27 April 2020), site activities did not appear to generate excessive noise, noting that the site is</li> </ul>



Environmental Aspect	Requirement	Auditor's Review
	emissions can be controlled to acceptable levels at the nearest sensitive receivers.	<ul style="list-style-type: none"><li>located on a busy road with other construction zones in the area.</li><li>A Dilapidation Survey Report by James Townsend Dilapidation Surveys (12 January 2020) was completed for the Project.</li><li>Communication with neighbouring properties / tenants was observed regarding construction activities and any disruptions to normal activities.</li><li>The use of conventional reverse alarms was not observed during the site inspection (27 April 2020).</li><li>Records of plant servicing/maintenance were observed.</li><li>No incidents or complaints were reported to date.</li><li>The CNVMP states that a construction noise survey of the site and surrounding impacts on neighbours should be undertaken periodically during the construction period. It is understood one has not been completed yet during this Audit period. This will be reassessed in the subsequent Audit.</li></ul>
Infrastructure and Utilities	Ongoing consultation and design development with the relevant utility providers will be undertaken through the design development and construction process.	<ul style="list-style-type: none"><li>Correspondence sighted between the Services Consultant (Floth) and Endeavour Energy.</li><li>Approval from telecommunication and gas carriers to be assessed during the subsequent Audit.</li><li>Lighting design as per AS1158.3.1:2005 and AS4282-2019 to be assessed during subsequent Audit.</li></ul>
Water Cycle Management	Stormwater and water quality measures will be implemented in accordance with the Overland Flow Assessment and Stormwater Management Report in conjunction with the Ecologically Sustainable Development Report.	<ul style="list-style-type: none"><li>Site surface water is currently pumped into sediment tanks and then transported offsite by a liquid waste contractor. Liquid waste dockets for concrete washout and drill water waste were sighted.</li><li>Kerbside sediment sausages were observed along Hassall Street. No sediment was observed within the drain.</li><li>Cattle/rumble grid at site access was observed where wheel wash can occur using a hose.</li><li>Approval to pump collected surface water to stormwater is pending approval – this will be reviewed in the subsequent Audit.</li></ul>
Waste Management	Adequate waste storage facilities will be provided to service the mix of uses. Waste management and minimisation principles outlined within the CWMP will be implemented.	<ul style="list-style-type: none"><li>The following was observed during the site inspection completed on 27 April 2020:<ul style="list-style-type: none"><li>Skip bins were available for comingled waste which is sorted by the waste contractor offsite thereby minimising landfill contribution.</li><li>A bunded oily waste drum</li></ul></li><li>The Waste Contractor provides a monthly waste report which will be reviewed in the subsequent Audit.</li><li>No incidents or complaints were received regarding waste.</li></ul>
Construction Management	Construction activities will be performed in accordance with the Construction Management Plan and the Construction Traffic Management Plan which detail full mitigation measures to manage environmental impacts.	<ul style="list-style-type: none"><li>Observations during site inspection on 27 April 2020 indicated:<ul style="list-style-type: none"><li>Sediment sausages were observed along Hassall Street both up and downgradient. No sediment was observed within the drain.</li><li>Hoarding was installed appropriately along Hassall Street.</li><li>No sediment / tracking of soils was observed on Hassall Street.</li><li>Cattle / rumble grid observed at site access where wheel wash occurs.</li><li>Dust mitigation measures were in place (hose spraying).</li><li>No odour was observed at the time of the inspection.</li><li>Traffic was flowing without observable obstructions.</li></ul></li></ul>



Environmental Aspect	Requirement	Auditor's Review
		<ul style="list-style-type: none"><li>• No complaints were registered to date regarding sediment runoff or traffic / pedestrian management.</li><li>• No incident reported to date.</li></ul>
Contamination and Hazardous Materials	The DSI prepared for the site confirms that the site is suitable for the proposed education and commercial uses and that there is not likely to be any significant contamination risks to human health or ecology within the site.	<ul style="list-style-type: none"><li>• The following was observed during the site inspection completed on 27 April 2020 regarding site chemicals / hazardous materials management:<ul style="list-style-type: none"><li>- Small volumes of unleaded 91 petrol was stored within a self-bunded flammables cupboard. The cupboard did not have secondary bunding.</li><li>- A spill kit was located adjacent to the flammables cupboard with sufficient absorbent material.</li><li>- Cylinders were stored in an upright bunded container.</li><li>- A waste oil drum was stored in a bunded area.</li></ul></li><li>• The site induction includes instruction on spill kit use / emergency procedures.</li><li>• MSDS/SDS for site chemicals were available.</li><li>• The Auditor recommends that a dedicated area be established for fuel/chemical decanting with appropriate control measures. RCC confirmed that this will be set up. This will be revisited in the subsequent Audit.</li></ul>

### 3.5.4 Summary of Non-Compliances with Environmental Management Plans

There were no non-compliances identified regarding procedures outlined in the EIS, CEMP and associated sub-plans.

### 3.5.5 Complaints and Management of Complaints

RCC provided a complaints register, which is also available online at the Project website (<https://www.6hsl.com/>), which indicated that no complaints have been received during the Audit period.

### 3.5.6 Incidents and Management of Incidents

At the time of the Audit, RCC confirmed via email that there have been no incidents during the Audit period.



## 4 Strengths and Recommendations

### 4.1 Key Strengths of the Project's Environmental Management and Performance

The key strengths demonstrated in the project include:

- RCC has a very organised system and robust record keeping.
- It was demonstrated that RCC has a proactive approach to environmental management

During the audit process, RCC demonstrated high level of understanding on the requirements of the environmental management with exceptional record keeping. Where potential environmental issues were identified and flagged during the site inspection, RCC demonstrated positive behaviour in rectifying such issues and was open to discussions on suggested improvements.

### 4.2 Recommendations for Improvements

The Auditor makes the following recommendations:

- The incident report should include:
  - The outcomes of incident investigation, including identification of the cause of the incident; and
  - Detail on any corrective and/or preventative actions that have been, or will be, implemented to address the incident and to prevent recurrence.
- Provide a secondary bund around the flammable goods cupboard and establish a dedicated area for fuel decanting/equipment maintenance.
- The toolbox talk signing sheet should include a column showing the employer of the contractors entering the site.
- Site speed limits should be included in the induction material.
- Daily inspections of traffic/pedestrian controls should be conducted, with inspection observations recorded.
- A construction noise survey of the site and surrounding impacts on neighbours should be conducted periodically during the construction phase, with the survey results recorded.



## 5 Other Relevant Information

This report has been prepared for use by the Client who commissioned the works in accordance with the project brief only, as per the Audit scope provided in Section 1 only and has been based in part on information obtained from the Client and other parties. The findings of this report are based on the scope of work outlined in Section 1. The report has been prepared specifically for The Client for the purposes of the commission and use by any nominated third party in the agreement between Zoic and the Client. No warranties, express or implied, are offered to any third parties and no liability will be accepted for use or interpretation of this report by any third party (other than where specifically nominated in an agreement with the Client).

This report relates to only this project and was prepared based on the NSW Government (June 2018) Independent Audit Post Approval Requirements to satisfy approval conditions related to this Audit, as stated in the objectives and scope of work of this Audit. Subject to the scope of work, Zoic's assessment was limited strictly to identifying compliance to the conditions relevant to this Audit and does not include evaluation and opinion of any other issues. This report relates only to the objectives stated and does not relate to any other work conducted for the Client. The findings to this report were based on the observations made by the Auditor(s) during the scheduled Audits. Zoic cannot comment on compliances and non-compliances outside the scheduled Audits.

This report should not be reproduced without prior approval by the Client, or amended in any way without prior approval by Zoic.

All conclusions regarding the site are the professional opinions of the Zoic personnel involved with the project, subject to the qualifications made above. While normal assessments of data reliability have been made, Zoic assumes no responsibility or liability for errors in any data obtained from regulatory agencies, statements from sources outside of Zoic, or developments resulting from situations outside the scope of this project.

Zoic is not engaged in environmental assessment and reporting for the purpose of advertising sales promoting, or endorsement of any client interests, including raising investment capital, recommending investment decisions, or other publicity purposes. The Client acknowledges that this report is for its exclusive use.



## Appendix A Figures



# LEGEND

■ Site boundary

This product has been created to support the main report and is not suitable for other purposes. Image courtesy of Google Map.

Figure 1: Site Location Plan

Site Address: 2-6 Hassall St Parramatta NSW 2150

Client: Richard Crookes Constructions Pty Ltd

Job Number: 20061

Date: March 2020

Approx. 50 m

Datum: GDA 1994 MGA Zone 56 - AHD



## Appendix B Auditor Declaration



## Independent Audit Declaration Form


Project Name	Western Sydney University Innovation Hub (WSUIH)
Consent Number	9670
Description of Project	Construction of the WSUIH, comprising tertiary education, commercial and retail facilities, with a single level basement parking, landscaping and public domain works.
Project Address	2-6 Hassall St, Parramatta NSW 2150
Proponent	Richard Crookes Constructions Pty Ltd, on behalf of Charter Hall. The project is being managed by Solutions Consulting Australia.
Title of Audit	Independent Environmental Audit of the Western Sydney University Innovation Hub
Date	15 May 2020

I declare that I have undertaken the Independent Audit and prepared the contents of the attached Independent Audit Report and to the best of my knowledge:

- the audit has been undertaken in accordance with relevant condition(s) of consent and the *Independent Audit Post Approval Requirements (Department 2018)*;
- the findings of the audit are reported truthfully, accurately and completely;
- I have exercised due diligence and professional judgement in conducting the audit;
- I have acted professionally, objectively and in an unbiased manner;
- I am not related to any proponent, owner or operator of the project neither as an employer, business partner, employee, or by sharing a common employer, having a contractual arrangement outside the audit, or by relationship as spouse, partner, sibling, parent, or child;
- I do not have any pecuniary interest in the audited project, including where there is a reasonable likelihood or expectation of financial gain or loss to me or spouse, partner, sibling, parent, or child;
- neither I nor my employer have provided consultancy services for the audited project that were subject to this audit except as otherwise declared to the Department prior to the audit; and
- I have not accepted, nor intend to accept any inducement, commission, gift or any other benefit (apart from payment for auditing services) from any proponent, owner or operator of the project, their employees or any interested party. I have not knowingly allowed, nor intend to allow my colleagues to do so.

### Notes:

- a) Under section 10.6 of the *Environmental Planning and Assessment Act 1979* a person must not include false or misleading information (or provide information for inclusion in) in a report of monitoring data or an audit report produced to the Minister in connection with an audit if the person knows that the information is false or misleading in a material respect. The proponent of an approved project must not fail to include information in (or provide information for inclusion in) a report of monitoring data or an audit report produced to the Minister in connection with an audit if the person knows that the information is materially relevant to the monitoring or audit. The maximum penalty is, in the case of a corporation, \$1 million and for an individual, \$250,000; and
- b) The *Crimes Act 1900* contains other offences relating to false and misleading information: section 307B (giving false or misleading information – maximum penalty 2 years imprisonment or 200 penalty units, or both).

Name of Lead Auditor	Rebeka Hall
Signature	
Qualifications	<ul style="list-style-type: none"><li>• Exemplar Global AU (ISO 19011:2018) (No. 7090575-5136510)</li><li>• NSW EPA Accredited Site Auditor (under Contaminated Land Management Act) (No. 0802)</li><li>• Certified Environmental Practitioner (General) EIANZ (No. 889)</li><li>• Certified Environmental Practitioner (Site Contamination Specialist) EIANZ (No. SC40913)</li><li>• BEnvSc (Hons) (Geology)</li></ul>



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Name of Auditor/Technical Specialist	Cheryl Halim
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Signature

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Qualifications	<ul style="list-style-type: none"><li>• BE (Chemical)</li><li>• PhD (Chemical Engineering)</li></ul>
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## Appendix C Correspondence

Western Sydney University  
Locked Bag 1797  
Penrith NSW 2751

Contact: Alfarid Hussain  
Phone: 02 9274 6456  
Email: [compliance@planning.nsw.gov.au](mailto:compliance@planning.nsw.gov.au)

30 March 2020

Attn: Michelle Lee

Via email: [Michelle.Lee@westernsydney.edu.au](mailto:Michelle.Lee@westernsydney.edu.au)

Dear Ms Lee,

**Agreement of Independent Auditor  
Western Sydney University Innovation Hub (SSD 9670)**

I refer to your letter dated 20 March 2020 seeking the agreement of the Secretary of the Department of Planning, Industry and Environment (**Department**) of a suitably qualified, experienced and independent auditor to undertake an independent audit of the Western Sydney University Innovation Hub.

In accordance with Condition C29 of SSD 9670 the Secretary has agreed to the following audit team:

- 1) Rebeka Hall, lead auditor; and
- 2) Cheryl Halim, assistant auditor.

Please ensure this correspondence is appended to the Independent Audit Report.

The Independent Audit must be prepared, undertaken and finalised in accordance with the *Independent Audit Post Approval Requirements* (Department 2018). Failure to meet these requirements will require revision and resubmission.

The Department reserves the right to request an alternate auditor or audit team for future audits.

Notwithstanding, the agreement for the above listed audit team for this project, each respective project approval requires a request for the agreement to the auditor be submitted to the Department, for the consideration of the Secretary. Each request is reviewed and depending on the complexity of future projects, the suitability of a proposed auditor will be considered.

If you have any questions, please contact Alfarid Hussain on (02) 9274 6456 or [compliance@planning.nsw.gov.au](mailto:compliance@planning.nsw.gov.au).

Yours sincerely,



Julia Pope  
**Team Leader- Compliance (Metro)**  
As the Secretary's Nominee

## Cheryl Halim

---

**From:** Thomas Lay <thomas.lay@solutionsconsulting.com.au>  
**Sent:** Friday, May 8, 2020 2:49 PM  
**To:** Cheryl Halim; Nick Grobler; Matt Stanway; Lauren Kalina; Andrew Steventon  
**Cc:** Rebeka Hall; Jack Braithwaite  
**Subject:** RE: 20061 Closing Meeting for Independent Environmental Audit, Western Sydney University Innovation Hub  
**Attachments:** Appendix F. Audit Table.xlsx

Hi Cheryl

Thank you for your call earlier and your explanation of the independent audit processes undertaken with RCC.

On behalf of Charter Hall, we advise no objections to the audit table provided and confirm your advice that there are "nil" non-conformance reported with respect to the RCC project works from an SSD Environmental Audit perspective.

Regards,  
**Thomas Lay**

M 0414 505 020  
Level 16, 1 Martin Place  
Sydney NSW 2000  
E [thomas.lay@solutionsconsulting.com.au](mailto:thomas.lay@solutionsconsulting.com.au)



[www.solutionsconsulting.com.au](http://www.solutionsconsulting.com.au)

---

**From:** Cheryl Halim <cheryl.halim@zoic.com.au>  
**Sent:** 6 May, 2020 9:35 AM  
**To:** Thomas Lay <thomas.lay@solutionsconsulting.com.au>; Nick Grobler <nick.grobler@solutionsconsulting.com.au>  
**Cc:** Rebeka Hall <rebeka.hall@zoic.com.au>; Jack Braithwaite <jack.braithwaite@zoic.com.au>  
**Subject:** 20061 Closing Meeting for Independent Environmental Audit, Western Sydney University Innovation Hub

Dear Thomas/Nick,  
I had meant to cc you on the closing meeting outcomes of the Independent Environmental Audit provided in the email below and only realise today, as we are in the middle of finalising the report. I apologise for that. Since the issue of the email below, we have managed to close out the outstanding items, with RCC's assistance.

To be independent, we are required to seek feedback from you as the project manager, on RCC's environmental management practices. Can you please let us know if you have any concerns of their practices? Your feedback will be included in our Audit report.

Thank you.

Kind regards,  
**Dr Cheryl Halim**  
Senior Environmental Engineer



**ZOIC Environmental Pty Ltd**

A: Suite 1, Level 9, 189 Kent Street, Sydney NSW 2000

P: 02 9251 8070

M: 0430 013 246

[www.zoic.com.au](http://www.zoic.com.au)

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---

**From:** Cheryl Halim

**Sent:** Thursday, April 30, 2020 12:19 PM

**To:** Daniel Vidovic <[VidovicD@richardcrookes.com.au](mailto:VidovicD@richardcrookes.com.au)>; [CrosbieC@richardcrookes.com.au](mailto:CrosbieC@richardcrookes.com.au)

**Cc:** Rebeka Hall <[rebeka.hall@zoic.com.au](mailto:rebeka.hall@zoic.com.au)>; Jack Braithwaite <[jack.braithwaite@zoic.com.au](mailto:jack.braithwaite@zoic.com.au)>; Peter Woodfield <[WoodfieldP@richardcrookes.com.au](mailto:WoodfieldP@richardcrookes.com.au)>; [jodrummond71@gmail.com](mailto:jodrummond71@gmail.com)

**Subject:** 20061 Closing Meeting for Independent Environmental Audit, Western Sydney University Innovation Hub

Dear All,

Thank you to Richard Crookes and EcCell for attending our Opening Meeting for the initial IEA on Friday 24 April 2020 and site visit on Monday 27 April 2020. We also appreciate receiving project records prior to the Audit, which expedites the audit process.

### 1. Background and Objective of Email

During the site visit, we observed environmental management and conducted interviews with key Richard Crookes Constructions (RCC) and EcCell representatives regarding site practices. We also completed a review of the information provided by RCC against the IEA Audit Table included in our Audit Program.

As discussed onsite, the compliance status is evaluated as follows:

- Compliant
- Non-compliant
- Non-triggered

The purpose of this email is to provide an overview of our findings, and a request for additional information to address outstanding items.

Please treat this email as the Closing Meeting for the initial IEA.

### 2. Status of Review and Timing.

The status of our Audit Table is attached. Outstanding items are flagged in yellow, and we request additional information (if available) from RCC.

The Draft Report will be sent to RCC and Solution Consulting Australia by 8 May 2020.

RCC will have an opportunity to provide additional information and rectify any potential non-compliances by 5 May 2020.

After which we will issue our final report.

### 3. Identified Strengths

RCC has a very organised system and robust record keeping, which greatly assisted our audit. During the site audit, it was demonstrated that RCC has proactive approach to environmental management and is amenable to suggestions on improvement.

#### **4. Potential non-compliances and opportunities for improvement**

Zoic identified the following potential non-compliances / opportunities for improvements:

- Items Z21 & Z68 – Uploading available information onto the website.
- Items Z73, Z74, Z82, Z144, Z148, Z150 – Some sign in records were outside of the approved construction hours. Please provide comment on this discrepancy.
- Item Z84, Z156 – Exceedances in vibration monitoring. Please confirm what action was taken.
- Item Z123, Z140 – Record of incident to be updated to check if this incident is correct and to include root cause investigation and detail of preventative action.
- Item Z141 & Z145 – Fuel cupboard was not bunded. It is understood that fuel decanting is generally conducted directly into the equipment. It is recommended that a dedicated fuel decanting area be made available, which is bunded or lined to prevent spillage.

We seek a response to the items above by 5 May 2020 (preferably earlier).

#### **5. Outstanding Items in Audit Table**

See attached table. Please provide before 5 May 2020 (preferably earlier).

#### **6. Input from Solutions Consulting Australia (SCA)**

As we are engaged by RCC (the contractor), we are required to seek feedback from Solutions Consulting Australia, who is the Project Manager for the development. Feedback will be documented in the IEA report. Could SCA please provide ZOIC feedback on RCC environmental management practices and performance to date on the project? Please respond to Zoic directly.

Thank you for your time.

Please don't hesitate to contact Rebeka or myself if you have any questions.

Sent on behalf of Rebeka Hall, Lead Auditor.

Kind regards,

**Dr Cheryl Halim**

Senior Environmental Engineer



**ZOIC Environmental Pty Ltd**

A: Suite 1, Level 9, 189 Kent Street, Sydney NSW 2000

P: 02 9251 8070

M: 0430 013 246

[www.zoic.com.au](http://www.zoic.com.au)

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## Appendix D Record of Meeting and Agenda

ZOIC Environmental Pty Ltd  
 ABN 23 154 745 525  
 Suite 1, Level 9  
 189 Kent Street Sydney 2000  
 Phone: +61 2 9251 8070  
[www.zoic.com.au](http://www.zoic.com.au)

20061 L2 Opening and closing meeting agenda.docx

## Independent Environmental Audit – Opening Meeting Agenda

**Site:** Western Sydney University Innovation Hub

**SSD:** 9670

**Date & Time:** 24 April 2020 2pm (Opening Meeting), 29 April 2020 (time TBC, Closing Meeting)

**Invitees:**

Rebeka Hall (Zoic)	Cheryl Halim (Zoic)	Jack Braithwaite (Zoic)
Daniel Vidovic (RCC)	Peter Woodfield (RCC)	Caoimhe Crosbie (RCC)
Kevin Morgan (RCC)	Greg Tischmann (RCC)	Thomas Lay (Solutions Consulting)
Nick Grobler (Solutions Consulting)	Jo Drummond (EcCell)	

## AGENDA

### OPENING MEETING

1. Introductions
  - a. Participants and Roles
  - b. Purpose and Objective of Audit
  - c. Scope of Audit (boundary, activities, processes)
  - d. Criteria for Audit (SSD Conditions, CEMP commitments)
2. Audit Methodology and Timing
  - a. Audit requirements (timetable, access requirements, logistics, resources)
  - b. Evidence based (record and observation)
  - c. Cultural, religious, social sensitivities (if any)
3. Communication
  - a. Recording of observations (notes, photographs, discussions)
  - b. Confidentiality
4. Reporting
  - a. Method (at time of observation, during closing meeting, formal report)
  - b. Grading – Compliant, Non-Compliant, Not Triggered, Recommendations
5. Timing for close out meeting



## CLOSING MEETING

1. Overview of key findings
2. Reporting & timing



Independent Environmental Audit – Opening & Closing Meeting Attendance Sheet

Date	Attendee & Company	Signature
Opening Meeting		
24/4/2020	Rebeka Hall, Zoic Environmental	Online meeting
24/4/2020	Cheryl Halim, Zoic Environmental	Online meeting
24/4/2020	Jack Braithwaite, Zoic Environmental	Online meeting
24/4/2020	Daniel Vidovic, Richard Crookes Constructions	Online meeting
24/4/2020	Caoimhe Crosbie, Richard Crookes Constructions	Online meeting
24/4/2020	Jo Drummond, EcCell	Online meeting

**From:** Cheryl Halim  
**Sent:** Thursday, April 30, 2020 12:19 PM  
**To:** Daniel Vidovic; CrosbieC@richardcrookes.com.au  
**Cc:** Rebeka Hall; Jack Braithwaite; Peter Woodfield; jodrummond71@gmail.com  
**Subject:** 20061 Closing Meeting for Independent Environmental Audit, Western Sydney University Innovation Hub  
**Attachments:** Appendix F. Audit Table.xlsx

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Zoic identified the following potential non-compliances / opportunities for improvements:

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- Item Z123, Z140 – Record of incident to be updated to check if this incident is correct and to include root cause investigation and detail of preventative action.
- Item Z141 & Z145 – Fuel cupboard was not bunded. It is understood that fuel decanting is generally conducted directly into the equipment. It is recommended that a dedicated fuel decanting area be made available, which is bunded or lined to prevent spillage.

We seek a response to the items above by 5 May 2020 (preferably earlier).

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See attached table. Please provide before 5 May 2020 (preferably earlier).

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Thank you for your time.

Please don't hesitate to contact Rebeka or myself if you have any questions.

Sent on behalf of Rebeka Hall, Lead Auditor.

Kind regards,

**Dr Cheryl Halim**

Senior Environmental Engineer



#### **ZOIC Environmental Pty Ltd**

A: Suite 1, Level 9, 189 Kent Street, Sydney NSW 2000

P: 02 9251 8070

M: 0430 013 246

[www.zoic.com.au](http://www.zoic.com.au)

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## Appendix E Photographs

**Client Name:**

Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z71	Date:  27/4/2020	
Description:  Hoarding along Hassall Street with danger and no entry to unauthorised persons sign.		

Zoic Ref.: Z71	Date: 27/4/2020	
Description:  Site emergency / evacuation plan and emergency contact details on site hoarding along Hassall Street.		

**Client Name:**


Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z71	Date:  27/4/2020	
Description:  Richard Crookes Constructions sign on Hassall Street hoarding.		

**Client Name:**

Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:	
Z71	27/4/2020	
Description:		
Project Building Certifier and Project Structural Engineer contact details and the Project hours of work sign on hoarding along Hassall Street.		

Zoic Ref.:	Date:	
Z79, Z94, Z96, Z116, Z127, Z151, Z154	27/4/2020	
Description:		
Hoarding along Hassall Street and delivery access roller door. Covered footpath.		

**Client Name:**

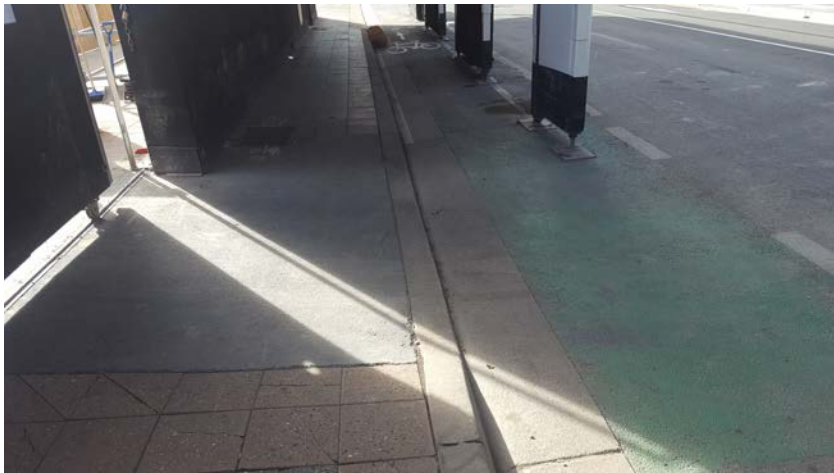
Richard Crookes Constructions  
Pty Ltd


**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z54, Z88, Z89, Z94, Z96, Z116, Z142, Z143, Z154	Date:  27/4/2020	
Description:  Delivery / plant site access roller door fronting Hassall Street.		

Zoic Ref.:  Z54, Z88, Z89, Z94, Z96, Z142, Z143	Date:  27/4/2020	
Description:  Hassall Street at the plant / delivery point to the site.		

**Client Name:**

Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z53, Z54, Z78, Z89, Z94, Z96, Z142, Z143	Date:  27/4/2020	
Description:  Plant access to site. Cattle / rumble grid at the vehicle entrance.		

Zoic Ref.:  Z53, Z54, Z88, Z89, Z94, Z96, Z129, Z142, Z143	Date:  27/4/2020	
Description:  Sediment sausage west of the plant access door on Hassall Street (upgradient).		

**Client Name:**

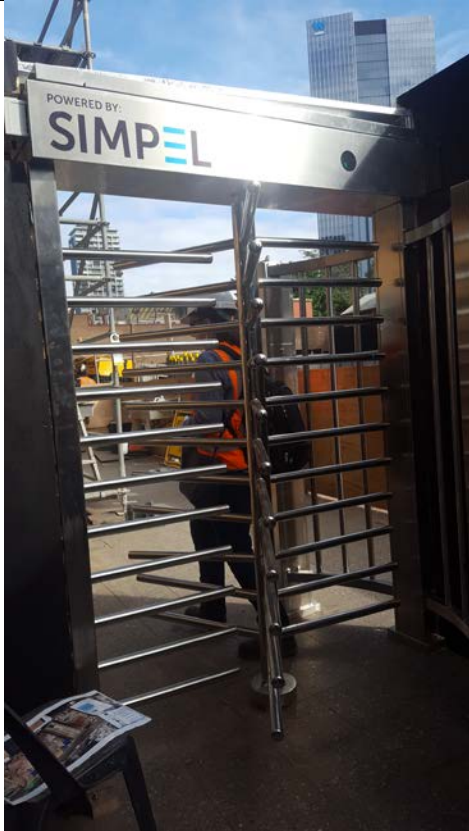
Richard Crookes Constructions  
Pty Ltd


**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:	
Z116	27/4/2020	
Description:		
Electronic turnstile access to the construction site for personnel. Requires swipe card. Logs personnel, date, time in and out.		

Zoic Ref.:	Date:	
Z116, Z154	27/4/2020	
Description:		
Construction area and plant access ramp looking north west.		

**Client Name:**


Richard Crookes Constructions  
Pty Ltd

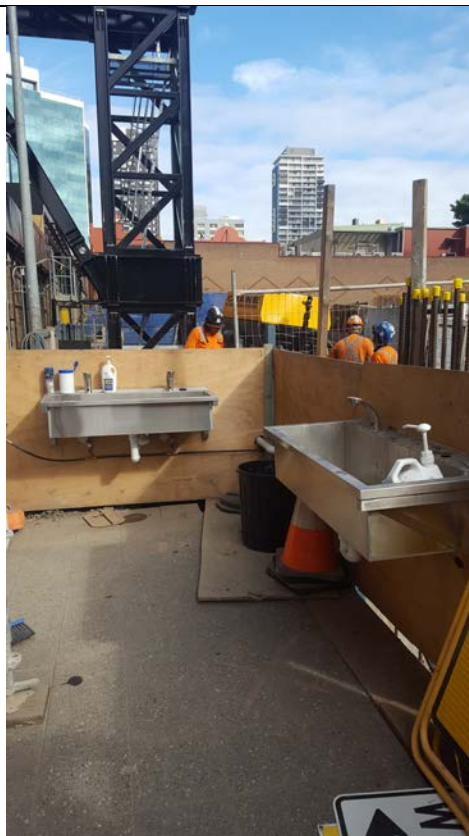
**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:  27/4/2020	
Description:  Looking into the excavation in the south eastern portion of the site. Recovered aggregate visible on the surface of the excavation. Fire extinguisher and emergency procedure signposted. Nurse call button also available at the emergency sign post.		

Zoic Ref.:	Date:  27/4/2020	
Description:  Personnel entrance to the construction site. Handwashing facilities available.		

**Client Name:**

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Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:  27/4/2020	
Description:  Looking south west. Plant and delivery site access visible at the top of the access ramp.		

Zoic Ref.:	Date:  27/4/2020	
Description:  Construction material stockpiles in the northern portion of the construction site.		

**Client Name:**

Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.: Z94, Z130, Z141	Date: 27/4/2020	
Description:  Bunded drum for waste oil storage.		

**Client Name:**


Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:		
Z53, Z89, Z94, Z97, Z129, Z141	27/4/2020		
Description:			
Surface water is pumped into sedimentation holding tanks for offsite disposal using a liquid waste contractor.			

**Client Name:**


Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z141	Date:  27/4/2020	
Description:  Chemical storage – cylinders in bund.		

**Client Name:**

Richard Crookes Constructions  
Pty Ltd

**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:	
Z145	27/4/2020	
Description:		
Emergency spill kit signposted and available in the northern portion of the site.		

**Client Name:**

Richard Crookes Constructions  
Pty Ltd


**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:	
Z141, Z145	27/4/2020	
Description:		
Flammable chemical storage container. Within the container the base is self-bunding. Sediment sausage around the container.		

Zoic Ref.:	Date:	
Z78, Z84, Z85, Z87, Z94, Z116, Z130, Z143	27/4/2020	
Description:		
Excavation area in the western portion of the site. Manual dust suppression in use. Irrigation piping located around the perimeter of the site for use as dust suppression as required. Skip bin for co-mingled waste storage observed. No dust or exhaust smoke observed.		

**Client Name:**


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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z84, Z85, Z87, Z94, Z130, Z143	Date:  27/4/2020	
Description:  Excavation with dust suppression (supervision with hose). Skip bin for co-mingled waste storage observed. No dust or exhaust smoke visible.		

Zoic Ref.:	Date:  27/4/2020	
Description:  Looking to the south western portion of the site.		

Zoic Ref.:	Date:  27/4/2020	
Description:  Exclusion zone around the excavation area.		

**Client Name:**


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**Project Number:**

20061

Zoic Ref.:	Date:  27/4/2020	
Description:  North western portion of the site.		

Zoic Ref.:	Date:  27/4/2020	
Description:  Centre of the southern portion of the site. Site plant access ramp visible and crane to the right of the image.		

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Pty Ltd

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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date: 27/4/2020
Description:  Looking toward the south eastern portion of the site.	



Zoic Ref.:	Date: 27/4/2020
Description:  Looking at the southern portion of the site. Crane visible.	



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**Project Number:**

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Zoic Ref.:	Date:  27/4/2020	
Description:  Portaloo located in the south eastern portion of the site. The waste is pumped out by a waste contractor.		

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Pty Ltd

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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:  27/4/2020	
Description:  Emergency contact, evacuation plan, fire extinguisher and nurse call located in the south eastern portion of the site.		

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Pty Ltd

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Western Sydney University  
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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:  27/4/2020	
Description:  Evacuate emergency alarm. Located in the south eastern portion of the site.		

**Client Name:**

Richard Crookes Constructions  
Pty Ltd

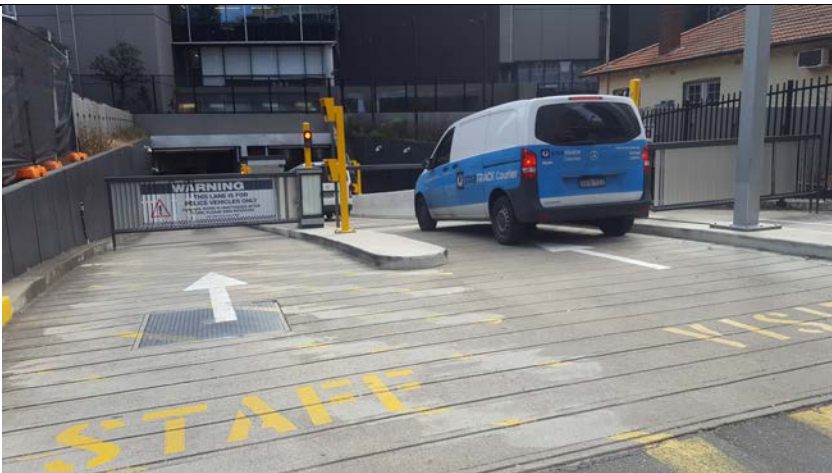
**Site Location:**

Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z54, Z88, Z89, Z94, Z96, Z129, Z142	Date:  27/4/2020	
Description:  Roadway / kerbside along Hassall Street to the east of the construction area (downgradient).		

Zoic Ref.:  Z94	Date:  27/4/2020	
Description:  Curtis Cheng Building carpark access located adjacent to the east of the construction area of the site.		

**Client Name:**


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Pty Ltd

**Site Location:**

Western Sydney University  
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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z94, Z116	Date:  27/4/2020	
Description:  Curtis Cheng Building carpark access located adjacent to the east of the construction area of the site.		

Zoic Ref.:  Z94	Date:  27/4/2020	
Description:  Rear of 10 Hassall Street where it is proposed to situate the concrete pump.		

**Client Name:**

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Pty Ltd

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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z94	Date:  27/4/2020	
Description:  Rear of 10 Hassall Street where it is proposed to situate the concrete pump which will go over the Curtis Cheng Carpark driveway.		

Zoic Ref.: Z94	Date: 27/4/2020	
Description:  Rear of 10 Hassall Street.		

Zoic Ref.:  Z94	Date:  27/4/2020	
Description:  Rear of 10 Hassall Street. Some equipment is stored here for the construction site.		

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Pty Ltd

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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.: Z94	Date: 27/4/2020	
Description:  Rear of 10 Hassall Street.		

Zoic Ref.:  Z88, Z89, Z94, Z96, Z142	Date:  27/4/2020	
Description:  Some minor staining of the footpath at the driveway entrance to 10 Hassall Street.		

**Client Name:**


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Pty Ltd

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Western Sydney University  
Innovation Hub, 2-6 Hassall St  
Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:  Z53, Z54, Z88, Z89, Z94, Z96, Z129, Z142	Date:  27/4/2020	
Description:  Closest stormwater kerb side pit located along Charles Street to the east of the site. Sediment sausage in installed.  Stormwater pit did not appear to have sediment build up within.		

Zoic Ref.:	Date:	
Z116	27/4/2020	
Description:		
Turnstile entry to the site office. Electronic access logs personnel, date, time in and time out.		

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**Project Number:**

20061

Zoic Ref.:	Date:	
-	27/4/2020	
Description:		
First Aid notice, identification of site certified first aiders, and Nurse Call.		
WHS Consultation notice board which included, Emergency Management Plan, Emergency Contact Numbers, Evacuation Diagram and Procedure, Safety Inspection Checklist, and WHS Consultation Statement.		

Zoic Ref.:	Date:	
-	27/4/2020	
Description:		
Fire hose, hydrant access, fire extinguisher, and evacuation alert button in the sight office.		

**Client Name:**

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Pty Ltd

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Parramatta NSW 2150

**Project Number:**

20061

Zoic Ref.:	Date:	
-	27/4/2020	
Description:		
Induction room.		

Zoic Ref.:	Date:	
-	27/4/2020	
Description:		
Shoe scrub at entrance to the site office off Hassall Street.		



## Appendix F Audit Table

Zoic ID	Document	SSD Condition / CEMP Section	Category	Item	Condition	Audit Phase	Evidence Collected / Observations	Independent Audit Findings and Recommendations	Compliance Status		
									Compliant	Non-Compliant	Not Triggered
Part A Administrative Conditions											
Z1	SSD	A1.	Admin	Obligation to Minimise Harm to the Environment	In addition to meeting the specific performance measures and criteria in this consent, all reasonable and feasible measures must be implemented to prevent, and, if prevention is not reasonable and feasible, minimise any material harm to the environment that may result from the construction and operation of the development.		Reviewed as per implementation of relevant conditions and CEMP.				
Z2	SSD	A2.	Admin	Terms of Consent	The development may only be carried out: (a)in compliance with the conditions of this consent; (b)in accordance with all written directions of the Planning Secretary; (c)generally in accordance with the EIS and Response to Submissions; (d)in accordance with the approved plans in the table below: see PDF for Table of plans		Note only				
Z3	SSD	A3	Admin	Terms of Consent	Consistent with the requirements in this consent, the Planning Secretary may make written directions to the Applicant in relation to: (a)the content of any strategy, study, system, plan, program, review, audit, notification, report or correspondence submitted under or otherwise made in relation to this consent, including those that are required to be, and have been, approved by the Planning Secretary; (b)any reports, reviews or audits commissioned by the Planning Secretary regarding compliance with this approval; and (c)the implementation of any actions or measures contained in any such document referred to in (a) above		Note only				
Z4	SSD	A4	Admin	Terms of Consent	The conditions of this consent and directions of the Planning Secretary prevail to the extent of any inconsistency, ambiguity or conflict between them and a document listed in condition A2(c) or A2(d). In the event of an inconsistency, ambiguity or conflict between any of the documents listed in condition A2(c) and A2(d), the most recent document prevails to the extent of the inconsistency, ambiguity or conflict.		Note only				
Z5	SSD	A5	Admin	Limits of Consent	This consent lapses five years after the date of consent unless work is physically commenced		Note only				
Z6	SSD	A6	Admin	Prescribed Conditions	The Applicant must comply with all relevant prescribed conditions of development consent under Part 6, Division 8A of the EP&A Regulation.		Note only				
Z7	SSD	A7	Admin	Planning Secretary as Moderator	In the event of a dispute between the Applicant and a public authority, in relation to an applicable requirement in this approval or relevant matter relating to the Development, either party may refer the matter to the Planning Secretary for resolution. The Planning Secretary's resolution of the matter must be binding on the parties.		Note only				
Z8	SSD	A8	Consultation	Evidence of Consultation	Where conditions of this consent require consultation with an identified party, the Applicant must: (a)consult with the relevant party prior to submitting the subject document for information or approval; and (b)provide details of the consultation undertaken including: (i)the outcome of that consultation, matters resolved and unresolved; and (ii)details of any disagreement remaining between the party consulted and the Applicant and how the Applicant has addressed the matters not resolved.		Note only				
Z9	SSD	A9	Admin	Staging	The project may be constructed and operated in stages. Where staged construction or operation is proposed, a Staging Report (for either or both construction and operation as the case may be) must be prepared and submitted for the information of the Planning Secretary. The Staging Report must be submitted to the Planning Secretary no later than one month before the commencement of construction of the first of the proposed stages of construction (or if only staged operation is proposed, one month before the commencement of operation of the first of the proposed stages of operation).		Not relevant to IEA				
Z10	SSD	A10	Admin	Staging	A Staging Report prepared in accordance with condition A9 must: (a)if staged construction is proposed, set out how the construction of the whole of the project will be staged, including details of work and other activities to be carried out in each stage and the general timing of when construction of each stage will commence and finish; (b)if staged operation is proposed, set out how the operation of the whole of the project will be staged, including details of work and other activities to be carried out in each stage and the general timing of when operation of each stage will commence and finish (if relevant); (c)specify how compliance with conditions will be achieved across and between each of the stages of the project; and (d)set out mechanisms for managing any cumulative impacts arising from the proposed staging.		Not relevant to IEA				
Z11	SSD	A11	Admin	Staging	Where staging is proposed, the project must be staged in accordance with the Staging Report, as submitted to the Planning Secretary.		Not relevant to IEA				
Z12	SSD	A12	Admin	Staging	Where staging is proposed, the terms of this approval that apply or are relevant to the works or activities to be carried out in a specific stage must be complied with at the relevant time for that stage.		Not relevant to IEA				

Zoic ID	Document	SSD Condition / CEMP Section	Category	Item	Condition	Audit Phase	Evidence Collected / Observations	Independent Audit Findings and Recommendations	Compliance Status		
									Compliant	Non-Compliant	Not Triggered
Z13	SSD	A13		Staging, Combining and Updating Strategies, Plans or Programs	With the approval of the Planning Secretary, the Applicant may: (a)prepare and submit any strategy, plan (including management plan, architectural or design plan) or program required by this consent on a staged basis (if a clear description is provided as to the specific stage and scope of the development to which the strategy, plan (including management plan, architectural or design plan) or program applies, the relationship of the stage to any future stages and the trigger for updating the strategy, plan (including management plan, architectural or design plan) or program); (b)combine any strategy, plan (including management plan, architectural or design plan), or program required by this consent (if a clear relationship is demonstrated between the strategies, plans (including management plan, architectural or design plan) or programs that are proposed to be combined); and (c)update any strategy, plan (including management plan, architectural or design plan), or program required by this consent (to ensure the strategies, plans (including management plan, architectural or design plan), or programs required under this consent are updated on a regular basis and incorporate additional measures or amendments to improve the environmental performance of the development).		Not relevant to IEA				
Z14	SSD	A14	Admin	Staging, Combining and Updating Strategies, Plans or Programs	If the Planning Secretary agrees, a strategy, plan (including management plan, architectural or design plan), or program may be staged or updated without consultation being undertaken with all parties required to be consulted in the relevant condition in this consent.		Not relevant to IEA				
Z15	SSD	A15	Admin	Staging, Combining and Updating Strategies, Plans or Programs	If approved by the Planning Secretary, updated strategies, plans (including management plan, architectural or design plan), or programs supersede the previous versions of them and must be implemented in accordance with the condition that requires the strategy, plan, program or drawing.		Not relevant to IEA				
Z16	SSD	A16	Building	Structural Adequacy	All new buildings and structures, and any alterations or additions to existing buildings and structures, that are part of the development, must be constructed in accordance with the relevant requirements of the BCA.		Not relevant to IEA				
Z17	SSD	A17	Building	External Walls and Cladding	The external walls of all buildings including additions to existing buildings must comply with the relevant requirements of the BCA.		Not relevant to IEA				
Z18	SSD	A18	Admin	Applicability of Guidelines	References in the conditions of this consent to any guideline, protocol, Australian Standard or policy are to such guidelines, protocols, Standards or policies in the form they are in as at the date of this consent.		Note only				
Z19	SSD	A19	Admin	Applicability of Guidelines	Consistent with the conditions of this consent and without altering any limits or criteria in this consent, the Planning Secretary may, when issuing directions under this consent in respect of ongoing monitoring and management obligations, require compliance with an updated or revised version of such a guideline, protocol, Standard or policy, or a replacement of them.		Note only				
Z20	SSD	A20	IEA	Monitoring and Environmental Audits	Any condition of this consent that requires the carrying out of monitoring or an environmental audit, whether directly or by way of a plan, strategy or program, is taken to be a condition requiring monitoring or an environmental audit under Division 9.4 of Part 9 of the EP&A Act. This includes conditions in respect of incident notification, reporting and response, non- compliance notification, Site audit report and independent auditing. <i>Note:For the purposes of this condition, as set out in the EP&amp;A Act, "monitoring" is monitoring of the development to provide data on compliance with the consent or on the environmental impact of the development, and an "environmental audit" is a periodic or particular documented evaluation of the development to provide information on compliance with the consent or the environmental management or impact of the development.</i>		Note only				

Zoic ID	Document	SSD Condition / CEMP Section	Category	Item	Condition	Audit Phase	Evidence Collected / Observations	Independent Audit Findings and Recommendations	Compliance Status		
									Compliant	Non-Compliant	Not Triggered
Z21	SSD	A21	Admin	Access to Information	At least 48 hours before the commencement of construction until the completion of all works under this consent, or such other time as agreed by the Planning Secretary, the Applicant must: (a)make the following information and documents (as they are obtained or approved) publicly available on its website: (i)the documents referred to in condition A2 of this consent; (ii)all current statutory approvals for the development; (iii)all approved strategies, plans and programs required under the conditions of this consent; (iv)regular reporting on the environmental performance of the development in accordance with the reporting arrangements in any plans or programs approved under the conditions of this consent; (v)a comprehensive summary of the monitoring results of the development, reported in accordance with the specifications in any conditions of this consent, or any approved plans and programs; (vi)a summary of the current stage and progress of the development; (vii)contact details to enquire about the development or to make a complaint; (viii)a complaints register, updated monthly; (ix)audit reports prepared as part of any independent audit of the development and the Applicant's response to the recommendations in any audit report; (x)any other matter required by the Planning Secretary; and (b)keep such information up to date, to the satisfaction of the Planning Secretary.	Pre-construction	2/5/2020: Website <https://www.6hsl.com/leasing> was accessed. Sighted: * Stack plan of the development. *Contact details for enquiry and to lodge a complaint. *Current progress of the development. Sighted and accessed links to the following planning approval documents: * NSW DPIE State Significant Development Application. * CEMP * Hazardous Material Management Plan * Environmental Policy 2018 * Environmental Risk Matrix * Environmental Controls * Environmental Audit Program * Complaint Register  4/5/2020: Record * Correspondence (Aconex Mail No: RCC-GCOR-001380 / Reference No. RCC-GCOR-001169) providing Solutions Consulting Australia with the April Monthly Environmental Audit from EcCell to be uploaded to the website. 5/5/2020 Record: *RCC Aconex correspondence (RCC-GCOR-001169) to Thomas Lay of Solutions Consulting Australia requesting the EIS is uploaded to the website.				
Z22	SSD	A22	Compliance	Compliance	The Applicant must ensure that all of its employees, contractors (and their sub-contractors) are made aware of, and are instructed to comply with, the conditions of this consent relevant to activities they carry out in respect of the development.	Construction	27/04/2020 Sighted: induction indicates that site workers are made aware of applicable legal and other requirements (environmental laws, regulations, statutory requirements, and instruments of approval).				
Z23	SSD	A23	Incident/Non-Compliance	Incident Notification, Reporting and Response	The Department must be notified in writing to compliance@planning.nsw.gov.au immediately after the Applicant becomes aware of an incident. The notification must identify the development (including the development application number and the name of the development if it has one), and set out the location and nature of the incident.	Construction	No incidents have occurred onsite that are notifiable.				
Z24	SSD	A24	Incident/Non-Compliance	Incident Notification, Reporting and Response	Subsequent notification must be given and reports submitted in accordance with the requirements set out in Appendix 2.	Construction	No incidents have occurred onsite that are notifiable.				
Z25	SSD	A25	Incident/Non-Compliance	Non-Compliance Notification	The Planning Secretary must be notified in writing to compliance@planning.nsw.gov.au within seven days after the Applicant becomes aware of any non-compliance. The Certifying Authority must also notify the Department in writing to compliance@planning.nsw.gov.au within seven days after they identify any non-compliance.	Construction	4/4/2020 Record: sighted RCC correspondence (Aconex Ref: RCC-GCOR-001257) stating that 'no non-compliances have been recorded since CC approval and major works construction began'.				
Z26	SSD	A26	Incident/Non-Compliance	Non-Compliance Notification	The 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.	Construction	4/4/2020 Record: sighted RCC correspondence (Aconex Ref: RCC-GCOR-001257) stating that 'no non-compliances have been recorded since CC approval and major works construction began'.				
Z27	SSD	A27	Incident/Non-Compliance	Non-Compliance Notification	A non-compliance which has been notified as an incident does not need to also be notified as a non-compliance.		Note only				

Zoic ID	Document	SSD Condition / CEMP Section	Category	Item	Condition	Audit Phase	Evidence Collected / Observations	Independent Audit Findings and Recommendations	Compliance Status		
									Compliant	Non-Compliant	Not Triggered
Z28	SSD	A28	Admin	Revision of Strategies, Plans and Programs	Within three months of: (a)the submission of a compliance report under condition B36; (b)the submission of an incident report under condition C37; (c)the submission of an Independent Audit under condition C32; (d)the approval of any modification of the conditions of this consent; or (e)the issue of a direction of the Planning Secretary under condition A2 which requires a review, the strategies, plans and programs required under this consent must be reviewed, and the Department and the Certifying Authority must be notified in writing that a review is being carried out. If necessary, to either improve the environmental performance of the development, cater for a modification or comply with a direction, the strategies, plans and programs required under this consent must be revised, to the satisfaction of the Certifying Authority. Where revisions are required, the revised document must be submitted to the Certifying Authority for approval within six weeks of the review. Note: This is to ensure strategies, plans and programs are updated on a regular basis and to incorporate any recommended measures to improve the environmental performance of the development.	Construction	It is understood that no revision of plans has occurred as the construction only recently commenced.				
Z29	SSD	A29	Amenity	Signage	Details of the final signage design, content and illumination within the approved signage zones are to be submitted to the satisfaction of the Planning Secretary prior to the installation and display of any signage.	Operation	Signage is in progress and is coordinated by Charter Hall. Email from Charter Hall dated 5 May 2020 states that this condition only applies to building signage, not hoarding signage.				
Z30	SSD	A30	Building	Design Excellence and Integrity	In order to ensure design excellence of the development is retained: (a)the lead architect is to have: (i)direct involvement in the design competition, contract documentation construction stages of the project (ii)access to the site and is to be authorised by the Applicant to respond directly to the consent authority where information or clarification is required in the resolution of the design issues throughout the life of the project. (b)in the event that the design architect for the application is not the lead architect (A24(a)), it must have a role in the Design Integrity Panel (DIP) or another review/oversight role as may be agreed by the Planning Secretary.		Not relevant for IEA				
Z31	SSD	A31	Building	Design Excellence and Integrity	The DIP is to be provided with the opportunity to review and comment on the architectural drawings, landscape drawings and samples of all external materials, including revised 3D photomontages, prepared during design development prior to the issue of the relevant certification of Crown building works. This is to ensure that the construction certification drawings are consistent with the approved design.		Not relevant for IEA				
Z32	SSD	A32	Building	Design Excellence and Integrity	Any changes to the design must be referred to the Design Integrity Panel for endorsement.		Not relevant for IEA				
PART B Prior to Commencement of Construction											
Z33	SSD	B1	Admin	Notification of Commencement	The Department must be notified in writing of the dates of commencement of physical work and operation at least 48 hours before those dates.	Pre-Construction	22/4/2020: RCC letter dated 3 April 2020 to DPIE was sighted.				
Z34	SSD	B2	Admin	Notification of Commencement	If the construction or operation of the development is to be staged, the Department must be notified in writing at least 48 hours before the commencement of each stage, of the date of commencement and the development to be carried out in that stage.	Pre-Construction	Based on discussion with RCC, the construction process will not be staged.				
Z35	SSD	B3	Building	Certified Drawings	Prior to the commencement of construction, the Applicant must submit to the satisfaction of the Certifying Authority structural drawings prepared and signed by a suitably qualified practicing Structural Engineer that demonstrates compliance with the relevant clauses of the BCA and this development consent.		Not relevant for IEA				
Z36	SSD	B4	Admin	Development Contributions	Prior to commencement of construction works, a Section 7.12 levy totaling \$1,735,200, is to be paid to Council in accordance with Section 7.12 of the EP&A Act and Parramatta City Centre S94A Development Contribution Plan (Amendment 4). The levy must be paid in cash, bank cheque or by credit card. The development is subject to an index to reflect quarterly variations in the Consumer Price Index (CPI) from the date of determination to the date of payment (note - Council should be contacted for the indexed contribution amount prior to payment). Evidence of the payment must be provided to the Certifying Authority prior to the commencement of any work subject to this consent.		Not relevant for IEA				
Z37	SSD	B5	Building	External Walls and Cladding	Prior to the commencement of construction, the Applicant must provide the Certifying Authority with documented evidence that the products and systems proposed for use or used in the construction of external walls, including finishes and claddings such as synthetic or aluminium composite panels, comply with the requirements of the BCA.		Not relevant for IEA				
Z38	SSD	B6	Building	External Walls and Cladding	The Applicant must provide a copy of the documentation given to the Certifying Authority to the Planning Secretary within seven days after the Certifying Authority accepts it.		Not relevant for IEA				

Zoic ID	Document	SSD Condition / CEMP Section	Category	Item	Condition	Audit Phase	Evidence Collected / Observations	Independent Audit Findings and Recommendations	Compliance Status		
									Compliant	Non-Compliant	Not Triggered
Z39	SSD	B7	Infrastructure	Protection of Public Infrastructure	Prior to the commencement of construction, the Applicant must: (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; (b)prepare a dilapidation report identifying the condition of all public infrastructure in the vicinity of the site (including roads, gutters and footpaths); and (c)submit a copy of the dilapidation report to the Planning Secretary, Certifying Authority and Council.	Pre-Construction	22/4/2020: Sighted copy of 'Dilapidation Survey Report' by James Tonsend Dilapidation Surveys Pty Ltd (12 January 2020). Email from Ethos Urban to PCA dated 6 March 2020 was sighted.				
Z40	SSD	B8	Building	Pre-Construction Dilapidation Report	Prior to the commencement of construction, the Applicant must submit a pre-commencement dilapidation report to Council, NSW Heritage Division and the Certifying Authority. The report must provide an accurate record of the existing condition of adjoining private properties, heritage items and Council assets that are likely to be impacted by the proposed works.	Pre-Construction	22/4/2020: *Sighted confirmation letter dated 6 April 2020 stating that the submitted dilapidation report sufficiently addressed condition B8. *Sighted email from Richard Crookes dated 28 February 2020 addressed to City of Parramatta Council which provided a link to the dilapidation report. Sighted confirmation of email receipt from City of Parramatta Council on 28 February 2020.				
Z41	SSD	B9	Contamination	Site Contamination	The Applicant must submit a Site Audit Report and Section A Site Audit Statement for the relevant part of the site prepared by a EPA accredited Site Auditor. The Site Audit Report and Section A Site Audit Statement must verify the relevant part of the site is suitable for the proposed education, commercial and retail land uses and be provided to the satisfaction of the Certifying Authority.	Pre-Construction	23/4/2020: Sighted SAS and SAR (2b-6 Hassall Street, Parramatta, Project No. E019, Audit No. JE068) completed by Envirocene NSW EPA Accredited site Auditor dated 20 and 30 January 2020 respectively.				
Z42	SSD	B10	ESD	Ecologically Sustainable Development	Prior to the commencement of construction, unless otherwise agreed by the Planning Secretary, the Applicant must demonstrate that ESD is being achieved by registering for a minimum 5 star Green Star rating with the Green Building Council Australia and submit evidence of registration to the Certifying Authority.	Pre-Construction	Not relevant for IEA				
Z43	SSD	B11	Amenity	Outdoor Lighting	Prior to commencement of lighting installation, evidence must be submitted to the satisfaction of the Certifying Authority that all outdoor lighting within the site has been designed to comply with AS 1158.3.1:2005 Lighting for roads and public spaces – Pedestrian area (Category P) lighting – Performance and design requirements and AS 4282-2019 Control of the obtrusive effects of outdoor lighting.	Pre-Construction	4/4/2020 Record: sighted RCC correspondence (Aconex Ref: RCC-GCOR-001257) stating that 'this item relates to future works under design coordination'.	To be assessed during subsequent audit.			
Z44	SSD	B12	Amenity	Wind Mitigation	Prior to the commencement of construction, the Applicant must submit amended documentation demonstrating the design includes the wind mitigation measures recommended in the <del>Wind Impact Assessment WE531-01F02(REV3)</del> WS Pedestrian Wind Environment Study WE531-01F04(rev1)-WE prepared by Windtech dated 11 April 2019 31 October 2019 including <del>horizontal screening elevated above ground level through the plaza, planting or localised screening throughout the plaza and 1.5m high impermeable balustrades around the Level 12 terraces</del> trees at the southern entrance to the through site link, to the satisfaction of the Certifying Authority.	Pre-Construction	22/4/2020: Sighted the following letter 'RE: Modification of Development Consent SSD-9670 stating that the design of the Western Sydney University Innovation Hub will adhere to the wind mitigation measures outlined in the Wind Report WE531-01F04(rev1)-WE by incorporating trees at the southern entrance to the through site link.				

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Z45	SSD	B13	CEMP	Environmental Management Plan Requirements	Management plans required under this consent must be prepared in accordance with relevant guidelines, and include: (a)detailed baseline data; (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; (c)a description of the measures to be implemented to comply with the relevant statutory requirements, limits, or performance measures and criteria; (d)a program to monitor and report on the: (i)impacts and environmental performance of the development; (ii)effectiveness of the management measures set out pursuant to paragraph (c) above; (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; (f)a program to investigate and implement ways to improve the environmental performance of the development over time; (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 (h)a protocol for periodic review / update of the plan and any updates in response to incidents or matters of non-compliance. Note:The Planning Secretary may waive some of these requirements if they are unnecessary or unwarranted for particular management plans	Pre-Construction	22/4/2020: Sighted Richard Crookes Constructions, Construction Environmental Management Plan (CEMP), 2-6 Hassall Street, Parramatta dated 17/03/2020.				
Z46	SSD	B14	CEMP	Construction Environmental Management Plan	Prior to the commencement of construction, the Applicant must submit a Construction Environmental Management Plan (CEMP) to the Certifying Authority and provide a copy to the Planning Secretary. The CEMP must include, but not be limited to, the following: (a)Details of: (i)hours of work; (ii)24-hour contact details of site manager; (iii)management of dust and odour to protect the amenity of the neighbourhood; (iv)stormwater control and discharge; (v)measures to ensure that sediment and other materials are not tracked onto the roadway by vehicles leaving the site; (vi)groundwater management plan including measures to prevent groundwater contamination; (vii)external lighting in compliance with AS 4282-2019 Control of the obtrusive effects of outdoor lighting; (viii)community consultation and complaints handling; (b)Construction Noise and Vibration Management Sub-Plan (see condition B15); (c)Construction Waste Management Sub-Plan (see condition B16); (d)Construction Soil and Water Management Sub-Plan (see condition B17); (e)an unexpected finds protocol for contamination and associated communications procedure; (f)an unexpected finds protocol for Aboriginal and non-Aboriginal heritage and associated communications procedure; (g)waste classification (for materials to be removed) and validation (for materials to remain) be undertaken to confirm the contamination status in these areas of the site; and	Pre-Construction	22/4/2020: EcCell (17 March 2020) Construction Environmental Management Plan (CEMP) 2-6 Hassall Street, Parramatta (Version 1) was sighted. Email by PCA dated 20 March 2020 confirms that unexpected finds protocol for heritage is not required for RCC work and had been covered as part of early works (covered under a separate DA).				

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Z47	SSD	B15	CEMP	Construction Environmental Management Plan	The Construction Noise and Vibration Management Sub-Plan must address, but not be limited to, the following: (a)be prepared by a suitably qualified and experienced noise expert; (b)describe procedures for achieving the noise management levels in EPA's Interim Construction Noise Guideline (DECC, 2009); (c)describe the measures to be implemented to manage high noise generating works such as piling, in close proximity to sensitive receivers; (d)include strategies that have been developed with the community for managing high noise generating works; (e)describe the community consultation undertaken to develop the strategies in condition B15(d); (f)include a complaints management system that would be implemented for the duration of the construction; and (g)adherence to the recommendations of the report titled Noise Impact Assessment Issue B dated 11 April 2019 and prepared by Floth, as modified by the conditions of this consent.	Pre-Construction	22/4/2020: Sighted White Noise Acoustics 'Construction Noise and Vibration Management Plan', 2b-6 Hassall Street Parramatta, dated 9/3/2020.				
Z48	SSD	B16	CEMP	Construction Environmental Management Plan	The Construction Waste Management Sub-Plan must address, but not be limited to, the following: (a)detail the quantities of each waste type generated during construction and the proposed reuse, recycling and disposal locations; and (b)removal of hazardous materials, particularly the method of containment and control of emission of fibres to the air, and disposal at an approved waste disposal facility in accordance with the requirements of the relevant legislation, codes, standards and guidelines, prior to the commencement of any building works.	Pre-Construction	22/4/2020: Sighted EcCell Environmental Management's 'Construction Waste Management Plan Western Sydney Campus' Version 1, dated 27/02/2020. PCA agreed that waste requirement is not required because RCC scope of work (within the SSD) does not include any bulk excavation.				
Z49	SSD	B17	CEMP	Construction Environmental Management Plan	The Construction Soil and Water Management Sub-Plan must address, but not be limited to the following: (a)be prepared by a suitably qualified expert, in consultation with Council; (b)describe all erosion and sediment controls to be implemented during construction; (c)provide a plan of how all construction works will be managed in a wet-weather events (i.e. storage of equipment, stabilisation of the Site); (d)detail all off-Site flows from the Site; and (e)describe the measures that must be implemented to manage stormwater and flood flows for small and large sized events, including, but not limited to 1 in 1-year ARI, 1 in 5-year ARI and 1 in 100-year ARI.	Pre-Construction	- Email from PCA dated 12 March 2020 accepted that this condition has been fulfilled as part of early works approval, which includes preparation of Solutions Consulting (January 2019) 2b-6 Hassall St, Parramatta DA submission report Construction Management Plan - Site Retention and Excavation. - Based on information by RCC, there will be no excavation work as part of RCC activities.				
Z50	SSD	B18	CEMP	Construction Traffic and Pedestrian Management Plan	A Construction Traffic and Pedestrian Management Plan (CTPMP) must be prepared to achieve the objective of ensuring safety and efficiency of the road network and address, but not be limited to, the following: (a)be prepared by a suitably qualified and experienced person(s); (b)be prepared in consultation with the TfNSW Sydney Coordination Office and Council; (c)detail the measures that are to be implemented to ensure road safety and network efficiency during construction in consideration of potential impacts on the Parramatta Light Rail project and rail replacement services and general traffic, cyclists and pedestrians and bus services; (d)location all proposed work zones; (e)proposed construction hours; (f)estimated number and type of construction vehicle movements including volume, time of day, vehicle routes, access and parking arrangements. All construction vehicles are to enter and exit site in a forward direction. No reversing into site should be allowed for pedestrian safety reasons. Construction vehicle movements should be limited during peak periods, AM (7am-9.30am) and PM (4pm-6.30pm) to reduce impacts on any bus operations and traffic flow. (g)construction program including details of peak construction activities and proposed construction staging; (h)cumulative construction impacts of projects in the Parramatta CBD precinct, and the duration of the impacts; (i)measures to reduce the likelihood of construction workers driving into the CBD to park, placing further demand on kerbside parking and the road network during construction. (j)include a Driver Code of Conduct to: (i)minimise the impacts of earthworks and construction on the local and regional road network; (ii)minimise conflicts with other road users; (iii)minimise road traffic noise; and (iv)ensure truck drivers use specified routes; (k)include a program to monitor the effectiveness of these measures; and (l)if necessary, detail procedures for notifying residents and the community (including local schools), of any potential disruptions to routes.	Pre-Construction	22/4/2020: Sighted TTPA 'Construction Pedestrian and Traffic Management Plan', Ref 026/2020, Issue 1, dated February 2020.  It is noted that the Construction Waste Management Plan route is opposite to that presented within this CPTMP.  Email dated 4 March 2020 addressed to Frankie Passarelli at TMC Transport NSW indicates liaison with TfNSW.				

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Z51	SSD	B19	CEMP	Construction Traffic and Pedestrian Management Plan	A copy of the final CTPMP is to be submitted to the Coordinator General, Transport Coordination at TfNSW for endorsement prior to the commencement of any work.	Pre-Construction	Email dated 4 March 2020 addressed to Frankie Passarelli at TMC Transport NSW.				
Z52	SSD	B20	CEMP	Construction Worker Transportation Strategy	Prior to the commencement of construction, the Applicant must submit a Construction Worker Transportation Strategy to the satisfaction of the Certifying Authority. The Strategy must detail the provision of sufficient parking facilities or other travel arrangements for construction workers in order to minimise demand for parking in nearby public and residential streets or public parking facilities.	Pre-Construction	22/4/2020: Sighted TTPA 'Construction Worker Transportation Strategy', 6 Hassall Street, Parramatta, Proposed Mixed-Use Development, Ref: 026/2020, Issue 1, dated February 2020.  22/4/2020: Sighted e-mail submission of the Construction Worker Transport Strategy to Steve Watson & Partners dated 5/3/2020 and response stating that Condition B20 has been satisfied dated 7/3/2020.				
Z53	SSD	B21	Soil & Water	Soil and Water	Prior to the commencement of construction, the Applicant must: (a)install erosion and sediment controls on the site to manage wet weather events; and (b)divert existing clean surface water around operational areas of the site.	Pre-Construction	27/04/2020 Record: sighted liquid waste dockets (8/4/2020) for concrete wash out waste and tracking sheet for drill water waste dockets.  27/04/2020 Observations: surface water that enters the excavation / construction area is pumped into onsite holding tanks and then disposed offsite using a liquid waste contractor. Kerbside sediment sausages were located on Hassall Street and at the closest kerbside stormwater pit. No sediment build up was observed in the stormwater pit.				
Z54	SSD	B22	Soil & Water	Soil and Water	Prior to the commencement of construction, erosion and sediment controls must be installed and maintained, as a minimum, in accordance with the publication Managing Urban Stormwater: Soils & Construction (4th edition, Landcom 2004) commonly referred to as the 'Blue Book'.	Pre-Construction	27/04/2020 Observations: cattle grid was installed at plant access. Wheels are washed at the cattle grid. Roadways appeared to be swept and free of sediment. Sediment sausages along Hassall Street and protecting the closes stormwater pit on Charles Street was observed to be free of sediment.				
Z55	SSD	B23	Water	Stormwater Management System	Prior to the commencement of construction, the Applicant must design an operational stormwater management system for the development and approved by Council's Manager Development, Traffic and Services. The system must: (a)be designed by a suitably qualified and experienced person(s); (b)include a stormwater drainage pipeline with kerb inlet pits along the kerbline of Hassall Street from the site eastwards, then crossing Hassall Street to the point of connection near 13-15 Hassall Street with minimum 375mm diameter concrete spigot and socket pipe in accordance with Council's standards with an underground connection from the site to the kerb inlet (c)be designed in accordance with On-site Detention and Water Sensitive Urban Design requirements in Parramatta Development Control Plan 2011; (d)be in accordance with applicable Australian Standards; (e)ensure that the system capacity has been designed in accordance with Australian Rainfall and Runoff (Engineers Australia, 2016) and Managing Urban Stormwater: Council Handbook (EPA, 1997) guidelines.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z56	SSD	B24	Noise	Operational Noise – Design of Mechanical Plant and Equipment	Prior to installation of mechanical plant and equipment, the Applicant must incorporate the noise mitigation recommendations in the Noise Impact Assessment Issue B prepared by Floth dated 11 April 2019, into the detailed design drawings. The Certifying Authority must verify that all noise mitigation measures have been incorporated into the design to ensure the development will not exceed the recommended operational noise levels identified in the Noise Impact Assessment Issue B prepared by Floth dated 11 April 2019.	Pre-Construction	4/4/2020 Record: sighted RCC correspondence (Aconex Ref: RCC-GCOR-001257) stating that 'this item relates to future works'.	To be assessed during subsequent audit.			
Z57	SSD	B25	Amenity	Landscaping	Prior to the commencement of construction, the Applicant must prepare a detailed Landscape Plan to manage the landscaping works on-site, to the satisfaction of the Certifying Authority. The plan must: (a)detail the location, species, maturity and height at maturity of plants to be planted on-site; (b)include species (trees, shrubs and groundcovers) indigenous to the local area; (c)include the provision of street tree planting. Species and spacing of trees to be determined in Consultation with Council.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z58	SSD	B26	Waste	Construction and Demolition Waste Management	Prior to the commencement of the removal of any waste material from the site, the Applicant must notify the TfNSW (RMS) Traffic Management Centre of the truck route(s) to be followed by trucks transporting waste material from the site	Pre-Construction	E-mail dated 4/3/2020 providing TfNSW with the Construction Pedestrian Traffic Management Plan which includes the truck routes.				

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Z59	SSD	B27	Waste	Operational Waste Storage and Processing	Prior to the commencement of construction, the Applicant must obtain agreement from Council for the design of the operational waste storage area (where waste removal will be undertaken by Council). Where waste removal will be undertaken by a third party, the design of the operational waste storage area must be in accordance with Council's standards. Evidence of the design and Council endorsement (where relevant) must be provided to the Certifying Authority.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z60	SSD	B28	Water	Rainwater Harvesting	Prior to the commencement of construction, the Applicant must ensure that a rainwater reuse/harvesting system for the development is developed for the site. A rainwater re-use plan must be prepared and certified by an experienced hydraulic engineer.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z61	SSD	B29	Traffic	Operational Car Parking and Service Vehicle Layout	Prior to the commencement of construction, compliance with the following requirements must be submitted to the satisfaction of the Certifying Authority: (a)all vehicles must enter and leave the Site in a forward direction; (b)a minimum of 15 on-site car parking spaces for use during operation of the development and designed in accordance with the latest versions of AS 2890.1 and AS 2890.6; (c)the swept path of the longest construction vehicle entering and exiting the Site in association with the new work, as well as maneuverability through the Site, must be in accordance with the latest version of AS 2890.2.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z62	SSD	B30	Traffic	Operational Car Parking and Service Vehicle Layout	Prior to the commencement of construction, compliance with the following requirements for secure bicycle parking and end-of-trip facilities must be submitted to the satisfaction of the Certifying Authority: a) the provision of a minimum 196 bicycle parking spaces (including a minimum of 14 bicycle parking spaces at ground level); b) the layout, design and security of bicycle facilities must comply with the minimum requirements of the latest version of AS 2890.3:2015 Parking facilities - Bicycle parking, and be located in easy to access, well-lit areas that incorporate passive surveillance; c) the provision of end-of-trip facilities for staff; d) appropriate pedestrian and cyclist advisory signs are to be provided; and e) all works/regulatory signposting associated with the proposed developments shall be at no cost to the relevant roads authority.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z63	SSD	B31	Amenity	Public Domain Plan	A Detailed Public Domain Plan must be prepared by a suitable qualified architect, urban designer, landscape architect or engineer and must be lodged with Council's Public Domain Section and approved by Council prior to commencement of public domain work. The Public Domain alignment drawings must document all work required to ensure the public domain complies with the requirements outlined in Chapter 2 of Council's Public Domain Guidelines including: a)existing and proposed levels for roads, kerb and gutter, footways, forecourts and through- site links; b)positive drainage away from the building and interfaces of the public domain and new building entries via a series of engineering cross and long sections; c)proposed general layout of elements, services and finishes; d)a splay at the driveway crossover (in lieu of bollards) outside the pedestrian walking area as shown in Figure 3.3 of AS2890.1; and e)landscape drawings for internal site areas showing all proposed boundary treatments and compliant open space areas, including levels.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z64	SSD	B32	Amenity	Public Domain Plan	Prior to the commencement of any construction work relating to the ground floor (including slab pour, public domain works or any other above ground structure), a set of detailed public domain construction drawings must be prepared in accordance with City of Parramatta Public Domain Guidelines, submitted to and approved by Council's Group Manager Development and Traffic Services. The drawings must address, but not be limited to, the following areas: a) the street frontages of the development site between the gutter and building line, including footpath, drainage, forecourt, front setback; b) any publicly accessible areas; and c) any works in carriageway.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z65	SSD	B33	Security	Crime Prevention Through Environmental Design (CPTED)	Prior to the commencement of construction, details must be submitted to the satisfaction of the Certifying Authority demonstrating the glazing recommendations in the Noise Impact Assessment prepared by Floth Revision B dated 11 April 2019 have been incorporated into the design to achieve satisfactory internal noise levels for the development.	Pre-Construction (Operation)	Not relevant for Construction IEA				
Z66	SSD	B34	Security	Crime Prevention Through Environmental Design (CPTED)	Prior to the commencement of construction, details must be submitted to the satisfaction of the Certifying Authority the recommendations in the Crime Prevention Through Environmental Design report prepared by Ethos Urban dated 27 March 2019 have been incorporated into the design to minimise crime risk and ensure the design is generally consistent with the principles in the CPTED principles.	Pre-Construction (Operation)	Not relevant for Construction IEA				

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Z67	SSD	B35	Compliance	Compliance Reporting	No later than two weeks before the date notified for the commencement of construction, a Compliance Monitoring and Reporting Program prepared in accordance with the Compliance Reporting Post Approval Requirements (Department 2018) must be submitted to the Planning Secretary and the Certifying Authority.	Pre-Construction	Email dated 6 March 2020 addressed to Caleb Ball including as an attachment the Construction Compliance Report Revision 01, dated 5/3/2020 addressing CC1 compliance.  Email dated 7 April 2020 from DPIE stating receipt of Construction Compliance Report Revision 02, dated 7 April 2020 addressing CC2 compliance.				
Z68	SSD	B36	Compliance	Compliance Reporting	The Applicant must make each Compliance Report publicly available 60 days after submitting it to the Planning Secretary and notify the Planning Secretary and the Certifying Authority in writing at least seven days before this is done.	Construction	Website <https://www.6hsl.com/> accessed 23 April 2020. At the time the Construction Compliance Reports CC1 and CC2 dated 5/3/2020 and 7/4/2020 respectively were not publicly available.  E-mail dated 22 April 2020 with the above documents attached requesting that they are made available through the website.  4/4/2020 Record: Website (above) sighted: the CC1 and CC2 reports are available.				
Z69	SSD	B37	Compliance	Compliance Reporting	Notwithstanding the requirements of the Compliance Reporting Post Approval Requirements (Department 2018), the Planning Secretary may approve a request for ongoing annual operational compliance reports to be ceased, where it has been demonstrated to the Planning Secretary's satisfaction that an operational compliance report has demonstrated operational compliance.		Note only				
PART C During Construction											
Z70	SSD	C1	Building	Approved Plans to be On-site	A copy of the approved and certified plans, specifications and documents incorporating conditions of approval and certification must be kept on the Site at all times and must be readily available for perusal by any officer of the Department, Council or the Certifying Authority.	Construction	27/04/2020 Observation: Documentation readily available onsite.				
Z71	SSD	C2	Amenity	Site Notice	A site notice(s): (a) must be prominently displayed at the boundaries of the site during construction for the purposes of informing the public of project details including, but not limited to the details of the Builder, Certifying Authority and Structural Engineer is to satisfy the following requirements; (b) minimum dimensions of the notice must measure 841 mm x 594 mm (A1) with any text on the notice to be a minimum of 30-point type size; (c) the notice is to be durable and weatherproof and is to be displayed throughout the works period; (d) the approved hours of work, the name of the site/ project manager, the responsible managing company (if any), its address and 24-hour contact phone number for any inquiries, including construction/ noise complaint must be displayed on the site notice; and (e) the notice(s) is to be mounted at eye level on the perimeter hoardings/fencing and is to state that unauthorised entry to the site is not permitted.	Construction	27/04/2020 Observation: an A1 site notice was located on the hoarding along Hassall Street which included the builder, 'no unauthorised access' statement, all visitors require and induction and the site / emergency contact. There were smaller supplementary signs which included: - Danger deep excavation signage and access restricted to authorised personnel only. - Emergency evacuation and assembly area map - Project Building certifier and project Structural Engineer contact details and hours of work. RCC also stated that additional signs will be erected in the next few days.				
Z72	SSD	C3	Equipment	Operation of Plant and Equipment	All construction plant and equipment used on site must be maintained in a proper and efficient condition and operated in a proper and efficient manner.	Construction	24/4/2020 Sighted: - Borger Cranes 'Service Inspection Report' dated 10/1/2020. - RCC '25.3 Plan/Equipment Induction Checklist' (No. 00017), dated 19/4/2020.				
Z73	SSD	C4	Hours	Construction Hours	Construction, including the delivery of materials to and from the site, may only be carried out between the following hours: (a) between 7:00am and 6:00pm, Mondays to Fridays inclusive; and (b) between 8:00am and 1:00pm, Saturdays. No work may be carried out on Sundays or public holidays.	Construction	27/04/2020 Record: sighted sign in sign out sheets provided for 18, 20, 21, and 22 April 2020. 5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.				

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Z74	SSD	C5	Hours	Construction Hours	Construction activities may be undertaken outside of the hours in condition C4 if required: (a)by the Police or a public authority for the delivery of vehicles, plant or materials; or (b)in an emergency to avoid the loss of life, damage to property or to prevent environmental harm; or (c)where the works are inaudible at the nearest sensitive receivers; or (d)where a variation is approved in advance in writing by the Planning Secretary or his nominee if appropriate justification is provided for the works.	Construction	24/4/2020 Sighted: -Temporary Road and Footpath Occupancy Permit issued by the City of Parramatta (Ref No. TRO/201/2020) dated 16 April 2020 for the times of 18 April 2020 13:00-22:00 and 19 April 2020 07:00-22:00. 27/04/2020 Record: sighted sign in sign out sheets provided for 18, 20, 21, and 22 April 2020. 5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.				
Z75	SSD	C6	Hours	Construction Hours	Notification of such construction activities as referenced in Condition C5 must be given to affected residents before undertaking the activities or as soon as is practical afterwards.	Construction	24/4/2020 Sighted: -Temporary Road and Footpath Occupancy Permit issued by the City of Parramatta (Ref No. TRO/201/2020) dated 16 April 2020 for the times of 18 April 2020 13:00-22:00 and 19 April 2020 07:00-22:00. - RCC Temporary Road Closure notice sighted.				
Z76	SSD	C7	Hours	Construction Hours	Rock breaking, rock hammering, sheet piling, pile driving and similar activities may only be carried out between the following hours: (a)9am to 12pm, Monday to Friday; (b)2pm to 5pm Monday to Friday; and (c)9am to 12pm, Saturday.	Construction	27/04/2020 Observation: the site inspection was completed during the allowable times for rock breaking, rock hammering, sheet piling, pile driving and similar activities. No excessive noise generation was noted.  4/5/2020 Record sighted: RCC correspondence confirming that all rock breaking and piling activities were completed as part of the early works stage of the development, prior to the major works stage.				
Z77	SSD	C8	CEMP	Implementation of Management Plans	The Applicant must carry out the construction of the development in accordance with the most recent version of the approved CEMP (including Sub-Plans) and CTPMP.	Construction	27/04/2020 Observation: Site activities were observed to be in general accordance with the approved CEMP and sub-plans.  5//5/2020 Record: Site CEMP, CTPMP, CNVMP, Emergency Response Plan, WMP reviewed as components of the Audit. 5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.				
Z78	SSD	C9	Traffic	Construction Traffic	All construction vehicles (excluding worker vehicles) are to be contained wholly within the site, except if located in an approved on-street work zone, and vehicles must enter the site before stopping.	Construction	27/04/2020 Observation: all construction vehicles were observed within the construction site.				
Z79	SSD	C10	Amenity	Hoarding Requirements	The following hoarding requirements must be complied with: (a)no third-party advertising is permitted to be displayed on the subject hoarding/ fencing; and (b)the construction site manager must be responsible for the removal of all graffiti from any construction hoardings or the like within the construction area within 48 hours of its application.	Construction	27/04/2020 Observation: No graffiti or third party advertising was observed on hoarding/fencing.				
Z80	SSD	C11	CEMP	Implementation of Management Plans	The Applicant must carry out the construction of the development in accordance with the most recent version of the approved CEMP (including Sub-Plans).		Reviewed as part of SSD Condition C8				
Z81	SSD	C12	Noise	Construction Noise Limits	The development must be constructed to achieve the construction noise management levels detailed in the Interim Construction Noise Guideline (DECC, 2009). All feasible and reasonable noise mitigation measures must be implemented and any activities that could exceed the construction noise management levels must be identified and managed in accordance with the management and mitigation measures identified in the approved Construction Noise and Vibration Management Plan.	Construction	27/04/2020 Observation: no excessive noise was noted during the site inspection.				

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Z82	SSD	C13	Noise	Construction Noise Limits	The Applicant must ensure construction vehicles (including concrete agitator trucks) do not arrive at the site or surrounding residential precincts outside of the construction hours of work outlined under condition C4.	Construction	27/04/2020 Observation: Site inspection was completed during the permitted construction hours. 27/04/2020 Record: sighted sign in sign out sheets provided for 18, 20, 21, and 22 March 2020. 5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.				
Z83	SSD	C14	Noise	Construction Noise Limits	The Applicant must implement, where practicable and without compromising the safety of construction staff or members of the public, the use of 'quackers' to ensure noise impacts on surrounding noise sensitive receivers are minimised.	Construction	27/04/2020 Observation: no conventional reversing alarms observed onsite.				
Z84	SSD	C15	Noise	Vibration Criteria	Vibration caused by construction at any residence or structure outside the site must be limited to: (a)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 (b)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).	Construction	-Paragon Engineering (13 April 2020), 'Vibration & Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 23 March - 28 March 2020. -Paragon Engineering (13 April 2020), 'Vibration & Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 30 March 2020 - 4 April 2020 -Paragon Engineering (13 April 2020), 'Vibration & Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 6 April 2020 - 11 April 2020 27/04/2020 Observation: No excessive vibration was observed from plant during the site visit.J168- Paragon Engineering (13 April 2020), 'Vibration & Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 23 March - 28 March 2020. -Paragon Engineering (13 April 2020), 'Vibration & Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 30 March 2020 - 4 April 2020 -Paragon Engineering (13 April 2020), 'Vibration & Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 6 April 2020 - 11 April 2020  It is noted that these were completed as part of the early works of the development (prior to the Audit period).  27/04/2020 Observation: No excessive vibration was noted from plant during the site visit.				
Z85	SSD	C16	Noise	Vibration Criteria	Vibratory compactors must not be used closer than 30 metres from residential buildings unless vibration monitoring confirms compliance with the vibration criteria specified in condition C15.	Construction	27/04/2020 Observation: Plant and equipment was located within the construction site which is approximately 30m from the nearest residential building (located opposite on Hassall Street).				
Z86	SSD	C17	Noise	Vibration Criteria	The limits in conditions C15 and C16 apply unless otherwise outlined in a Construction Noise and Vibration Management Plan, approved as part of the CEMP required by condition B15 of this consent.		Note only				
Z87	SSD	C18	Air	Air Quality	The Applicant must take all reasonable steps to minimise dust generated during all works authorised by this consent.	Construction	27/04/2020 Observation: rock hammering was observed to be supervised with staff holding a hose wetting down the work area to prevent dust generation. No unacceptable dust generation was observed.				

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Z88	SSD	C19	Air	Air Quality	During construction, the Applicant must ensure that: (a)exposed surfaces and stockpiles are suppressed by regular watering; (b)all trucks entering or leaving the site with loads have their loads covered; (c)trucks associated with the development do not track dirt onto the public road network; (d)public roads used by these trucks are kept clean; and (e)land stabilisation works are carried out progressively on site to minimise exposed surfaces.	Construction	27/04/2020 Observation: the truck access point to the site and the local roadways were observed to be clean and free of sediment tracking from the site. Minimum stockpiles were present (majority of soil remaining onsite comprised the access road. The excavation that was being excavated was wetted manually. No trucks were observed entering or leaving the site. No unacceptable dust generation was observed.				
Z89	SSD	C20	Sediment	Erosion and Sediment Control	All erosion and sediment control measures must be effectively implemented and maintained at or above design capacity for the duration of the construction works and until such time as all ground disturbed by the works have been stabilised and rehabilitated so that it no longer acts as a source of sediment. Erosion and sediment control techniques, as a minimum, are to be in accordance with the publication Managing Urban Stormwater: Soils & Construction (4th edition, Landcom, 2004) commonly referred to as the 'Blue Book'.	Construction	27/04/2020 Observation: the site comprises a deep excavation serviced by an access ramp which has a cattle grid at the entrance to remove sediment and enable wheel wash. Surface water pooling at the site is pumped into holding tanks. Sediment sausages observed on Hassall Street and Charles Street where the closest kerbside stormwater pit is located. All appeared to be in good condition and working effectively.				
Z90	SSD	C21	Soil & Water	Imported Soil	The Applicant must: (a)ensure that only VENM, ENM, or other material approved in writing by EPA is brought onto the site; (b)keep accurate records of the volume and type of fill to be used; and (c)make these records available to the Certifying Authority upon request.	Construction	4/5/2020 Record: sighted *RCC correspondence (Aconex Ref: RCC-GOCR-001257) stating that no imported materials are planned to be included on this project.				
Z91	SSD	C22	Water	Disposal of Seepage and Stormwater	Adequate provisions must be made to collect and discharge stormwater drainage during construction of the building to the satisfaction of the principal certifying authority. The prior written approval of Council must be obtained to connect or discharge site stormwater to Council's stormwater drainage system or street gutter	Construction	27/04/2020 Record: sighted liquid waste dockets (8/4/2020) for concrete wash out waste and tracking sheet for drill water waste dockets. It is understood that Council approval is currently being sought for stormwater disposal.				
Z92	SSD	C23	Heritage	Unexpected Finds Protocol – Aboriginal Heritage	In the event that surface disturbance identifies a new Aboriginal object, all works must halt in the immediate area to prevent any further impacts to the object(s). A suitably qualified archaeologist and the registered Aboriginal representatives must be contacted to determine the significance of the objects. The site is to be registered in the Aboriginal Heritage Information Management System (AHIMS) which is managed by EES Group and the management outcome for the site included in the information provided to AHIMS. The Applicant must consult with the Aboriginal community representatives, the archaeologists and EES Group to develop and implement management strategies for all objects/sites. Works shall only recommence with the written approval of EES Group.	Construction	Email by PCA dated 20 March 2020 confirms that this is not required for RCC work and had been covered as part of early works (covered under a separate DA).				
Z93	SSD	C24	Heritage	Unexpected Finds Protocol – Historic Heritage	If any unexpected archaeological relics are uncovered during the work, then all works must cease immediately in that area and the NSW Heritage Division contacted. Depending on the possible significance of the relics, an archaeological assessment and management strategy may be required before further works can continue in that area. Works may only recommence with the written approval of the NSW Heritage Division.	Construction	Email by PCA dated 20 March 2020 confirms that this is not required for RCC work and had been covered as part of early works (covered under a separate DA).				
Z94	SSD	C25	Waste	Waste Storage and Processing	Waste must be secured and maintained within designated waste storage areas at all times and must not leave the site onto neighbouring public or private properties.	Construction	27/04/2020 Observation: waste storage skip bins were observed in various locations at the site for ease of access. Oily waste is stored in a drum that is bunded. No waste from the site was observed on the public road / footpath or neighbouring properties.				
Z95	SSD	C26	Waste	Waste Storage and Processing	All waste generated during construction must be assess, classified and managed in accordance with the Waste Classification Guidelines Part 1: Classifying Waste (EPA, 2014).	Construction	24/04/2020 Record: Bingo waste monthly tracking report for Jan-March  -RCC correspondence (27/4/2020) (Aconex Ref: RCC-GOCR-001257) states that April waste report from Bingo not yet issued.				
Z96	SSD	C27	Waste	Waste Storage and Processing	The body of any vehicle or trailer used to transport waste or excavation spoil must be covered before leaving the premises to prevent any spillage or escape of any dust, waste of spoil. Mud, splatter, dust and other material likely to fall from or be cast off the wheels, underside or body of any vehicle, trailer or motorised plant leaving the site must be removed before leaving the premises.	Construction	27/04/2020 Observation: public roadways at the site were observed to be free of sediment tracking. A cattle grid was observed at the vehicle site access point where vehicles are washed of any attached sediment/dust/soil. No vehicle was observed leaving or entering the site at the time of Audit.				

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Z97	SSD	C28	Waste	Waste Storage and Processing	The Applicant must ensure that concrete waste and rinse water are not disposed of on the site and are prevented from entering any natural or artificial watercourse.	Construction	27/04/2020 Record: sighted liquid waste dockets (8/4/2020) for concrete wash out waste and tracking sheet for drill water waste dockets.  27/04/2020 Observation: excess water on site is pumped into holding tanks and removed by liquid waste contractor. No waste/wash water was observed to be pumped offsite.				
Z98	SSD	C29	IEA	Independent Environmental Audit	Proposed independent auditors must be agreed to in writing by the Planning Secretary prior to the preparation of an Independent Audit Program or commencement of an Independent Audit.	Construction	22/04/2020: Sighted a letter 'Agreement of Independent Auditor Western Sydney University Innovation Hub (SSD 9670) dated 30 March 2020 from the Secretary's Nominee (DPIE) stating agreement with the Audit Team.				
Z99	SSD	C30	IEA	Independent Environmental Audit	Prior to the commencement of construction, an Independent Audit Program prepared in accordance with the Independent Audit Post Approval Requirements (Department 2018) must be submitted to the Planning Secretary and the Certifying Authority.	Pre-Construction	Zoic (19 March 2020) 'Independent Environmental Audit Program', Western Sydney University - Innovation Hub, 2-6 Hassall Street, Parramatta, NSW 2150.  Email with the above program sent to DPIE on 20/3/2020.				
Z100	SSD	C31	IEA	Independent Environmental Audit	Table 1 of the Independent Audit Post Approval Requirements (Department 2018) is amended so that the frequency of audits required in the construction phase is: (a)An initial construction Independent Audit must be undertaken within eight weeks of the notified commencement date of construction; and (b)A subsequent Independent Audit of construction must be undertaken no later than six months from the date of the initial construction Independent Audit. In all other respects Table 1 remains the same. The Planning Secretary may require the initial and subsequent Independent Audits to be undertaken at different times to those specified above, upon giving at least 4 weeks notice to the applicant of the date upon which the audit must be commenced.	Construction	Zoic (19 March 2020) 'Independent Environmental Audit Program', Western Sydney University - Innovation Hub, 2-6 Hassall Street, Parramatta, NSW 2150.  This Audit comprises part (a) the initial construction independent Audit within the eight weeks of the notified commencement date.				
Z101	SSD	C32	IEA	Independent Environmental Audit	Independent Audits of the development must be carried out in accordance with: (a)the Independent Audit Program submitted to the Planning Secretary and the Certifying Authority under condition C33 of this consent; and (b)the requirements for an Independent Audit Methodology and Independent Audit Report in the Independent Audit Post Approval Requirements (Department 2018).	Construction	The current Audit is conducted in accordance with the Audit Program and the requirements of the Independent Audit Methodology and Independent Audit Report in the Independent Audit Post Approval Requirements (Department 2018).				
Z102	SSD	C33	IEA	Independent Environmental Audit	In accordance with the specific requirements in the Independent Audit Post Approval Requirements (Department 2018), the Applicant must: (a)review and respond to each Independent Audit Report prepared under condition C33 of this consent; (b)submit the response to the Planning Secretary and the Certifying Authority; and (c)make each Independent Audit Report and response to it publicly available within 60 days after submission to the Planning Secretary and notify the Planning Secretary and the Certifying Authority in writing at least seven days before this is done.	Construction	Not yet triggered as this will be conducted after the issue of the IEA.				
Z103	SSD	C34	IEA	Independent Environmental Audit	Notwithstanding the requirements of the Independent Audit Post Approval Requirements (Department 2018), the Planning Secretary may approve a request for ongoing annual operational audits to be ceased, where it has been demonstrated to the Planning Secretary's satisfaction that an audit has demonstrated operational compliance.		Note only				

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Z104	SSD	C35	Consultation	Community Engagement	The Applicant must consult with the community regularly throughout construction, including consultation with the nearby sensitive residential receivers located in Hassall Street and the commercial receivers at Curtis Cheng Centre (NSW Police Headquarters), Lancer Military Barracks, Commercial Hotel, 7 Hassall Street and Eclipse Tower, relevant regulatory authorities and other interested stakeholders.	Construction	24/4/2020 sighted: *RCC '6 Hassall Street, Parramatta, Community Consultation and Engagement Plan' dated 7/2/2020. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as 56 Station Street, Parramatta delivered to 'James'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as 60 Station Street, Parramatta delivered to 'Jose Rodrigues'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as CBC - 7 Hassall Street, Parramatta delivered to 'Phillip Lee'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as Schichida - 7 Hassall Street, Parramatta, delivered to 'Shabnam Hashemi'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as TMC & SCO of TfNSW - Stakeholder Correspondence, delivered to 'Frankie Passarelli'. -NSW Police Force Notice of Temporary Lane/Road Closure (24 March 2020) -NSW Police Force Notice of Temporary Lane/Road Closure (14 April 2020)  4/5/2020 Sighted: *Email chain with RCC and Curtis Cheng Centre (NSW Police Headquarters) Account Manager Luke Ghosn (27/4/2020) confirming knowledge of the works. *Email chain with RCC and Geoff Hind of the Lancer Military Barracks dated 1 May 2020. *Correspondence from RCC 4/5/2020 stating that a letter drop was completed for the Commercial Hotel as it is currently closed due to COVID-19 restrictions.				
Z105	SSD	C36	Consultation	Builders Details	The Applicant must provide the builder's direct contact number to surrounding stakeholders impacted by the construction work and the Transport Management Centre and Sydney Coordination Office within TfNSW to resolve issues relating to traffic, freight, servicing and pedestrian access during construction in real time. The Applicant is responsible for ensuring the builder's direct contact number is current during any stage of construction.	Construction	The following Emails were sighted: * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as 56 Station Street, Parramatta delivered to 'James'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as 60 Station Street, Parramatta delivered to 'Jose Rodrigues'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as CBC - 7 Hassall Street, Parramatta delivered to 'Phillip Lee'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as Schichida - 7 ?Hassall Street, Parramatta, delivered to 'Shabnam Hashemi'. * '6 Hassall Street - Works Zone' dated 5 March 2020. filed as TMC & SCO of TfNSW - Stakeholder Correspondence, delivered to 'Frankie Passarelli'.				
Z106	SSD	C37	Amenity	Public Domain Work Inspections	All the public domain works must be constructed by licensed contractors. All the soft landscape works must be carried out by licensed landscape contractors.		Not relevant to IEA				

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Z107	SSD	C38	Amenity	Public Domain Work Inspections	The Applicant must give Council 48 hours notice prior to the commencement of the following to allow Council to inspect the public domain works: (a) commencement of public domain works, including tree protection measures installed and set out of tree pits; (b) subgrade inspection following excavation for footings, drainage and pavements, tree pits showing root barriers, structural soil cell, sub-surface drainage and irrigation system as required; (c) installation of required underground conduits; (d) blinding layer/concrete slab based completion and initial (indicative) set out of pavers street fixtures and fittings as applicable to ensure compliance with the requirements in the Public Domain Guidelines; (e) commencement of the works including survey marks, sub-grade preparation and set out of kerb alignments; (f) completion of concrete blinding layer before any paver to be laid, and set out/location of furniture installation; (g) completion of (raised) planting beds with required sub-drainage layer installed as specified. (h) completion of unit (granite) paving and furniture (seatings) installation. Manufacturer's warranty and maintenance information for all proprietary products must be provided to Council's Inspection Officer; (i) completion of paving sealant application and tactile indicator installation as per Council's specification. (j) delivery of street trees to site, which must be installed within 24hrs of delivery. The contractor must provide Council's Officer with the NATSPEC document to prove the quality of the tree stock. (k) final defects inspection after all work has been completed to view paving sealant, tactile surface indicators, service lids, nature strip/vegetation and location of fixtures and fittings.		Not relevant to IEA				
APPENDIX 1 Advisory Notes											
Z108	SSD	AN1	Admin	General	All licences, permits, approvals and consents as required by law must be obtained and maintained as required for the development. No condition of this consent removes any obligation to obtain, renew or comply with such licences, permits, approvals and consents.		Reviewed as part of specific conditions on licences and approvals.				
Z109	SSD	AN2	Admin	Long Service Levy	For work costing \$25,000 or more, a Long Service Levy must be paid. For further information please contact the Long Service Payments Corporation Helpline on 131 441.		Not relevant for IEA				
Z110	SSD	AN3	Admin	Legal Notices	Any advice or notice to the consent authority must be served on the Planning Secretary.		Note only				
Z111	SSD	AN4	Amenity	Access for People with Disabilities	The works that are the subject of this application must be designed and constructed to provide access and facilities for people with a disability in accordance with the BCA. Prior to the commencement of construction, the Certifying Authority must ensure that evidence of compliance with this condition from an appropriately qualified person is provided and that the requirements are referenced on any certified plans.		Not relevant for Construction IEA				
Z112	SSD	AN5	Utility	Utilities and Services	Prior to the construction of any utility works associated with the development, the Applicant must obtain relevant approvals from service providers.	Construction	4/5/2020 Record: sighted *RCC correspondence (Aconex Ref: RCC-GOCR-001257) stating that this item relates to approvals associated with the Early Works stage of the development.				
Z113	SSD	AN6	Utility	Utilities and Services	Prior to the commencement of above ground works written advice must be obtained from the electricity supply authority, an approved telecommunications carrier and an approved gas carrier (where relevant) stating that satisfactory arrangements have been made to ensure provisions of adequate services.	Construction	27/4/2020 Record: sighted Aconex correspondence from RCC (27/4/2020 Ref: RCC-GOCR-001257) stating that they are 'awaiting correspondence from services consultant'.	To be assessed during subsequent audit.			
Z114	SSD	AN7	Infrastructure	Road Design and Traffic Facilities	All roads and traffic facilities must be designed to meet the requirements of Council or TfNSW (RMS) (whichever is applicable). The necessary permits and approvals from the relevant road authority must be obtained prior to the commencement of road or pavement construction works	Construction	24/4/2020 Sighted: -Notice of Determination (Dated 12 March 2020), application No TC/2/2020 Tower Crane Approval for 20 March 2020 until 29 April 2020. -Official Receipt from City of Parramatta dated 28 February 2020 for Work Zone Approval F. -Email sent to TfNSW addressed to Frankie Passarelli including the CTMP. Response from Frankie (4 March 2020) states that they will liaise with their planning section who will coordinate a response on behalf of TfNSW.	Response from TfNSW is yet to be received. It is considered that the steps taken are compliant with this item. TfNSW response will be assessed during subsequent audit.			
Z115	SSD	AN8	Infrastructure	Road Occupancy Licence	A Road Occupancy Licence must be obtained from the relevant road authority for any works that impact on traffic flows during construction activities.	Construction	24/4/2020 Sighted: -Temporary Road and Footpath Occupancy Permit issued by the City of Parramatta (Ref No. TRO/201/2020) dated 16 April 2020 for the times of 18 April 2020 13:00-22:00 and 19 April 2020 07:00-22:00.				

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Z116	SSD	AN9	Safety	SafeWork Requirements	To protect the safety of work personnel and the public, the work site must be adequately secured to prevent access by unauthorised personnel, and work must be conducted at all times in accordance with relevant SafeWork requirements.	Construction	27/04/2020 Observation: Hoarding was erected along the Hassall Street site border with a secure access for vehicles and personnel observed. The other boundaries comprised walls or structures.				
Z117	SSD	AN10	Amenity	Hoarding Requirements	The Applicant must submit a hoarding application to Council for the installation of any hoardings over Council footways or road reserve.	Construction	27/04/2020 Record: City of Parramatta (dated 4 March 2020) Notice of Determination for Hassall Street Hoarding approval.				
Z118	SSD	AN11	Waste	Handling of Asbestos	The Applicant must consult with SafeWork NSW concerning the handling of any asbestos waste that may be encountered during construction. The requirements of the Protection of the Environment Operations (Waste) Regulation 2014 with particular reference to Part 7 – 'Transportation and management of asbestos waste' must also be complied with.	Construction	27/04/2020 Record: Commentary provided by RCC indicates that this condition is not applicable to the current phase of the development.  27/04/2020 Observation: no trucks transporting materials were observed during the site visit (not-triggered).				
Z119	SSD	AN12	Safety	Fire Safety Certificate	The owner must submit to Council an Annual Fire Safety Statement, each 12 months after the final Safety Certificate is issued. The certificate must be on, or to the effect of, Council's Fire Safety Statement.		Not relevant for Construction IEA				
APPENDIX 2 - Written Incident Notification and Reporting Requirements											
Z120	SSD	1	Incident/Non-Compliance	Written Incident Notification Requirements	A written incident notification addressing the requirements set out below must be emailed to the Planning Secretary at the following address: compliance@planning.nsw.gov.au within seven days after the Applicant becomes aware of an incident. Notification is required to be given under this condition even if the Applicant fails to give the notification required under condition C37 or, having given such notification, subsequently forms the view that an incident has not occurred.		Reviewed as part of SSD Condition A23				
Z121	SSD	2	Incident/Non-Compliance	Written Incident Notification Requirements	Written notification of an incident must: a.identify the development and application number; b.provide details of the incident (date, time, location, a brief description of what occurred and why it is classified as an incident); c.identify how the incident was detected; d.identify when the applicant became aware of the incident; e.identify any actual or potential non-compliance with conditions of consent; f.describe what immediate steps were taken in relation to the incident; g.identify further action(s) that will be taken in relation to the incident; and h.identify a project contact for further communication regarding the incident.		Reviewed as part of SSD Condition A24				
Z122	SSD	3	Incident/Non-Compliance	Written Incident Notification Requirements	Within 30 days of the date on which the incident occurred or as otherwise agreed to by the Planning Secretary, the Applicant must provide the Planning Secretary and any relevant public authorities (as determined by the Planning Secretary) with a detailed report on the incident addressing all requirements below, and such further reports as may be requested.	Construction	No incidents have occurred onsite that are notifiable.				
Z123	SSD	4	Incident/Non-Compliance	Written Incident Notification Requirements	The Incident Report must include: a.a summary of the incident; b.outcomes of an incident investigation, including identification of the cause of the incident; c.details of the corrective and preventative actions that have been, or will be, implemented to address the incident and prevent recurrence; and d.details of any communication with other stakeholders regarding the incident.	Construction	4/5/2020 Record: RCC correspondence (Aconnex Ref: RCC-GCOR-001257) stating that the incident below occurred during the early works stage of the development. No incidents have been reported during the current Audit period.  24/4/2020: Sighted 01.1 Injury - Incident Record (No. 00288). Incident report does not include: b.outcomes of an incident investigation, including identification of the cause of the incident; c.details of the corrective and preventative actions that have been, or will be, implemented to address the incident and prevent recurrence.	Recommendation: The incident report should include: - the outcomes of incident investigation , including identification of the cause of the incident; and - details of the corrective and preventative actions that have been, or will be, implemented to address the incident and prevent recurrence.			
ASSESSMENT OF COMPLIANCE TO ENVIRONMENTAL IMPACT STATEMENT (EIS) MITIGATION MEASURES											
Z124	EIS	7.0, Table 17	Building	Wind impacts	Inclusion of horizontal screening, such as a canopy or art work, elevated above ground level through the plaza. Inclusion of planting or localised screening, such as an art work, signage or baffle screens, throughout the plaza. Inclusion of 1.5m impermeable balustrades surrounding the Level 12 terraces.	Operation					

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Z125	EIS	7.0, Table 17	Traffic	Transport, traffic, parking and access	WSU will encourage student travel by existing public transport networks and raise awareness of the future public transport options including the Parramatta Light Rail and the Sydney West Metro. A Loading Dock Management Plan (LDMP) can be prepared to limit servicing to outside peak commuter periods, therefore minimising the interaction of peak pedestrian flows with servicing vehicles. Construction traffic will be managed in accordance with the management principles outlined within the Traffic Impact Assessment at Appendix G.	Construction/ Operation	27/04/2020 Observation: construction vehicles observed following the management principles of the CTPMP.				
Z126	EIS	7.0, Table 17	Heritage	Heritage and historical archaeology	An unexpected finds protocol will be implemented throughout construction. Depending on the nature of the find and its confirmation as an European or Aboriginal object, then the relevant regulatory authorities would be contacted for further advice.	Construction	Reviewed as part of SSD Condition C23 and 24				
Z127	EIS	7.0, Table 17	Noise	Noise and vibration	The proposal is to provide the recommended minimum glazing construction set out within Appendix T. Mechanical plant noise emissions can be controlled to acceptable levels at the nearest noise sensitive receivers with attenuation to the intake and discharge paths to the Level 18 plant room. A detailed review of all external mechanical plant and equipment will be undertaken at CC stage (once plant selections and locations are finalised). Any outdoor alfresco dining be limited to 7am to midnight unless an acoustic assessment is conducted during the fit-out stage that considers additional noise control measures. Acoustic and vibration management measures will be implemented through refinement of the CMP at the construction stage.	Construction/ Operation	Reviewed in review of SSD Condition C12 to C14  27/04/2020 Observation: no excessive noise was being generated at the site. Noise mitigation was evident (physical barriers, no conventional reverse alarms noted).				
Z128	EIS	7.0, Table 17	Utility	Infrastructure and Utilities	Ongoing consultation and design development with the relevant utility providers will be undertaken throughout the design development and construction process.	Construction	4/5/2020 Record: sighted *RCC correspondence (Aconex Ref: RCC-GOCR-001257) stating that this item relates to approvals associated with the Early Works stage of the development. *Email (17/2/2020) from Omer Ulas of Floth to Endeavour Energy with the following attachments: -Max demand calculation -Supply Authority Letter -FPJ 4103 Form -DA Development Consent -UCL9966 Design Drawings showing method of connection -UCL9966 Supply Offer -UCL9966 Signed NOA -Architectural Lock-In Drawings.				
Z129	EIS	7.0, Table 17	Water	Water cycle management	Stormwater and water quality measures will be implemented in accordance with the Overland Flow Assessment and Stormwater Management Report at Appendix L in conjunction with this, the Ecologically Sustainable Development Report at Appendix Q.	Construction/ Operation	4/5/2020 Record: sighted -Robert Bird Group 'Overland Flow Assessment & Stormwater Management Report' - 2B-6 Hassall Street Parramatta (dated 3 April 2020) Ref: 18570-CH RPT-SWMP-190403. -Floth 'Ecologically Sustainable Development Report for Development Application', - Mixed Use Development 2b-6 Hassall Street Parramatta (12 April 2019) Issue No.2, Project No: 18255.  These reports relate to operational stormwater.  27/04/2020 Observation: stormwater measures appeared to be effective and in general accordance with the above report.				
Z130	EIS	7.0, Table 17	Waste	Waste management	Adequate waste storage facilities will be provided to service the mix of uses Waste management and minimisation principles outlined within OWMP and the CWMP will be implemented (Appendix CC).	Construction/ Operation	27/04/2020 Observation: waste storage skip bins were observed in various locations at the site for ease of access. Oily waste is stored in a drum that is bunded. It is understood waste is co-mingled onsite and is sorted offsite by the waste contractor which implements the hierarchy of waste into their procedure.				
Z131	EIS	7.0, Table 17	CEMP	Construction management	Construction activities will be performed in accordance with the Construction Management Plan (Appendix Z) and the Construction Traffic Management Plan (Appendix G) which details full mitigation measures to manage environmental impacts.	Construction	Reviewed as part of implementation of CEMP and CTMP				
Z132	EIS	7.0, Table 17	Geotechnical	Geotechnical Impact and Structural Adequacy	The detailed design will be informed by the Geotechnical Report (Appendix M) and the detailed structural design will be developed in accordance with the NCC and the BCA.		Not relevant for IEA				

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Z133	EIS	7.0, Table 17	Security	Crime and Public Safety	Operate in accordance with WSU's security measures and integrate recommendations of the CPTED report into the detailed design.		Not relevant for IEA				
Z134	EIS	7.0, Table 17	Amenity	Lighting	All lighting emissions from the site will be control in order to comply with the requirements of Australian Standards AS 4282 and AS/NZS 1158.3.1. Select lighting will be dimmed after curfew hours and will increase in illumination in response to movement to ensure safety and security are not compromised.		Reviewed as part of SSD Condition B11				
ASSESSMENT OF COMPLIANCE TO CONSTRUCTION ENVIRONMENTAL MANAGEMENT PLAN (ASSESSMENT OF ENVIRONMENTAL PERFORMANCE)											
Z135	CEMP	4.1	Complaint	Community Complaints Register	RCC will maintain a Complaints Register in Appendix C that records the following: <ul style="list-style-type: none"><li>• Number of complaints received;</li><li>• Number of people affected in relation to a complaint; and</li><li>• Nature of the complaint and means by which the complaint was addressed and whether resolution was reached, with or without mediation</li></ul>	Construction	24/04/2020 Record: complaints register sighted, no complaints received. Complaints register available on the project website.				
Z136	CEMP	4.3	Admin	Competency, training and awareness	Records of induction and other training will be maintained by RCC. Pre starts and toolbox talks will be held on a regular basis in order to provide the Project decision makers with an update, including any key or recurring environmental issues. Workers will be made aware of this CEMP and Sub Plans including RCCs Management System policies, procedures, site rules and other requirements through the site-specific induction, consultation and communication processes. Further awareness may be achieved by: <ul style="list-style-type: none"><li>• Pre-start, toolbox talks and meetings; and</li><li>• Environmental Risk Assessments</li><li>• Spill kit training</li></ul>	Construction	24/4/2002: Sighted communication from RCC to RCC staff, Charter Hall, Beyond Zero, Solutions Consulting Australia, ACE Demolition & Excavation, Apollo Fabrication Group, Auspan Building Consultants, Ausreo, Best Bar (NSW), C & M Shepherd Consulting Engineers, Cran Contractors, DB Scaffolding & Rigging Australia, De Martin and Gasparini, EcCell Environmental Management, Force Fire & Safety, Fredon Air, Harris Page & Associates, Heyday 5, Interspan, KONE Elevators, LIDCO, Land Surveys, Metsquare, MJCR Group, McPherson Plumbing, SRG Global Facades, Solution Hoist Hire, Strategic Formwork, Syfon Systems, and Western Precast which included: -Traffic Management Plan, -RCC Emergency Management Plan Rev3 -Hassall Street Construction Environmental Management Plan V1 Final, -Project Management Plan - 6 Hassall St - 1193 Revision 4 -RCC Rev2 Hassall St Covid 19 Plan.  Sighted: 47.1 Toolbox Meeting Minutes (date missing). Items of discussion were: -CEMP -Roles and Responsibility -Spill Kit Procedure.  Sighted: 47.1 Toolbox Minutes for 23/4/2020. Items of discussion were the CEMP, Project Objectives, Roles and Responsibilities, Spill Kit Procedure. The document was signed by several people including subcontractors.	Recommendation: the toolbox talk signing sheet includes a column for the employer: i.e. ACE Demolitions, D&D Traffic.			
Z137	CEMP	5	Consultation	5 Stake Holder and Community Involvement	RCC will consult with the community regularly throughout construction, including consultation with the nearby sensitive residential receivers located in Hassall Street and the commercial receivers at Curtis Cheng Centre (NSW Police Headquarters), Lancer Military Barracks, Commercial Hotel, 7 Hassall Street and Eclipse Tower, relevant regulatory authorities and other interested stakeholders. RCC will notify stakeholders of any significant events or changes that affect or may affect individual properties, residences and businesses.		Reviewed as part of SSD condition A35				

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Z138	CEMP	6	Incident/Non-Compliance	Emergency and incident response	The RCC Emergency and Incident Response Plan, as per the Work Health and Safety Plan, includes: <ul style="list-style-type: none"><li>• Categories for environmental emergencies and incidents;</li><li>• Notification protocols for each category of environmental emergency or incident, including notification of notification to owners / occupiers in the vicinity of the incident. This is to include relevant contact details;</li><li>• Identification of personnel who have the authority to take immediate action to shut down any activity, or to affect any environmental control measure (including as directed by an authorised officer of the EPA);</li><li>• A process for undertaking appropriate levels of investigation for all incidents and the identification, implementation and assessment of corrective and preventative actions;</li><li>• Notification requirements depending on the nature of the incident (i.e. the EPA, Department of Planning and Environment or OEH) will be notified by the RCC Project Manager.</li></ul>	Construction	4/5/2020 Record: sighted RCC 'Emergency Management Plan', 6 Hassall Street Parramatta 11931193, dated 18 March 2020 (27/04/2020 in the revision register).				
Z139	CEMP	7.1.1	Audit	Inspections	All RCC workers and Sub-contractors working on behalf of RCC are required to monitor work activities in accordance with their site-specific environmental documentation, the requirements of this CEMP and Sub Plans. <ul style="list-style-type: none"><li>- Management visit report - one per month - by senior management</li><li>- Weekly environmental site inspection - once per week - by site team</li><li>- Inspection test plans - as required - by site team</li><li>- Plant inspection - Daily - by operators</li><li>- Emergency preparedness inspections - at project start - by RCC site team</li><li>- Community complaints register - ongoing - by RCC site team</li><li>- Waste tracking - ongoing - by ER</li><li>- Noise/vibration - ongoing - by RCC site manager</li><li>- Environmental audits - monthly - by Environmental representative</li><li>- Independent environmental audits - As per conditions of consent and guideline - lead environmental auditor</li></ul>	Construction	24/4/2020: Sighted the following documentation: <ul style="list-style-type: none"><li>-RCC '25.3 Plant/Equipment Induction Checklist (No. 00017) for the site crane.</li><li>-Bingo Industries Monthly Waste Report for March 2020 (includes data from the previous months (Jan/Feb).</li><li>-EcCell (10 March 2020 - in document control section of the report, front page states 4 March 2020), 'Richard Crookes Monthly Site Environmental Audit', 6 Hassell Street, Parramatta.</li><li>-EcCell (8 April 2020 - in document control section of the report, front page states 7 April 2020), 'Richard Crookes Monthly Site Environmental Audit', 6 Hassell Street, Parramatta.</li><li>-Borger Cranes (10/01/2020) Service and Inspection Report.</li><li>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 16 March - 21 March 2020</li><li>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 23 March - 28 March 2020.</li><li>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 30 March 2020 - 4 April 2020</li><li>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 6 April 2020 - 11 April 2020.</li><li>-RCC Site inspection 23/04/2020 checklist.</li><li>-RCC Site inspection 31/3/2020 checklist.</li></ul>				
Z140	CEMP	8.5	Admin	Communication, consultation, cooperation and reporting	The RCC workplace monitoring program represented in Table 8: <ul style="list-style-type: none"><li>- Daily prestart meeting - daily</li><li>- Toolbox meeting - Weekly</li><li>- HSE meeting - quarterly</li><li>- Notifiable incidents - as occurs</li></ul>	Construction	24/4/2020: <ul style="list-style-type: none"><li>EcCell RCC CEMP 17/3/2020 states that all workers are required to attend pre-start meeting.</li><li>-Sighted Project Team Toolbox Talk (undated) and Subcontractor Toolbox Talk.</li><li>-Sighted 01.1 - Incident Record (No. 00288) for the damaged diesel tank off the shaker bay which occurred prior to CCI as part of the early works component.</li><li>-No quarterly HSE meeting minutes provided as a quarter has not been completed.</li></ul>				

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Z141	CEMP	9.1	Water	Water quality management - management strategy	<ul style="list-style-type: none"><li>• Provide and maintain erosion and sediment controls around the perimeter of the site.</li><li>• Direct 'clean (offsite)' stormwater using Geotech Sox around land disturbance activities.</li><li>• Construct bunded area for concrete pumping.</li><li>• Place an impervious plastic lining below the pump's hopper to contain any possible spillage or droppings;</li><li>• Paint, form oil, solvents and fuels will be stored correctly and bunded.</li><li>• Install a triple rinse wash out system for trade washout.</li><li>• Painting subcontractor required to wash out into purpose-built tanks that will be disposed of by the painting contractor through a licensed transfer station.</li><li>• All construction personnel undertaking discharge of water to on-site or off-site areas will undergo a toolbox talk to ensure the correct controls are in place to minimise the degradation of waters associated with the site.</li><li>• Adequate provisions must be made to collect and discharge stormwater drainage during construction of the building to the satisfaction of the principal certifying authority. The prior written approval of Council must be obtained to connect or discharge site stormwater to Council's stormwater drainage system or street gutter"</li><li>• Excavation subcontractor to prepare de-watering management plan and implement the following controls:<ol style="list-style-type: none"><li>1. Obtaining permission of authorities before pumping water out</li><li>2. Set up tank/pond to allow settlement of turbid water</li><li>3. Test water though a NATA accredited laboratory before pumping out</li><li>4. Monitor water for turbidity and PH before pumping out</li><li>5. Visually check pump out area for turbidity</li></ol></li><li>• The body of any vehicle or trailer used to transport waste or excavation spoil must be covered before leaving the premises to prevent any spillage or escape of any dust, waste of spoil. Mud, splatter, dust and other material likely to fall from or be cast off the wheels, underside or body of any vehicle, trailer or motorised plant leaving the site must be removed before leaving the premises.</li><li>• ensure that concrete waste and rinse water is not disposed of on the site and are prevented from entering any natural or artificial water course.</li></ul>	Construction	<p>27/04/2020 Record: sighted liquid waste dockets (8/4/2020) for concrete wash out waste and tracking sheet for drill water waste dockets.</p> <p>27/04/2020 Observation: surface water is pumped into settlement tanks onsite and removed by a liquid waste contractor. Fuels, waste oils, cylinders, and chemicals were stored within bunded areas. Fuel cupboard is self bunded internally. It is understood fuel decanting is generally conducted directly into the equipment.</p> <p>4/5/2020 Record: sighted -CV-BB-01.00 [2] erosion and sediment control drawing including details on the requirements for dewatering. -Email correspondence from RCC to Parramatta City Council (dated 24/4/2020) with the updated Erosion Control Plan drawings attached. -Correspondence from RCC stating that a dedicated fuel decanting area that is appropriately bunded will be made available for on-site decanting if required.</p>	Note: approval to pump collected surface water to stormwater is pending approval - to be reviewed in subsequent audit.			
Z142	CEMP	9.2	Sediment	Erosion and sediment control - management strategy	<ul style="list-style-type: none"><li>• Implement the Erosion and Sediment Control Management Plan reference Robert Bird</li><li>• Install sediment fences in accordance with Erosion and Sediment Controls Plan</li><li>• Hardstand material, rumble grids or other appropriate measures will be installed at entry and exit points to minimise the tracking of dirt on the roadways</li><li>• All construction vehicles shall follow the traffic management plan and enter and exit the site via the temporary construction entry/exist points</li><li>• All vehicles involved in excavation, soil transport or movements on unsealed roads shall have their wheels cleaned in a designated area before leaving the site</li><li>• Street sweeping (never hosing down) will be conducted to reduce sediment on roads</li><li>• Install sediment control barriers/filtration on local drains and maintain</li><li>• When filling sedimentation socks for use in and around drains, only fill to 50% of capacity</li><li>• Maintain erosion sediment control settings</li></ul>	Construction	<p>27/04/2020 Observation: Rumble / cattle grid located at site entrance. No unsealed area between public roadway and rumble grid. Rumble grid is where wash down occurs to remove sediment / dust from vehicles. Public roadways accessed by site vehicles appeared clean and without obvious sediment from construction activities. Sediment filter at the downgradient kerbside stormwater drain observed. No unacceptable sediment was observed to enter the drain.</p>				

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Z143	CEMP	9.3	Air	Dust and air quality management - management strategy	<ul style="list-style-type: none"><li>• All construction staff shall be inducted on dust control measures and instructed on management actions required under the CEMP (i.e. speed limits, access tracks).</li><li>• Where a complaint is received regarding dust, visual dust monitoring will be undertaken and activities reviewed to minimise dust emissions.</li><li>• All construction plant and equipment with access to the site will be properly maintained prior to, and serviced, in accordance with the manufacturer's requirements during the works.</li><li>• Operating machinery and vehicles will be visually checked to ensure exhaust fumes are acceptable.</li><li>• Machinery and vehicles found emitting visible smoke for longer than 10 seconds while operational on site will be taken out of service and serviced to ensure smoke is no longer visible.</li><li>• Trucks transporting materials, such as sand, soil, landscape materials and gravel will have covered loads and tailgates secured.</li><li>• Paint-spraying activities will not be undertaken in adverse weather conditions.</li><li>• Measures (including watering or covering exposed areas) will be used to dampen exposed areas and access tracks to reduce dust generation.</li><li>• A shade cloth around site perimeter fencing and gates will be installed</li><li>• Haul roads shall be installed with gravel / road base where required to minimise dust production.</li><li>• Hardstand material, rumble grids or other appropriate measures will be installed at entry and exit points to minimise the tracking of dirt on the roadways</li><li>• Where applicable, sealed roads will be swept to remove deposited material that could generate dust</li><li>• Exposed surfaces and stockpiles will require dust suppression by regular watering;</li><li>• Public roads used by these trucks are kept clean</li></ul>	Construction	<p>24/04/2020 Record: No complaints have been received at the site, complaint register is available and without any complaints.</p> <p>27/04/2020 Record: screen shot of induction material shows that all inducted personal agree that they have read and understood:</p> <ul style="list-style-type: none"><li>-Site Emergency Management Plan</li><li>-Project Management Plan</li><li>-Environmental Management Plan (air quality, access track)</li><li>-Traffic Management Plan (speed limits)</li></ul> <p>27/04/2020 Observation: Roadways were observed to be clean with no obvious sedimentation tracked onto roadways observed. Dust suppression was in use during rock hammering at the time of the inspection. No excessive dust was observed and plant exhaust appeared to be appropriate (not smokey).</p> <p>Stockpiles did not appear to be wetted but no significant dust generation was observed.</p> <p>Hoarding was present around Hassall St frontage. It is noted that additional hoarding will be installed in the next few weeks.</p>	Recommendation: Site speed limit to be included in in induction material.			
Z144	CEMP	9.4	Noise	Construction noise and vibration management - management strategy	<ul style="list-style-type: none"><li>• All construction work will take place as determined by local council conditions.</li><li>• Noise monitoring will be undertaken if required by council conditions or if complaints are received due to unreasonable levels of noise in a noise sensitive area.</li><li>• Plant and equipment which are identified with excessive noise will be reviewed and strategies implemented to minimise noise levels</li><li>• During operation, if equipment is likely to cause excess vibration, it will be monitored for vibration levels if required.</li><li>• Rock breaking / blasting times will be limited to comply with council conditions.</li><li>• Where work outside normal operating hours or vibration is a likely for extended periods, a communication plan/strategy for nearby residents will be prepared.</li><li>• Communication and notification of nearby residents and owners that may be affected by noise and vibration will be undertaken</li><li>• A dilapidation report to adjoining property will be completed</li><li>• Strict enforcement of the hours of work to ensure compliance with Local Government conditions of consent particularly for deliveries and commencement of daily work routines will be undertaken</li><li>• The hours of work will be included in the workplace specific induction and displayed on the workplace notice board;</li><li>• Ensure construction vehicles (including concrete agitator trucks) do not arrive at the site or surrounding residential precincts outside of the construction hours of work outlined under condition.</li><li>• Where practicable and without compromising the safety of construction staff or members of the public, the use of 'quackers' to ensure noise impacts on surrounding noise sensitive receivers are minimised.</li><li>• Vibratory compactors must not be used closer than 30 metres from residential buildings unless vibration monitoring confirms compliance with the vibration criteria specified in condition C15.</li></ul>	Construction	<p>22/4/2020: Sighted copy of 'Dilapidation Survey Report' by James Tonsend Dilapidation Surveys Pty Ltd (12 January 2020).</p> <p>27/04/2020 Record: Sign in Sign out sheets provided for 18, 20, 21, and 22 March 2020.</p> <ul style="list-style-type: none"><li>-Induction slides providing approved hours of work.</li><li>-RCC (7/2/2020) Community Consultation and Engagement Plan, 6 Hassall Street Parramatta 1193.</li></ul> <p>5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.</p> <p>27/04/2020 Observation: No excessive noise or vibration was noted during the site inspection. No conventional reversing alarms on plant and equipment was noted. Plant and equipment appeared to be at least 30m from the closest residential structure. Work hours were signposted on the hoarding.</p> <p>24/4/2020 sighted:</p> <ul style="list-style-type: none"><li>*RCC '6 Hassall Street, Parramatta, Community Consultation and Engagement Plan' dated 7/2/2020.</li><li>* '6 Hassall Street - Works Zone' dated 5 March 2020. filed as 56 Station Street, Parramatta delivered to 'James'.</li><li>* '6 Hassall Street - Works Zone' dated 5 March 2020. filed as 60 Station Street, Parramatta delivered to 'Jose Rodrigues'.</li><li>*6 Hassall Street - Works Zone' dated 5 March 2020.</li></ul>				

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Z145	CEMP	9.5	Contamination	Hazardous chemicals management - management strategy	<ul style="list-style-type: none"><li>• Material Safety Data Sheets for each chemical stored or used on the project shall be maintained on site in an accessible location.</li><li>• All chemicals and dangerous goods used on site will require a material safety data sheet and appropriately labelled.</li><li>• Bunds capable of storing 110% of the container volume will be installed around areas where chemicals are stored or where the quantity is a potential threat.</li><li>• Bund walls and floors will be constructed with impervious materials and in accordance with legislation.</li><li>• Spill kits shall be established and readily available.</li><li>• Toolbox talks in the use of spill kits will be undertaken</li><li>• Any chemical or fuel spills will be cleaned as quickly as possible and placed in suitable receptacles for reclamation or disposal, in a manner that does not cause pollution.</li><li>• Fueling of vehicles or construction plant will be carried out in areas from which fuel or oil will not be discharged to waters/street gutters or stormwater drainage systems.</li><li>• Under no circumstances shall trucks that leak any sort of mechanical fluid be permitted on or adjacent to the site.</li><li>• Oil contaminated stormwater will be disposed of to a licensed disposal site.</li><li>• In the event of a spill, the procedures contained in the Emergency Management Plan will be implemented</li><li>• Minimal volumes of fuels and chemicals will be kept on site</li><li>• Bunds will be covered to reduce water build up</li><li>• Containers of solvent based paints will be returned to solvent recycling depot</li></ul>	Construction	<p>24/4/2020: Sighted</p> <ul style="list-style-type: none"><li>-EcCell Construction Environmental Management Plan Pty Ltd (17/03/2020), Version 1. Section 9.5 includes information on Hazardous Chemicals.</li><li>-EcCell (10 March 2020 - in document control section of the report, front page states 4 March 2020), 'Richard Crookes Monthly Site Environmental Audit', 6 Hassell Street, Parramatta.</li><li>-EcCell (8 April 2020 - in document control section of the report, front page states 7 April 2020), 'Richard Crookes Monthly Site Environmental Audit', 6 Hassell Street, Parramatta.</li><li>-47.1 Toolbox Meeting Minutes (date missing). Items of discussion were:</li><li>-CEMP</li><li>-Roles and Responsibility</li><li>-Spill Kit Procedure.</li></ul> <p>4/5/2020 Sighted:</p> <ul style="list-style-type: none"><li>-MSDSs for Bostik PVC Pipe Cement N Blue</li><li>-Unleaded 91 Petrol</li><li>-RCC confirmation that a decanting area will be made available that is appropriately bunded.</li><li>-47.1 Toolbox Minutes for 23/4/2020. Items of discussion were the CEMP, Project Objectives, Roles and Responsibilities, Spill Kit Procedure. The document was signed by several people including subcontractors.</li></ul> <p>27/4/2020 Observation: Chemicals were stored in bunded areas. A spill kit was readily available adjacent the fuel storage area.</p>	Recommendation: The flammable chemical cupboard onsite is located within the secondary bunding and a dedicated area is set up for fuel decanting.			
Z146	CEMP	9.6	Waste	Spoil and construction waste management	<p>All waste and recycling material removed from Richard Crookes construction sites including excavation construction and demolition waste will need to be classified. The Waste Classification Guidelines EPA (2014) is a step-by-step process for classifying waste. All excavation waste removed from site will be classified by a suitably qualified environmental consultant including</p> <ul style="list-style-type: none"><li>• Virgin excavated natural material</li><li>• ENM in accordance with Excavated Natural Material Order 2014.</li><li>• The waste classification certificates will be provided to the receiving facility.</li><li>• Disposal dockets (for non VENM/ENM) from landfill will be provided and kept in a Data file onsite</li><li>• Material tracking/dockets will be provided for VENM/ENM.</li><li>• Disposal facility will have appropriate Licence to receive the waste in accordance with the waste classification.</li></ul> <p>A Waste Data File will be maintained on-site and all entries will include: Excavation and Construction Waste this will include</p> <ul style="list-style-type: none"><li>• The classification of the waste</li><li>• The time and date of material removed</li><li>• A description of and the volume of waste collected</li><li>• The location and name of the waste facility that the waste is transferred to</li><li>• The vehicle registration and the name of the waste contractor's company</li><li>• Disposal dockets</li></ul>	Construction	<p>24/4/2020: Sighted the following documentation:</p> <ul style="list-style-type: none"><li>-RCC '25.3 Plant/Equipment Induction Checklist (No. 00017) for the site crane.</li><li>-Bingo Industries Monthly Waste Report for March 2020 (includes data from the previous months (Jan/Feb).</li><li>-Environmental Checklists (RCC 31/3/2020 and 31/3/2020).</li><li>-EcCell (10 March 2020 - in document control section of the report, front page states 4 March 2020), 'Richard Crookes Monthly Site Environmental Audit', 6 Hassell Street, Parramatta.</li><li>-EcCell (8 April 2020 - in document control section of the report, front page states 7 April 2020), 'Richard Crookes Monthly Site Environmental Audit', 6 Hassell Street, Parramatta.</li></ul> <p>4/5/2020 Record:</p> <ul style="list-style-type: none"><li>-RCC correspondence stating that no excavation and demolition waste has been removed as part of the main works construction yet.</li></ul>				
Construction Traffic Management Plan											
Z147	CTMP	4.2	Traffic	Construction Workers	<p>A tool drop-off and storage facility has been provided within the site office at 12 Hassall Street, Parramatta. This would allow tradespeople to drop off and store their tools and machinery, allowing them to use public transport to travel to/ from the site on a daily basis. This will be incorporated into the site induction program. Workers will be directed not to use on-street parking in the vicinity of the site (including works zone).</p>	Construction	<p>4/5/2020 Record: TTPA (March 2020), 'Construction Pedestrian and Traffic Management Plan', Proposed Mixed Use Development, 6 Hassall Street, Parramatta, Ref 026/2020, Issue 2.</p> <p>The plan indicates that a tool drop off and storage is located at 12 Hassall Street. As part of the induction the plan is required to be read and understood by site workers.</p>				

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Z148	CTMP	4.3	Traffic	Construction hours	The approved hours of construction activity will be: 7.00am – 5.00pm Monday to Friday 8.00am – 5.00pm Saturday No work Sunday and public holidays The principal contractor shall ensure that all sub-contractors are aware of the permitted hours of operation and shall ensure that all vehicle activity occurs strictly within the hours stipulated by the Conditions of Consent. Should any works be required to take place within public roads (in the vicinity of the site), outside these hours, this would be subject to prior approval from City of Parramatta Council.	Construction	The CEMP Version 1 dated 17/03/2020 provides the construction hours as stipulated in the condition.  27/04/2020 Record: Sign in Sign out sheets provided for 18, 20, 21, and 22 March 2020. 5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.  24 April 2020: Sighted permit dated 16 April 2020 for temporary road and footpath occupancy 'Permission for Temporary Road and Footpath Occupancy in No. 6 Hassall Street, Parramatta NSW 2150' for 18 April 13:00 - 22:00 and 19 April 07:00 - 22:00.				
Z149	CTMP	4.5	Traffic	On-street work zones	A 46m works zone would be required to accommodate trucks for the delivery of construction materials/ equipment, as well as any construction-related works that cannot be undertaken on-site. It is proposed to provide the works zone on the northern side of Hassall Street, along the site frontage. The works zone would not be used for private kerbside parking by builders, tradesmen and visitors associated with the site. The works zone is proposed to be in operation during Monday to Saturday - 6am - 6pm. A separate application has been made to the Council to organise appropriate approvals for the proposed works zone prior to the start of works, as well as the parking and traffic changes.	Construction	24/4/2020: Sighted an official receipt from the City of Parramatta for Work Zone Approval F (Ref 487) dated 28 February 2020.				
Z150	CTMP	5.0	Traffic	Construction traffic management planning	<ul style="list-style-type: none"><li>- The construction program shall endeavour to restrict/minimise construction traffic to occur outside of peak traffic periods, i.e., 6 am to 9 am and 3 pm to 5 pm.</li><li>- Truck drivers will be advised of the designated truck routes to/ from the site. No queuing or marshalling of trucks will be permitted on public roads in the vicinity of the site.</li><li>- All drivers of vehicles transporting loose materials will be required to ensure the entire load is covered using a tarpaulin or similar impervious material. The vehicle driver will need to take all precautions to prevent any excess dust or dirt particles depositing onto the roadway during travel to and from the site. Truck shaker grids and wheel wash stations shall be positioned at all entry/exit points.</li><li>- The respective trades will be inducted by the head contractor into the above procedures and will monitor all trucks entering and exiting the site to ensure the procedures are met.</li><li>- If there is a requirement to operate any material handling machinery on public access roads, the contractor will be required to seek separate Council/Police/RMS/Sydney Buses approval prior to the event.</li><li>- Any workers required to undertake works or traffic control within the public domain shall be suitably trained and will be covered by adequate and appropriate insurances.</li><li>- Access to the site and neighbouring sites by emergency vehicles would not be affected by the proposed construction zones which are within the bounds of the construction site and the works zone.</li><li>- The liaison would be maintained with the police and emergency services agencies throughout the construction period, and a 24-hour contact would be made available for 'out-of-hours' emergencies and access.</li><li>- All workers and sub-contractors employed on the site will be required to undertake a formal 'site induction' process prior to the undertaking of any task, and all the inductions will be performed specifically to each trade according to Workplace Health and Safety requirements.</li></ul>	Construction	27/04/2020 Record: Sign in Sign out sheets provided for 18, 20, 21, and 22 March 2020. 4/5/2020 Record: RCC statement that all trades are inducted to the site. CTMP is read as part of the induction. 5/5/2020 Record: sighted correspondence with RCC (Aconex Ref: RCC-GCOR-001382) confirming that there is another sign in/out gate in the office area where personnel are allowed to access outside of hours. The construction gate is padlocked until the permitted construction hours.  27/04/2020 Observation: No queueing of traffic was observed. No uncovered loads were observed. 24 hour contact observed on hoarding on Hassall Street.				

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Z151	CTMP	5.10	Traffic	Traffic Guidance Scheme	<ul style="list-style-type: none"> <li>- Construction vehicle activity, including the loading/ unloading of trucks to be conducted within the work site and the designated works zone on Hassall Street</li> <li>- Accredited traffic controller to manage pedestrian and control activity on the access off Hassall Street.</li> <li>- The movement of trucks to/ from the works zone will be under normal traffic conditions.</li> <li>- Pedestrians and all passing vehicles (including buses) will maintain priority at all times</li> <li>- Clear definition of the work site boundary to be provided by the erection of Class B construction hoarding adjacent to public roads with Class A fencing around the site's western, eastern and northern boundaries</li> <li>- Pedestrians to be guided around the vicinity via existing footpaths, with appropriate sight lines maintained</li> <li>- Pedestrian safety will be ensured by the erection of Class B hoarding over the footpath on Hassall Street</li> <li>- All signage will be clean, clearly visible and not obscured.</li> </ul>	Construction	<p>27/04/2020 Observation: No traffic congestion was observed, pathways were not blocked and were covered by hoarding along the Hassall Street boundary.</p> <p>5/5/2020 Record: Sighted letter address to John Carusi of D&amp;D Group Traffic Management from RMS informing of their valid Category G Provision of Traffic Control registration valid until 23 August 2020.</p>				
Z152	CTMP	6.6	Traffic	Consultation, communication and liaison	RCC shall maintain regular contact with the surrounding project contractors (especially 9 Hassall Street) to identify any potential overlap of major construction works and cooperate to ensure such overlaps are minimised during the lifecycle of the works.	Construction	<p>27/04/2020 Record: sighted emails from Meg Kong of TTPA to Mohammad from the 9 Hassall Street development regarding road closures (3 March, 4 March and 13 April 2020)</p> <p>Sighted text message correspondence from 23 March and 14 April 2020 with Mohammad from the 9 Hassall Street development regarding road closures and their confirmation.</p>				
Z153	CTMP	6.7	Traffic	Site inspections and record keeping	A daily inspection before the start of the construction activity should take place to ensure that conditions accord with those stipulated in the plan and there are no potential hazards. Any possible adverse impacts will be recorded and dealt with if they arise.	Construction	<p>4/5/2020 Record: sighted RCC '19.0 Traffic Control Inspection Checklist' dated 19/4/2020.</p> <p>CTMP requires daily check of traffic / pedestrian controls. Sheet 19.0 Traffic Control Inspection Checklist (dated 19/4/2020) indicates that Long Duration Works/Fixed Signage (Weekly Monitoring Req) whereas Short Term Works / Temp Signage (Daily Monitoring req) indicates that a daily inspection will not be completed for some controls.</p>	Recommendation: To maintain compliance with the CTMP, daily inspections are required of traffic / pedestrian controls.			
<b>Construction Noise and Vibration Management Plan</b>											
Z154	CNVMP	4.6	Noise	Construction noise management	<p>1. All plant and equipment are to be maintained such that they are in good working order.</p> <p>2. A register of complaints is to be recorded in the event of complaints being received, including location, time of complaint, nature of the complaint and actions resulting from the complaint.</p> <p>3. If required a noise level measurement of the offending plant item generating complaints is to be conducted and noise mitigations undertaken to reduce noise levels to within Noise Management levels in the event magnitude of noise levels is found to be above suitable levels.</p> <p>4. The use of percussive and concrete sawing should be undertaken behind a closed façade when possible.</p> <p>5. The use of percussive equipment including hydraulic hammering should be limited such that they are not undertaken prior to 7.30am on weekdays and prior to 8.30am on Saturdays.</p> <p>6. Where possible any excavation to be undertaken on the site is to include ripping of material where possible.</p> <p>7. Communication with the neighbouring receivers including the Commercial Hotel and the NSW Police Head Quarters should be undertaken such that high noise equipment such as hydraulic hammering, rock breaking, concrete cutting and the like should not be undertaken during sensitive periods in the event there are functions being conducted on external areas of the properties which would be impacted from construction noise.</p> <p>- In addition to the recommended mitigations above details of the proposed construction (including demolition) works to be conducted on the site, including type of activities to be conducted as well as the expected duration of activities should be provided to the neighbouring receivers.</p> <p>- 20048_090320_CNVMP_BW_R0 18</p> <p>In the event noise levels are found to required additional noise reduction then all possible and practical mitigations are required to be included in the construction of the project.</p>	Construction	<p>24/04/2020 Record:</p> <ul style="list-style-type: none"> <li>-complaints register sighted, no complaints received.</li> <li>-Borger Cranes 'Service Inspection Report' dated 10/1/2020.</li> <li>-RCC '25.3 Plan/Equipment Induction Checklist' (No. 00017), dated 19/4/2020.</li> </ul> <p>4/5/2020 Sighted:</p> <ul style="list-style-type: none"> <li>*Email chain with RCC and Curtis Cheng Centre (NSW Police Headquarters) Account Manager Luke Ghosn (27/4/2020) confirming knowledge of the works.</li> <li>*Correspondence from RCC 4/5/2020 stating that a letter drop was completed for the Commercial Hotel as it is currently closed due to COVID-19 restrictions.</li> </ul> <p>27/04/2020 Observation: No excessive noise or vibration was noted. Works are conducted behind a closed façade (hoarding).</p>				
Z155	CNVMP	4.7	Noise	Construction vibration impacts	<p>In the event excavation is required on the site including removal of stone, the following management technique should be included in the excavation methodology:</p> <ul style="list-style-type: none"> <li>• A saw cut at the perimeter of any excavation within rock on the site to the northern boundary is required to include a saw cut to the rick prior to use of any excavation or ripping.</li> </ul>	Construction	This activity was not observed at the time of the inspection, noting the bulk earthworks were completed.				

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Z156	CNVMP	4.8	Noise	Noise and vibration monitoring	<p>1. Noise – Attended noise level measurements of typical demolition, excavation and construction activities should be undertaken at site.</p> <p>Attended construction noise surveys of the site and surrounding impacts on neighbours should be undertaken during the following as a minimum:</p> <p>a. Start of Demolition</p> <p>b. Commencement of any rock breaking or sawing on the site.</p> <p>c. Periodically during the construction period.</p> <p>d. In response to any ongoing complaints received from neighbours.</p> <p>2. Vibration – Attended vibration measurements are recommended at the site on the commencement of potentially high magnitude vibration generating activities on the site to ensure vibration criteria detailed in this report are being achieved. Vibration measurements should be conducted at the ground floor of the affected building to the west of the west of the site including the Commercial Hotel (or a representative location at a similar distance between works and the affected measurement location) including the following:</p> <p>a. Commencement of rock breaking on the site.</p> <p>b. Commencement of pilling on the site.</p>	Construction	<p>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 23 March - 28 March 2020.</p> <p>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 30 March 2020 - 4 April 2020</p> <p>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 6 April 2020 - 11 April 2020</p> <p>27/04/2020 Observation: No excessive vibration was observed from plant during the site visit.J168-</p> <p>Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 23 March - 28 March 2020.</p> <p>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 30 March 2020 - 4 April 2020</p> <p>-Paragon Engineering (13 April 2020), 'Vibration &amp; Noise Monitoring Report, Parramatta Innovation Hub', 2-6 Hassall Street, Parramatta, for dates: 6 April 2020 - 11 April 2020</p>	<p>It is noted that the exceedances were reported during the early works package. No complaints have been received during the main works.</p> <p>Recommendation: A construction noise survey of the site and surrounding impacts on neighbours should be undertaken periodically during the construction period. It is understood one is yet to be completed during the Main Works phase.</p>			
Z157	CNVMP	5	Consultation		<p>The community interaction and notification are required to include the following:</p> <p>1. Notification of the proposed works to be undertaken on the site and the periods when works will be conducted.</p> <p>2. Details of the relevant site representative where complaints can be registered.</p> <p>3. Details of the methodology to respond to complaints raised from the surrounding receivers.</p> <p>4. A register of complaints, to be kept on site including record of time and nature of the complaint as well as the outcomes and comments regarding investigations resulting from the complaint.</p>	Construction	<p>24/4/2020: Sighted RCC (7 February 2020), 'Community Consultation and Engagement Plan', 6 Hassall Street Parramatta 1193.</p> <p>Register of complaints is available on the project website &lt;<a href="https://www.6hsl.com/">https://www.6hsl.com/</a>&gt;. Complaints can be lodged on the website.</p> <p>Sighted 4 E-mails as listed in Z105 with neighbour engagement and provisioning of contact details.</p> <p>27/4/2020: Contact details of Site Manager are provided on site hoarding.</p>				
Construction Waste Management Plan											

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Z158	CWMP	-	Waste	Servicing arrangements, Waste classification of demolition, excavation and construction material	<p>A Waste Data File must be maintained on-site and all entries are to include:</p> <ul style="list-style-type: none"><li>• The classification of the waste</li><li>• The time and date of material removed</li><li>• A description of and the volume of waste collected</li><li>• The location and name of the waste facility that the waste is transferred to</li><li>• The vehicle registration and the name of the waste contractor's company</li><li>• Disposal dockets</li></ul> <p>All waste and recycling material removed from Richard Crookes construction sites including excavation construction and demolition waste will need to be classified. The Waste Classification Guidelines EPA (2014) is a step-by-step process for classifying waste. Excavation Material including all soils taken from the site during excavation and construction will require to be classified by a suitably qualified environmental consultant including</p> <ul style="list-style-type: none"><li>• Virgin excavated natural material means natural material (such as clay, gravel, sand, soil or rock fines): that has been excavated or quarried from areas that are not contaminated with manufactured chemicals, or with process residues, as a result of industrial, commercial, mining or agricultural activities</li><li>• ENM must be classified in accordance with Excavated Natural Material Order 2014. The waste classification certificates must be provided to the receiving facility.</li><li>• Disposal dockets (for non VENM/ENM) from landfill must be provided. Material tracking/dockets must be provided for VENM/ENM.</li></ul> <p>Disposal facility must have appropriate licence to receive the waste in accordance with the waste classification.</p> <p>Richard Crookes will meet the requirement to ensure waste removed from sites is classified and transported to a licensed facility and over a calibrated weighbridge that can accept the waste.</p>	Construction	Covered under Item Z146				
Z159	CWMP	-	Waste	Waste management strategies	<ul style="list-style-type: none"><li>- Use the avoid, reuse, reduce, recycle principles - builder &amp; waste contractor</li><li>- Minimisation of recurring packaging materials - sub-contractors</li><li>- Returning packaging to the supplier - builder &amp; sub-contractor</li><li>- Separation of recycling of materials off site - waste contractor</li><li>- Audit &amp; monitor the correct usage of bins - builder &amp; waste contractor</li><li>- Audit and monitor the Waste Contractor - builder</li></ul>	Construction	<p>24/4/2020:</p> <p>Zoic also sighted a Monthly Waste Report from Bingo Industries which is used to track the volume of waste and recyclables.</p> <p>April monthly waste report not yet generated.</p> <p>27/4/2020: Site visit observation indicated that waste is being appropriately managed onsite using skip bins. Waste is separated offsite by the waste contractor.</p>				

