

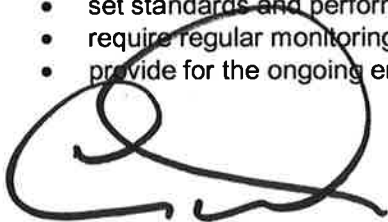
# Development consent

## Section 89E of the *Environmental Planning and Assessment Act 1979*

As delegate of the Minister for Planning and Infrastructure under delegation executed on 27 February 2013, I approve the development application referred to in schedule 1, subject to the conditions in schedule 2.

These conditions are required to:

- prevent, minimise, and/or offset adverse environmental impacts;
- set standards and performance measures for acceptable environmental performance;
- require regular monitoring and reporting; and
- provide for the ongoing environmental management of the development.



Chris Wilson  
**Executive Director**  
**Development Assessment Systems & Approvals**

Sydney **5 MARCH** 2014

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### **SCHEDULE 1**

<b>Application No.:</b>	SSD 6134-2013
<b>Applicant:</b>	Australian Turf Club
<b>Consent Authority:</b>	Minister for Planning and Infrastructure
<b>Land:</b>	Royal Randwick Racecourse at 77-79 Alison Road, Randwick
<b>Approved Development:</b>	Two (2) day music festival event for the second weekend of March every year for a total of ten (10) years

## DEFINITIONS

Advisory Notes	Advisory information relating to the consent but do not form a part of this consent
Agency	means executive agency for Planning & Infrastructure of the Department of Premier & Cabinet
Applicant	Consent holder or person with the benefit of the development consent
Application	The development application and the accompanying drawings plans and documentation described in Condition A2.
BCA	Building Code of Australia
Bump-in	means the period in which temporary structures are assembled 10 days prior to the event
Bump-out	means the period in which temporary structures are dismantled 10 days after the event
Construction	The demolition of buildings or works, the carrying out of works, including bulk earthworks, and erection of buildings and other infrastructure covered by this consent
Council	Randwick City Council
Certifying Authority	Professionals that are accredited by the Building Professionals Board to issue construction, occupation, subdivision, strata, compliance and complying development certificates under the EP&A Act, <i>Strata Schemes (Freehold Development) Act 1973</i> and <i>Strata Schemes (Leasehold Development) Act 1986</i> or in the case of Crown development, a person qualified to conduct a Certification of Crown Building works
Day time	The period from 7am to 6pm on Monday to Saturday, and 8am to 6pm on Sundays and Public Holidays
Director-General	Director-General of Planning and Infrastructure
Director General's approval, agreement or satisfaction	A written approval from the Director-General (or nominee/delegate)
Evening	The period from 6pm to 10pm
Event	means the Saturday 'over-eighteens' festival and Sunday 'under-eighteens' festival as referred to in Schedule 1
EIS	Environmental Impact Statement prepared by Altree Consulting Pty Ltd dated November 2013
EPA	Environment Protection Authority
EP&A Act	<i>Environmental Planning and Assessment Act 1979</i>
EP&A Regulation	<i>Environmental Planning and Assessment Regulation 2000</i>
KSG	means Key Stake Holder Group as referred to in Condition A10
Minister	Minister for Planning and Infrastructure, or nominee
Night time	The period from 10pm to 7am on Monday to Saturday, and 10pm to 8am on Sundays and Public Holidays
PCA	Principal Certifying Authority, or in the case of Crown development, a person qualified to conduct a Certification of Crown Building works
RTS	Response to Submissions report prepared by Altree Consulting Pty Ltd dated January 2014
Reasonable	Reasonable relates to the application of judgement in arriving at a decision, taking into account: mitigation benefits, cost of mitigation versus benefits provided, community views and the nature and extent of potential improvements.
RMS	Roads and Maritime Services Division, Department of Transport
Site	Land referred to in Schedule 1
Sensitive receiver	Residence, education institution (e.g. school, university, TAFE college), health care facility (e.g. nursing home, hospital), religious facility (e.g. church) and children's day care facility.
Works	Means works undertaken during the construction, bump-in and bump-out periods

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## SCHEDULE 2

### PART A ADMINISTRATIVE CONDITIONS

#### A1 OBLIGATION TO MINIMISE HARM TO THE ENVIRONMENT

In addition to meeting the specific performance criteria established under this consent, the Applicant shall implement all reasonable and feasible measures to prevent and/or minimise any harm to the environment that may result from the construction or operation of the development.

#### A2 TERMS OF CONSENT

The Applicant shall carry out the development generally in accordance with the:

- a) State Significant Development Application SSD 6134;
- b) Environmental Impact Statement prepared by Atree Consulting Pty Ltd dated November 2013;
- c) Response to Submissions report prepared by Atree Consulting Pty Ltd dated January 2014;
- d) Security Management Plans dated August 2013 prepared by Future Music Festival and Good Life Festival;
- e) Risk Management Plan dated August 2013 prepared by Future Entertainment;
- f) Pedestrian Transport and Traffic Management Plan dated January 2014 prepared by Event & Sports Project Australia Pty Ltd;
- g) Noise Management Plan dated January 2014 prepared by Noise Consulting and Management Pty Ltd;
- h) Emergency Procedures dated August 2013 prepared by Riskworks Pty Ltd;
- i) Event First Aid and Medical Services dated August 2013 prepared by St Johns Ambulance Australia;
- j) Waste Management Plan dated October 2013 prepared by Dimeo Waste Services;
- k) Revised Mitigation Measures dated 28 January 2014 prepared by Atree Consulting Pty Ltd;
- l) The conditions of this consent; and
- m) The following drawings, except for:
  - (i) any modifications which are Exempt' or Complying Development; and
  - (ii) otherwise provided by the conditions of this consent.

Architectural (or Design) Drawings prepared by Future Entertainment			
Drawing No.	Revision	Name of Plan	Date
Future Music 2014	Nil	Event Layout	19/8/13
Goodlife Festival	Nil	Event Layout	19/8/13
Security Zone Map	Nil	Future Music	Undated
Security Zone Map	Nil	Goodlife	Undated
Architectural (or Design) Drawings prepared by Atree Consulting			
Drawing No.	Revision	Name of Plan.	Date
Site Analysis Plan	Nil	Site Analysis Plan	Undated
Site Layout Plan	Nil	Site Layout Plan	Undated

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### **A3 INCONSISTENCY BETWEEN PLANS AND DOCUMENTS**

If there is any inconsistency between the plans and documentation referred to above, the most recent document shall prevail to the extent of the inconsistency. However, conditions of this consent prevail to the extent of any inconsistency.

### **A4 REQUIREMENTS OF THE DIRECTOR-GENERAL**

The Applicant shall comply with any reasonable requirement/s of the Director-General arising from the agency's assessment of:

- a) any strategies, plans, programs, reviews , audits, reports or correspondence that are submitted in accordance with this consent; and
- b) the implementation of any actions or measures contained in these documents.

### **A5 LIMITS ON CONSENT**

This consent will lapse ten (10) years from the date of consent.

### **A6 PRESCRIBED CONDITIONS**

The Applicant shall comply with all relevant prescribed conditions of development consent under Part 6, Division 8A of the Regulation.

### **A7 DISPUTE RESOLUTION**

In the event of a dispute between the Applicant and a public authority, in relation to an applicable requirement in this consent or relevant matter relating to the Development, either party may refer the matter to the Director-General for resolution. The Director-General's resolution of the matter shall be binding on the parties.

### **A8 LONG SERVICE LEVY**

For work costing \$25,000 or more, a Long Service Levy shall be paid. For further information please contact the Long Service Payments Corporation on their Helpline 13 1441.

### **A9 OPERATIONAL PROCEDURES**

For all events the Applicant shall ensure:

- a) The advertising and marketing of the activity/event shall promote the use of public transport to the activity;
- b) The general use of firearms, explosives or lighting of fires is not permitted;
- c) Drinking water shall be available free of charge to patrons;
- d) The use of pyrotechnics is limited to the main stages of the event and can only form part of an artist's performance to enhance the performances visually. Such fireworks should not impact on the local area and there should be no significant audible impacts beyond the boundaries of the event site;
- e) Special effects lighting i.e. laser/strobe lighting must be positioned to face north away from any nearby residences. All other event lighting is to be shuttered, directed inward onto the site;
- f) There is to be no unauthorised placement of promotional/advertising posters or brochures for this event in the Randwick area;
- g) The Applicant must meet the costs of policing (crowd control & traffic management) for the event;
- h) The Applicant must implement all strategies required by the NSW Police – Eastern Beaches Local Area Command to ensure that security is improved and criminal activities are minimised;

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- i) Mandatory bag inspections are to be carried out prior to entry of patrons on to the site;
  - j) The installation of temporary facilities including barricades, fencing, signage, toilets, lighting vending outlets is to be carried out to ensure that there is no damage to the site, including built structures and landscape elements;
  - k) No permanent works are permitted to be carried out that will alter the fabric of the Racecourse heritage listed item, the Official Stand, and that item shall be protected through the allocation of appropriate security officers, in accordance with the final Security Management Plan;
  - l) Any damage to the site, including built structures and landscape elements is to be made good to its previous condition by Applicant and the event promoter;
  - m) Any damage to existing grass surfaces, such as the Leger Lawn, are to be repaired, and the area re-turfed if necessary;
  - n) Prior to staging the event each year after 2014, the Applicant is required to seek in-principle endorsement for the event from the Key Stakeholder Group (KSG) as outlined in Condition A10; and
  - o) The number of patrons in attendance at any one time during the event must be made available to Council officers upon request. Numbered tickets must be issued in order to calculate the number of persons permitted at the event so as not to exceed the authorised capacity. Records of the number of tickets issued must be provided to Council within 7 days of the event.

#### **A10 KEY STAKEHOLDER GROUP – CONSTITUTION AND ROLE**

Within 60 days following the March 2014 event, the Applicant must establish a Key Stakeholder Group (KSG) to oversee the environmental performance of events for the duration of the consent. Evidence of the group's establishment and details of membership must be provided to the Director-General. The KSG must:

- a) include the chief executive officers (or their designated representative) of the following: Randwick City Council, State Transit Authority, Transport Management Centre (on behalf of Transport for New South Wales), NSW Police Force and Moore Park Events Operations Group (or their relevant successor);
- b) comprise at least two (2) representatives of the local community nominated by Council. Community representatives are appointed on a rotational basis with a representative not exceeding two (2) years; and
- c) be chaired by a chairperson, whose appointment has been approved by the Director-General.

#### **A11 APPLICANT TO ASSIST KEY STAKEHOLDER GROUP**

The Applicant must, at its own expense:

- a) Ensure at least one of its representatives attend the Key Stakeholder Group (KSG) meetings;
- b) Provide meeting facilities for the KSG (if necessary);
- c) Arrange site inspections for the KSG (if necessary);
- d) Take minutes of the KSG meetings;
- e) Make these minutes publicly available on its website (if required); and
- f) Pay reasonable travel expenses for members to attend meetings.

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## **A12 IN-PRINCIPLE EVENT ENDORSEMENT**

Prior to staging the event each year, the Applicant is required to undertake the following:

- a) Gain in-principle endorsement of the proposed event date from members of the KSG at least six months (180 days) prior to the event being held and providing the Director-General with documentary evidence of the in-principle endorsement of the event date;
- b) Submitting for endorsement the following updated management plans tailored to each yearly event to the KSG six months (180 days) prior to each yearly event:
  - i) Security Management Plans (endorsed by Randwick Council and NSW Police);
  - ii) Risk Management Plan (endorsed by NSW Police);
  - iii) Pedestrian Transport and Traffic Management Plan (endorsed by Randwick Council, State Transit Authority and Transport for NSW);
  - iv) Noise Management Plan (endorsed by Randwick Council); and
  - v) Waste Management Plan (endorsed by Randwick Council).
- c) Facilitating KSG meetings as necessary in order to gain documented endorsement of management plans; and
- d) Facilitating a debrief session with the KSG within 30 days of holding the event and provide the minutes of the debrief to the Director-General.

Note 1: Separate approval (for that year) may be required should the Applicant be unable to gain in-principle endorsement of the above management plans by the KSG within 100 days of the commencement of that year's event.

Note 2: Condition A12 (1-3) have been satisfied for the purposes of the March 2014 event through the development assessment process for this application.

## **A13 COMPLAINTS REGISTER**

The Applicant must record details of all complaints received through the means listed under Condition B3 in an up-to-date Complaints Register. The Register must record, but not necessarily be limited to:

- a) The date and time of the complaint;
- b) The means by which the complaint was made (eg. telephone, mail or email);
- c) Any personal details of the complainant that were provided;
- d) The nature of the complaint;
- e) Any action(s) taken in relation to the complaint, including any follow-up contact made;
- f) The date and time any action was taken in response to the complaint; and,
- g) If no action was taken in relation to the complaint, the reason(s) why no action was taken.

The register must be made available for inspection by the Director-General or Council upon request.

## **A14 ACCESS**

Access to the event must be provided to Council authorised officers so as to enable compliance monitoring to be undertaken.

## **A15 LEGAL NOTICES**

Any advice or notice to the consent authority shall be served on the Director-General.

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## **A16 CHANGE IN BASE PARAMETERS**

The Applicant is obligated to inform the Director-General as soon as practicable that a separate approval is required should base parameters upon which this development consent was assessed change significantly e.g. alterations to the site's capacity or transport system/route.

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## **PART B      PRIOR TO COMMENCEMENT OF WORKS**

### **B1    NOISE – ABATEMENT MEASURES**

The following noise abatement measures must be implemented for every event:

- a) Contractual arrangements with artists and sound system suppliers advising of noise limits on their stage and imposing significant financial penalties if the limit is breached;
- b) A formal warning system/method to ensure that artists and sound system suppliers are aware of penalties that will apply to acts if a noise breach warning is not acted upon within the specified 15 minutes;
- c) A dedicated member of staff to control the music levels on the stages. This staff member will have the automatic authority and technical ability to reduce the music levels at the desk for all acts where required;
- d) The noise limit at affected residences will be L<sub>Amax</sub> 70 dB(A) and L<sub>max</sub> 90 dB(C), when measured with the meter set to fast response over any 15 minute period during the concert or sound test;
- e) All music must cease at 10:30pm for the Future Music Festival (only Stages 1 and 2 to operate until 10.30pm) and 8:00pm for Good Life Festival;
- f) A central complaint hotline is to be established at least one week prior to the event, for the duration of the event and up to one week after the event. Complaints on the Racecourse number should be diverted to the event hotline;
- g) All amplification equipment used at the event must be controlled by a root mean square (RMS) noise limiter, calibrated by an acoustic engineer. The equipment must be tamper proof and only be operable by the management or their nominee;
- h) All on-stage and front of house sound equipment must be connected in such a manner to the one system so that the noise levels produced can be effectively controlled by the noise limiter referred to above and the house mixer/sound engineer;
- i) A sound check must be performed prior to the event. During the sound check, appropriate music levels will be set on compressors at each of the stages to ensure they are started at appropriate levels;
- j) The APEX noise limiters and 10EaZy remote display loggers must be used on all main stages. Sound level meters indicating the actual and allowed music levels must be displayed at each stage and sound system engineers are required to monitor and maintain advised music levels. The sound system suppliers must be advised in writing of this requirement prior to the event;
- k) The total combined duration of event rehearsals and sound tests that are audible beyond the racecourse must be kept to an absolute minimum, and must not exceed three (3) hours. Rehearsals must not commence before 9:00am and shall be restricted to the day of the festival. This time is to be used to obtain a relationship between noise at the venue (e.g. mixing desk) and at residential locations;
- l) An exceedance of the noise level limit by a maximum of 5 dB(A) and/or 5 dB(C) during a single five (5) minute period during the first fifteen (15) minutes of the performance of each new separate band or act will not be taken to be a breach of these conditions. The exceedances permitted by this condition must be kept to an absolute minimum;
- m) Security guards to assist patrons in leaving quietly and avoiding passing through the nearby residential areas where possible. Security guards must be stationed in the residential areas to ensure noise is kept to a minimum;
- n) A device capable of recording wind speed and direction at 10 minute increments is required to be installed on site for the event. Data from such a device will be accessible before, during and after the event; and,



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o) **Sound Amplification Equipment**

- i) Any sound amplification equipment used at any time on the lands must be installed in such a way as to minimise the noise impact on residential premises or sensitive receivers.
- ii) The sound amplification equipment must be maintained in a proper and efficient condition so as to minimise the noise impact on residential premises or sensitive receivers.
- iii) The sound amplification equipment must be operated in a proper and efficient manner so as to minimise the noise impact on residential premises or sensitive receivers.

**B2 NOISE MANAGEMENT PLAN**

A final Noise Management Plan must be submitted and approved by the agency prior to the commencement of works. The Noise Management Plan must address:-

- a) details of site supervision, hours of operation, night management;
- b) details on restrictions to amplified music, operating time and general use;
- c) details about patron attendance times;
- d) details about any signage to inform patrons of approved closure hours;
- e) details on training guidelines for staff;
- f) details on the process for community consultation and dealing with noise complaints from residents including the management of noise related complaints during events;
- g) a review process for the noise management plan; and
- h) compliance with the requirements of Condition B1, above.

The Noise Management Plan must also include details of the siting/direction of the stage and speakers, the size and power output of speakers and instructions to engineers for sound control. This plan shall identify that the SPLnet monitoring system shall be used. The noise management plan is to be on site and made available upon request.

**B3 COMPLAINTS MANAGEMENT**

Prior to each event a Complaints and Inquiry Procedure is to be prepared and include, as a minimum:

- a) the provision of a 24 hour complaints hotline;
- b) establishment of a 1800 number to record complaints covering the periods including sound testing, event, and post event periods;
- c) at a minimum the 1800 number should be staffed during business hours but critically it must be staffed during and immediately following the event. This would ensure that where required, immediate action can be taken with regard to a complaint; and
- d) formal written response to all calls logged from one day prior to one day post the festival event should be undertaken within 48 hours following the event.

**B4 PROCEDURE FOR RECORDING AND RESPONDING TO NOISE COMPLAINTS**

The procedure for recording and responding to noise complaints is to be carried out as follows:

- a) hotline must record name, address, number and nature of complaint. Complaints should also be able to be made by email;
- b) complaint details must be forwarded by phone call or radio to noise monitoring staff;
- c) at the property, the monitoring person must record measurements, and discuss levels with resident if requested;
- d) noise monitoring staff must radio the Production Manager to reduce the sound level as appropriate;

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- e) noise monitoring staff must radio the Hotline with the monitoring results and actions taken; and
  - f) hotline must record results and actions against the complaint.

## **B5 SOIL AND WATER MANAGEMENT PLAN**

Prior to the commencement of each event, the Applicant must develop a Soil and Water Management Plan that is to be implemented during the works. The Plan shall address, but is not limited to, the following issues:

- a) minimise the area of soils exposed at any one time;
- b) identify and protect proposed stockpile locations;
- c) preserve any existing vegetation except weeds;
- d) prevent soil, sand, sediments leaving the site in an uncontrolled manner;
- e) control surface water flows through the site in a manner that:
  - i) diverts clean run-off around disturbed areas;
  - ii) minimises slope gradient and flow distance within disturbed areas;
  - iii) ensures surface run-off occurs at non erodible velocities; and
  - iv) ensures disturbed areas are promptly rehabilitated.
- v) provide measures to stop materials being tracked onto the road by vehicles entering or leaving the site.
- vi) Implement suitable Dust Suppression measures, particularly where heavy vehicles (greater than one tonne) are entering and leaving the site.
- vii) Sediment and erosion control measures are to be in place prior to commencement of works.

## **B6 SIGNAGE**

Prior to the commencement of works, a sign must be erected in a prominent position on the site on which the proposal is being carried out. The sign must state:

- a) unauthorised entry to the work site is prohibited; and
- b) the name of the principal contractor (or person in charge of the site) and a telephone number at which that person may be contacted at any time for business purposes and outside working hours.

Any such sign must be maintained while the work is being carried out, but must be removed when the work has been completed.

## **B7 EMERGENCY MANAGEMENT COMMITTEE**

- a) An Emergency Management Committee is to be established by the event organisers involving the NSW Police Force (representatives from the Major Events & Incidents Group, Event Commander and other senior police), Transport Management Centre, Fire & Rescue NSW, NSW Ambulance, the medical provider, the event risk management consultant, and other government agencies as deemed necessary.
- b) A detailed emergency evacuation plan is to be approved by the Emergency Management Committee and must entail:
  - i) identification of emergency evacuation assembly areas; and
  - ii) these plans must be tested with emergency services no later than 14 days prior to the event occurring.

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## **B8 VERIFICATION OF SUPPORT FOR LOADS**

A certificate from a qualified practicing structural engineer (National Engineering Registration Board) must be submitted to the Certifying Authority prior to a commencement of each event for the proposed stages and any grand stand facilities to be erected. The certificate must state that the structures are adequate to support the projected loads and that the design will comply with the relevant Australian Standards adopted by the Building Code of Australia.

## **B9 STRUCTURAL CERTIFICATION FOR DESIGN - BCA**

Prior to the commencement of works, structural details and a Structural Certificate for Design of any temporary structures by a qualified practising structural engineer and in accordance with Clause A2.2(a)(iii) of the Building Code of Australia (applicable to class 2-9 building) and Clause 1.2.2(iii) of Volume 2 of the BCA (applicable to Class 1 and 10 buildings) must be submitted to the satisfaction of the relevant certifying authority.

## **B10 TRAFFIC CONTROL MANAGEMENT**

Management of traffic must comply with the following:

- a) All bump-in and bump-out traffic movements must be restricted to Alison Road and the internal roads of the racecourse;
- b) The Wansey Road gate must not be used for any Bump-in and Bump-out movements;
- c) There are no B-double truck approved routes connecting with the racecourse and therefore no B-double mode of transport shall be used for the festival or form part of the Traffic Management Plan (TMP). To ensure compliance, there should be penalty clauses in the contract with the transport contractor that would act as a deterrent for breaches of the TMP;
- d) The access to, and exit from, the designated on-site car park is to be clearly identified, easy and efficient to use so as to minimise illegal parking in residential streets;
- e) The boarding of buses is to be clear, easy and efficient so as to minimise transportation delays and bottlenecks;
- f) Relevant personnel are to be deployed to enforce traffic management measures; and
- g) Moore Park is to be maintained as a pick-up drop-off area for the Sunday (Good Life) Festival.

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## **PART C      CONDITIONS TO BE SATISFIED PRIOR TO COMMENCEMENT OF AN EVENT**

### **C1    MANAGEMENT PLANS SUBMISSION TO DIRECTOR-GENERAL**

Evidence of the endorsed management plans from KSG must be submitted to the agency a minimum of 14 days prior to the staging of the event each year.

### **C2    STRUCTURAL DETAILS**

Prior to the commencement of the event each year, a certificate is to be provided by a suitably qualified person(s), certifying that:

- a) The fire protection and structural capacity of temporary structures referred to in documents described under Condition A1 are appropriate for the proposed use of the structure.
- b) The ground or other surface on which the structure is to be erected is sufficiently firm and level to sustain the structure while in use.

A copy of this certification shall be provided to the certifying authority prior to the commencement of the each event.

### **C3    NOISE CONTROL VERIFICATION**

The Applicant must ensure that a statement from an accredited acoustic consultant certifying that the acoustic mitigation measures identified in the noise management plan prepared by Noise Consulting and Management Pty Ltd, and as modified in Conditions B1 and B2, are suitably incorporated into the development, and the noise criteria in the subject report have been met prior to the event occurring.

### **C4    SECURITY MANAGEMENT PLAN REQUIREMENTS**

The event organiser must implement all measures listed under the relevant sections contained in the Security Management Plan to ensure minimal impacts to adjoining and surrounding residents from unruly patrons of the event, including, but not limited to, trespassing, breaking and entering of and/or through private property (unless otherwise directed by the Police/authorised City Ranger or as modified by these conditions).

### **C5    SITE AND LOCALITY CLEANING**

- a) A damage/cleanup security deposit of \$50,000 must be paid to Council at least two days prior to the event as security for making good any damage caused to the roadway, footway, verge or any public place; and as security for cleanup that in the reasonable opinion of Council was connected to the event.
- b) The damage / cleanup security deposit may be provided by way of a cash or cheque with the Council and is refundable upon a satisfactory inspection by Council upon the completion of the event which confirms that there has been no damage to Council property and that the cleanup has been satisfactorily executed. Any costs borne by Council for additional cleanup resulting from the event shall be deducted from this amount.

### **C6    COMMUNITY CONSULTATION STRATEGY**

All residents and businesses located adjacent to the Royal Randwick Racecourse as well as Council are to be notified by notification letter of the event at least four (4) business days prior to the commencement of bump-in operations. The notification letter must include details of the development, a copy of the consent conditions and also provide a contact name and phone number of the Applicant.

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## **C7 NOTICE TO BE GIVEN PRIOR TO COMMENCEMENT**

The erection of temporary structures must not commence until:

- a) the proponent has appointed a PCA for the building works; and,
- b) the proponent has given at least two (2) days notice to Council and the PCA outlining intentions to commence the erection of temporary structures.

Note: the Principal Certifying Authority must, no later than 2 days before the building works commence, notify the Director-General and the Council of his or her appointment.

## **C8 ERECTION OF TEMPORARY STRUCTURES**

The erection of temporary structures must comply with the following:

- a) All temporary structures (of any use and type) cannot be used by patrons until an Occupation Certificate has been issued for the event;
- b) Temporary structures are to be wholly within the part of the site designated as 'Event Area'. No approval is given for any temporary structures outside of this area;
- c) The proponent must ensure that all temporary structures are positioned on a level stable surface and sufficiently weighted to ensure stability at all times;
- d) The temporary structures are to be erected and supported in a secure manner for safety purposes;
- e) Should adverse weather conditions (such as strong winds) arise during an event, the proponent must mitigate potential safety concerns, for example, by removing the temporary structures from the public domain;
- f) All temporary structures requiring assembly/installation in the Event Area must provide original structural certification from a practising certified structural engineer to the Certifying Authority certifying that the structures can adequately support the proposed loads to comply with the Structural Provisions Part B1 including Performance Provisions BP1.1 and BP 1.2 of the Building Code of Australia and relevant Australian Standards;
- g) The erection of temporary structures must only be carried out during daylight hours and must not exceed 10 days before and 10 days after the event.

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## **PART D DURING CONSTRUCTION, FESTIVAL AND RESTORATION**

### **D1 APPROVED PLANS TO BE ON-SITE AND COMPLIED WITH**

During the course of the approved development a copy of this development consent, any approved or certified plans and any management plans, shall be kept on the site at all times and shall be readily available for perusal by any officer of the agency and Council.

All management or other plans approved under these conditions must be complied with during the carrying out of the approved development.

### **D2 HOURS OF WORK**

- a) The hours of work for bump-in and bump-out including the movement of materials to and from the site, must be restricted to between 7:00am and 7:00pm, Mondays to Sundays inclusive.
- b) The hours of the event shall be restricted to 12:00pm Midday to 10:30pm for the Saturday festival and 12:00pm Midday to 8:00pm for the Sunday festival. Works may be undertaken outside these hours under the following circumstances:
  - i) if the delivery of materials is required outside these hours by the Police or other authorities; and
  - ii) if it is required in an emergency to avoid the loss of life, damage to property, prevent traffic conflicts and/or to prevent environmental harm.

### **D3 NEIGHBOURHOOD AMENITY**

- a) Signs must be placed in clearly visible positions within the site requesting patrons upon leaving the premises to do so quickly and quietly, having regard to maintaining the amenity of the area.
- b) The Applicant must ensure that the behaviour of patrons entering and leaving the premises does not detrimentally affect the amenity of the neighbourhood. In this regard, the Applicant must be responsible for the control of noise and litter generated by patrons of the premises and must ensure that patrons leave the vicinity of the premises in an orderly manner. The Applicant is to employ private security staff to ensure that this condition is complied with.

### **D4 CONSTRUCTION AND EVENT DAY TRAFFIC**

- a) Vehicles associated with the works shall not gather in the vicinity of the site earlier than 15 minutes prior to the daily commencement of construction hours.
- b) The Applicant shall co-operate with any State agency or the Council to maintain efficient traffic flows and the safety of other road users.
- c) Access to the site shall be via Alison Road for heavy vehicles (exceeding one tonne) and High Street and Wansey Road for other vehicles in accordance with the Traffic Management Plan. The access shall be controlled by a certified traffic controller to manage vehicles entering and exiting the site.

### **D5 PARKING AND ACCESS**

All construction and delivery vehicles associated with the works must park on site in accordance with documentation submitted with the application and not on the surrounding street network.

### **D6 DUST CONTROL**

Dust control measures shall be implemented to ensure that work does not cause an unreasonable dust nuisance to surrounding residents, businesses, the public or the local environment. These measures shall be implemented as part of the final waste management plan.

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## **D7 NO MATERIALS ON FOOTPATH**

No materials, machinery, signs or vehicles used in or resulting from the works shall be stored or placed on Council's footpath, nature strip or roadway. Footpaths, nature strips or roadways shall not be impeded.

## **D8 LOADING AND UNLOADING DURING CONSTRUCTION**

All loading and unloading associated with works must be carried out on site, and not in the public road way. All loading and unloading operations associated with servicing the site must be carried out within the confines of the site, at all times and must not obstruct other properties/residences or any public way.

## **D9 SITE SECURITY**

To protect the safety of work personnel and the public, the work site shall be adequately secured to prevent access by unauthorised personnel.

## **D10 HEALTH AND SAFETY**

The relevant requirements of WorkCover New South Wales and the *Work Health and Safety Act 2011* are required to be complied with at all times.

## **D11 CONTACT TELEPHONE NUMBER**

Prior to the commencement of the works the Applicant shall forward to the agency and Council a 24 hour telephone number to be used for the duration of the works which may be the same number required for noise control in accordance with condition B3. This phone number is to be attended during all times. The approved hours of work and the telephone number must be prominently displayed at all times at the site and must be visible to the public from public roads.

## **D12 RESTORATION**

The Applicant must meet the full cost for Council or a Council approved contractor to repair/replace any damaged sections of Council's footpath, kerb & gutter, nature strip etc. which have been damaged due to activities directly related to the proposed development.

## **D13 EMERGENCY ACCESS**

Access to any fire exits, utilities or emergency vehicle access must not be impeded.

## **D14 LICENSED PREMISES - OPERATIONAL CONTROLS**

- a) Security officers employed by the Applicant must move on any intoxicated persons or persons drinking alcohol or behaving inappropriately in the immediate vicinity of the premises so as to prevent noise emissions from impacting on the nearby neighbouring residences in the area.
- b) Any patrons waiting outside to enter the premises must queue along the frontage of the property and must be maintained in a quiet and orderly manner by security officers. The queue must not obstruct any entrance to adjoining premises / fire exits.
- c) All patrons waiting to board buses must queue in the clearly sign-posted and allocated areas and must be maintained in a quiet and orderly manner by security officers. The queue must not obstruct any roadways or the entrance to adjoining premises / fire exits.

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## **D15 GENERAL SITE OPERATIONS**

The following general requirements apply to every event:

- a) At all times clear access and egress for emergency vehicles is to be maintained by the event organisers.
- b) The fence around the event is to be constructed/maintained in such a way as to ensure that there is no unauthorised access to the venue.
- c) The boundary fence around the event site is to be constantly patrolled by private security.
- d) Skip bins or similar facilities are not to be placed in the parking lanes of any public roads.
- e) The Applicant is to arrange for appropriate notices to be erected at bus shelters, up to two weeks prior to the event, to inform regular bus patrons that their bus services, and access to their regular bus stops, may be affected on the day of the event.
- f) The event should provide a "Full Integrated Transport/Gate Ticket" for patrons which includes return public transport to and from the festival which is valid for the Sydney Metropolitan Area.
- g) The activity/event shall not give rise to an unreasonable environmental health or public nuisance or affect public safety and convenience.
- h) The relevant requirements of WorkCover New South Wales and the Occupational Health and Safety Act 2000, are required to be complied with at all times.

## **D16 TEMPORARY STRUCTURES CONTROLS**

- a) The maximum number of people permitted in the temporary structures must not exceed the amount permitted under the Building Code of Australia for entertainment venues and a person must be appointed to ensure that the permissible capacity is not exceeded. A sign detailing the maximum number of people permitted in the temporary structure/s must be displayed near the entrance.
- b) Tents and marquees must comply with the following requirements:-
  - i) The number and width of exits to any tent, marquee or booth used for the purpose of an entertainment venue must be provided in accordance with the provisions of NSW H102.4 and NSW Table H102.4;
  - ii) the tent, marquee or booth resists loads determined in accordance with the Australian and New Zealand Standards entitled:
    - 1) AS/NZS 1170.0:2002, Structural design actions – General principles, and
    - 2) AS/NZS 1170.1:2002, Structural design actions – Permanent, imposed and other actions; and
    - 3) AS/NZS 1170.2:2002, Structural design actions – Wind actions.
- c) Written details or certification must be provided to the Principal Certifying Authority detailing compliance with the requirements of these conditions, prior to the use and occupation of the temporary structures.
- d) Fabric that is used in the construction of a temporary structure must comply with the flammability indexes required by NSW H102.8 of the Building Code of Australia 2008;
- e) Essential fire safety measures & equipment within the temporary structures must be provided in accordance with the provisions of NSW H102 of the Building Code of Australia, to the satisfaction of the principal certifying authority;
- f) A notice is to be provided to each stage or platform, that indicates the actual distributed and concentrated load for which the stage or platform has been designed, located in a conspicuous position on the stage or platform;



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- g) Stages, platforms or walkways greater than 1m in height above ground level which are accessible to the public or audience, must be provided with adequate balustrading or other measures to prevent them from falling off the stage or platform;
  - h) If a tent or marquee used for the purpose of an entertainment venue has a floor area greater than 100 square metres, the erection of the tent or marquee must not commence until the provisions of Clause 268A of the Environmental Planning & Assessment Regulation 2000 (as amended), relating to the appointment of a principal certifying authority, have been met;
  - i) An Occupation Certificate must be obtained from the Principal Certifying Authority (Council or Accredited Certifier) for the temporary structures, in accordance with the provisions of the Environmental Planning & Assessment Regulation 2000, prior to the use and occupation of the temporary structure/s;
  - j) A statement of adequacy is to be obtained from a suitably qualified person and be submitted to Council upon the erection of any temporary structures, amusement devices and stages, which certifies that the item/s satisfy relevant requirements and standards for structural adequacy and public safety;
  - k) The operator of the activity/function must hold current public liability insurance cover of at least \$10 million;
  - l) Temporary structures must be removed/dismantled within 2 days after the conclusion of the event;
  - m) Adequate toilets, urinals, wash-hand basins and hand dryers or disposable towels (including facilities for people with a disability) must be provided for the duration of the activity/event, to the satisfaction of the Principal Certifying Authority; and
  - n) The installation of temporary facilities including stages, enclosures, decking, fencing, signage, toilets, lighting, rides and vending outlets is to be carried out to ensure that there is no damage to the site, including built structures and landscape elements.

## **D17 ACOUSTIC MONITORING**

- a) Prior to the commencement of the event a qualified acoustic consultant must prepare and implement an Acoustic Monitoring Program (AMP) to monitor and assess the impact of noise generated by the event on the amenity of the area. The AMP must be prepared in consultation with the Key Stakeholder Group (KSG) (after 2014 event) and be consistent with the noise abatement measures of Condition B1.
- b) The AMP shall include, but not be limited to:
  - i) locations (identified on a map) at which monitoring will be undertaken. As a minimum monitoring locations must include the most sensitive noise receivers;
  - ii) procedures and protocols in accordance with OEH's Noise Guide for Local Government 2010 and Australian Standard AS1055 Acoustics - Description of measurement of environmental noise (or any subsequent versions thereof);
  - iii) a program for periodic attended and unattended monitoring of noise at each of the set monitoring locations, including:
    - (1) unattended monitoring must be undertaken at a minimum of eight monitoring locations (to be determined in consultation with the KSG) before, during and after each event;
    - (2) attended monitoring must occur on at least one (1) occasion prior to the commencement (including during sound check) and during the operation of each event; and
    - (3) procedures for the reporting of monitoring results to enable an assessment of the noise performance of the event.

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## **PART E      CONDITIONS THAT APPLY AFTER THE EVENT**

### **E1    POST-EVENT DEBRIEF**

Following the completion of the event and within 30 days of completion of bump-out operations, the Applicant must hold a post-event debrief with Council. Prior to this meeting the Applicant is to provide Council with an acoustic report, prepared by the appointed acoustic consultant, detailing the following:

- a) Implementation of the Acoustic Monitoring Program referred to in Condition D17.
- b) Whether or not there has been compliance or non-compliance with the consent conditions, including the reasons for any breaches;
- c) The times and details of any occasions where a breach of the noise criteria as set in the consent, occurred and why the breach occurred and what measures were implemented to ensure that the breach did not reoccur.
- d) Any recommendations provided in the acoustical report following an event is to be implemented and form part of this consent, except as amended by the conditions of consent.

Council may invite members of the public to the event debrief if it chooses to do so.

### **E3    SITE & LOCALITY CLEANING AFTER EVENT**

- a) To obtain a refund of relevant deposits, a Security Deposit Refund Form is to be forwarded to Council's Director of City Services upon completion of the event.
- b) The Applicant is to thoroughly clean the surrounding area within 24 hours of the termination of the event. This is to include the area bounded by Anzac Parade, Boronia Street, Salisbury Road, Kensington Road, Roma Avenue, High Street, Botany Street, Cook Street, Cowper Street, Wentworth Street, Darley Road and Alison Road.

### **E4    EVIDENCE OF ATTENDEE NUMBERS**

Within 28 days of the conclusion of an event, evidence must be submitted to the Director-General to confirm that patron numbers within the event did not exceed the numbers specified within this approval.

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## **ADVISORY NOTES**

### **AN1 APPEALS**

The Applicant has the right to appeal to the Land and Environment Court in the manner set out in the *Environmental Planning and Assessment Act, 1979* and the *Environmental Planning and Assessment Regulation, 2000* (as amended).

### **AN2 OTHER APPROVALS AND PERMITS**

The Applicant shall apply to the Council for all necessary permits including crane permits, road opening permits, hoarding or scaffolding permits, footpath occupation permits and/or any other approvals under Section 68 (Approvals) of the *Local Government Act, 1993* or *Section 138 of the Roads Act, 1993*.

### **AN3 RESPONSIBILITY FOR OTHER CONSENTS / AGREEMENTS**

The Applicant is solely responsible for ensuring that all additional consents and agreements are obtained from other authorities, as relevant.

### **AN4 COMPLIANCE WITH FOOD ACT 2003**

The requirements of the *Food Act 2003* and Food Safety Standards must be complied with at all times. The applicant is required to ensure that all temporary food stalls, vendors and mobile food vendors have registered their details with Council's Environmental Health Unit, at least one week prior to the event. The required Registration Fee must be forwarded to Council with the registration details. Further details can be obtained by telephoning 9399 0973.

### **AN5 POLLUTION OF WATERS**

The Applicant must comply with section 120 of the *Protection of the Environment Operations Act 1997* which prohibits the pollution of waters as a result of these works and activities.

## APPENDIX B:

### CONSIDERATIONS UNDER SECTION 79C

Section 79C of the EP&A Act requires that the consent authority, when determining a development application, must take into consideration the following matters:

<p>(a) the provisions of:</p> <p>(i) any environmental planning instrument, and</p> <p>(ii) any proposed instrument that is or has been the subject of public consultation under this Act and that has been notified to the consent authority (unless the Director-General has notified the consent authority that the making of the proposed instrument has been deferred indefinitely or has not been approved), and</p> <p>(iii) any development control plan, and</p> <p>(iiia) any planning agreement that has been entered into under section 93F, or any draft planning agreement that a developer has offered to enter into under section 93F, and</p> <p>(iv) the regulations (to the extent that they prescribe matters for the purposes of this paragraph), and</p> <p>(v) any coastal zone management plan (within the meaning of the <i>Coastal Protection Act 1979</i>)</p> <p>that apply to the land to which the development application relates,</p>	<p>Detailed consideration of the provisions of all environmental planning instruments (including draft instruments subject of public consultation under this Act) that apply to the proposed development is provided in Appendix C of this report.</p> <p>The applicant has not entered into any planning agreement under section 93F.</p> <p>The agency has undertaken its assessment of the proposed development in accordance all relevant matters as prescribed by the regulations, the findings of which are contained within this report.</p> <p>The site is not located within the coastal zone and the agency is not aware of any coastal zone management plan that applies to the land to which the development application relates.</p>
<p>(b) the likely impacts of that development, including environmental impacts on both the natural and built environments, and social and economic impacts in the locality,</p>	<p>The agency has considered the likely impacts of the development in detail in Section 5 of this report. The agency is satisfied that all environmental impacts can be appropriately managed and mitigated through recommended conditions of consent.</p>
<p>(c) the suitability of the site for the development,</p>	<p>The agency considers that the proposed temporary use is suitable for the site considering the site's location, orientation, stage positioning and proximity to the city and its transport services.</p> <p>Royal Randwick Racecourse has hosted the Future Music Festival for the past eight years and the Goodlife Festival for the previous two years. The event venue has been subject to a number of other large scale events including frequent race meetings. The services and facilities have been constructed to service numbers of up to 55,000 patrons which is 5,000 above the patron numbers proposed for the larger Saturday festival.</p> <p>The site is adequately serviced with electricity, sewer and telephone services. Due to the temporary nature of the proposed development augmentation of these systems are not warranted or necessary.</p>

	<p>Due to the nature of the activity, the proposal will create noise and traffic issues, which are common with large outdoor event proposals. The agency is satisfied that these issues can be managed to acceptable levels subject to the applicant implementing appropriate measures to minimise residential impacts.</p> <p>These measures include:</p> <ul style="list-style-type: none"> <li>• monitoring sound recording to adjust amplified music output;</li> <li>• the provision of adequate security staff to appropriately direct patrons;</li> <li>• the strategic positioning of amplifiers to reduce sound projection out of the venue;</li> <li>• a combined transport strategy where a majority of patrons will travel to the site utilising public transport on buses; and</li> </ul> <p>marketing and sale of public transport/shuttle passes as part of event ticketing.</p>
(d) any submissions made in accordance with this Act or the regulations,	<p>All matters raised in submissions have been summarised in Section 4 of this report and given due consideration as part of the assessment of the proposed development in Section 5 of this report.</p>
(e) the public interest.	<p>The proposal is considered to be in the public interest for the following reasons:</p> <ul style="list-style-type: none"> <li>• the proposal would utilise an existing entertainment site for a temporary recreational activity, ensuring that the site will revert back and be available for racecourse activities in the long term;</li> <li>• the proposal does not raise any significant or adverse traffic or parking considerations that have not, or cannot, be adequately addressed in the submitted Traffic Management Plan;</li> <li>• the principles of ecologically sustainable development have been considered against the proposed development and are considered to be acceptable for this particular proposal; and</li> <li>• due to the one-off nature of the proposal i.e. one weekend per year and the mitigation measures proposed the proposal will not have any long term negative impacts on surrounding residential development.</li> </ul>

## APPENDIX C:

### CONSIDERATION OF ENVIRONMENTAL PLANNING INSTRUMENTS

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#### Randwick Local Environmental Plan 2012

The *Randwick Local Environmental Plan 2012* (RLEP) applies to the site. Pursuant to the RLEP the site is zoned RE1 (Public Recreation).

The objectives of the RE1 zone are:

- to enable land to be used for public open space or recreational purposes;
- to provide a range of recreational settings and activities and compatible land uses;
- to protect and enhance the natural environment for recreational purposes; and
- to protect, manage and restore areas with high biodiversity, ecological and aesthetic values, including buffer areas and habitat corridors.

The following uses are permissible with consent within the RE1 zone:

*Animal boarding or training establishments; Boat launching ramps; Boat sheds; Building identification signs; Business identification signs; Car parks; Child care centres; Community facilities; Heliports; Horticulture; Information and education facilities; Jetties; Kiosks; Markets; Passenger transport facilities; Plant nurseries; Recreation areas; Recreation facilities (indoor); **Recreation facilities (major)**; Recreation facilities (outdoor); Respite day care centres; Restaurants or cafes; Water recreation structures.*

The RLEP defines a 'Recreation facility (major)' as follows:

*A building or place used for large-scale sporting or recreation activities that are attended by large numbers of people whether regularly or periodically, and includes theme parks, sports stadiums, showgrounds, racecourses and motor racing tracks.*

The proposed festival event is considered to be a recreational activity attended by a large number of people periodically and is thus a permissible activity.

The proposal includes temporary use of the racecourse site for an ancillary recreation activity and therefore the proposal is considered to be permissible in the zone with consent.

When determining an application for consent to carry out development, clause 2.8 (3) states that the consent authority must be satisfied that:

- the temporary use will not prejudice the subsequent carrying out of development on the land in accordance with this Plan and any other applicable environmental planning instrument, and*
- the temporary use will not adversely impact on any adjoining land or the amenity of the neighbourhood, and*
- the temporary use and location of any structures related to the use will not adversely impact on environmental attributes or features of the land, or increase the risk of natural hazards that may affect the land, and*
- at the end of the temporary use period the land will, as far as is practicable, be restored to the condition in which it was before the commencement of the use.*

The applicant contends that the event is an acceptable development as it:

- the event is genuinely temporary and restricted to two days each year, with all structures and equipment transported to and from the site;
- the event does not inhibit the use of the land for its intended use of horse racing as it is coordinated with the racing calendar;
- the proposal includes a number of mitigation measures that include management plans to address any significant amenity impact upon the neighbourhood; and,
- the structures included with the event are restricted to areas away from existing buildings and features. No excavation is involved in setting up the event.

In view of the above the agency supports the applicant's position in that the proposed use is a permissible form of development on the land and is also a reasonable development to occur on the RE1 zoned land.

#### **Amendment to Randwick Local Environmental Plan 2012**

A planning proposal to amend Randwick Local Environmental Plan 2012 to allow additional uses to the provisions applying to the Royal Randwick Racecourse being a hotel/motel and serviced apartments, with integrated conference and function facilities and ancillary bar and restaurant, in the 'spectator precinct' of the racecourse site was exhibited from 1 August 2012 to 31 August 2012.

#### **State Environmental Planning Policy (State and Regional Development ) 2011**

State Environmental Planning Policy (State and Regional Development) 2011 commenced 1 October 2011. Schedule 2 of this SEPP includes the site as a State Significant Development Specified Site:

##### ***"4 Development at Royal Randwick Racecourse***

*Development on land identified as being within the Royal Randwick Racecourse Site on the State Significant Development Sites Map if:*

- (a) it has a capital investment value of more than \$10 million, or*
- (b) it is for the purposes of an event that is not a race day event."*

The agency considers that the proposal is clearly classified as "*an event that is not a race day event*" and thus is a matter which has the Minister for Planning and Infrastructure as the consent authority.

No other provisions of the SEPP directly relate to the subject application.

Consequently, the Minister is the approval authority for the proposal. However, the Executive Director, Development Assessment Systems and Performance may determine the application on the Minister's behalf under delegation.

#### **State Environmental Planning Policy No.55 – Remediation of Land**

The proposal, being undertaken on an existing operational racecourse site, is subject to consideration of the provisions under SEPP 55. There is no evidence that the site is contaminated and this issue has not previously been raised as a concern in the assessment for the eight previous consents determined by both Randwick City Council and the Minister.

The existing racecourse operations currently include the accommodation of large crowds on race days, both within the stands, on the course and in the infield areas. The subject proposal will be a similar operation to those one day racing events and thus would be suitable as a proposed temporary use. Therefore, it is considered that the site currently is, and the proposal will not significantly vary from, that type of land use, being the accommodation of large crowd events.

Conditions have been implemented to ensure the safe use of the site, including:

- Soil and Water Management Plan (**Condition B5**);
- General siteoperation (**Condition D15**).

There are no other matters within SEPP 55 of relevance to the proposed use.

#### **State Environmental Planning Policy (Temporary Structures) 2007**

The proposed development will involve the erection of a performance stage, temporary stands, food stalls, portable toilets and associated structures. The Temporary Structure SEPP sets out that development consent is required and consideration must be given to the issues such as patron numbers, noise impacts, hours of operation, crime minimisation and serviceability of the land.

The agency notes that the matters raised above are primary considerations for the proposal should it be approved, and some of the issues have been raised as part of public submissions. General comments are as follows:

### Patron Numbers

The applicant seeks a maximum of 50,000 patrons for the Saturday event and 20,000 for the Sunday event. Whilst the proposed patron numbers are consistent with the 50,000 person figure approved for the 2013 'Future Music Festival' (SSD 5394), the proposed 20,000 capacity for the 'Goodlife Festival' results in a 5,000 patron increase in comparison to 2013. The applicant has noted that the racecourse can generally cater for crowds up to 55,000 and thus the site capacity is adequately catered for at 20,000.

At this time it is considered that the additional crowd is acceptable as no objection has been raised to the increase by NSW Police or key transport agencies, as logistical issues, subject to the implementation of acceptable Pedestrian Transport and Traffic Management Plan and Security Management Plan.

### Noise and Acoustics

The applicant has provided a noise management plan in support of the proposal which is addressed in Section 5.1 of this report. Construction work (bump-in and bump-out) associated with setting up the facilities prior to, and then dismantling after the concerts, is proposed to be restricted to 7am-7pm, 7 days per week, with no heavy vehicle operations after 6pm. These hours of operation are considered to be reasonable considering the temporary nature of the proposal, and will be imposed conditionally (**D3, D4**). This will ensure that construction and dismantling works only take place during predominantly daylight hours in the autumn.

### Hours of Operation

The Saturday 'over-eighteens' music festival is proposed to operate from 12 noon until 10.30pm whilst the Sunday 'under-eighteens' music festival will operate from 12 noon until 8.00pm. The two day event is proposed to be held during the second weekend in March each year. The site can operate from 7am in accordance with the bump-in/bump-out hours of operation to enable staff and performers to set up facilities on the mornings of the event.

A condition of consent (**B1**) has been imposed to ensure noise level emissions are restricted to 70dB(A) and 90dB(C) when measured at the nearest residential boundaries, and that all amplified music and announcements, apart from emergency announcements, cease at 10:30pm. A condition of consent restricting hours of work during construction has also been recommended (**D2**).

### Traffic and Parking

The applicant has addressed this issue through a Pedestrian Transport and Traffic Management Plan and various meetings with key government agencies. Events of this nature will create unusual impacts upon traffic flow and pedestrian movements due to the volume of patrons attending the event. The NSW Police, State Transit Authority and Transport Management Centre (on behalf of Transport for NSW) have reviewed the plan and consider, subject to appropriate conditions that it will reasonably cater for the movement of patrons to and from the venue. This is discussed in more detail in Section 5.1. Further, the applicant has provided a Security Management Plan, which will manage the direction of traffic/pedestrians as well as the behaviour of patrons in the local community that will assist in providing for a controlled and safe traffic management plan.

### Security and Crime

The applicant has prepared a Security Management Plan which addresses staffing operations, identifies issues/concerns, recommends high levels of monitoring and surveillance measures and should result in the event being appropriately managed and safe for both patrons and the surrounding communities. NSW Police support the proposed event and have acknowledged that proposed mitigation measures will reasonably respond to security concerns, subject to conditions. This issue is dealt with in greater detail at Section 5.

### Site Suitability

The applicant has submitted that the subject land is an ideal site for the event. The agency's consideration is discussed in detail in **Appendix B**.

### Public Facilities

Adequate toilet and washbasin facilities will be provided for the event, and have been identified on the plans. A suitable condition of consent has been imposed which requires such facilities to be provided in accordance with the requirements of the Building Code of Australia requirements (**Condition A6**).

### Duration of Event



The applicant has submitted that the temporary structures will be erected on the site 10 days before the event and removed 10 days later. This arrangement is considered satisfactory when undertaken in accordance with the Security, Emergency and Risk Management Plans controls. **Condition A2** is recommended requiring compliance with these requirements.

#### General Safety

Security, emergency and risk management plans have been prepared for the event proposal and will be implemented as part of any development consent. Conditions of consent are recommended as part of the consent (**Conditions B8, B9, B10, C2, C3, D13, D16**).

#### Conclusion

The agency is satisfied that the proposed two day festival can be adequately controlled conditionally for the relatively short duration of the event in order to minimise amenity impacts for the surrounding locality and meet the requirements of the Temporary Structure SEPP.

#### **State Environmental Planning Policy (Infrastructure) 2007 (ISEPP)**

The ISEPP identifies under Schedule 3 matters which are required to be referred to the NSW Roads and Maritime Services (RMS) for comments where they are considered to be traffic generating development. It is noted that the matter has been referred to Transport for NSW, including the RMS, as part of this application assessment for general traffic management comments.

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