

SSD 9095

Jim Betts  
Planning Secretary  
Department of Planning and Environment  
GPO Box 39  
Sydney NSW 2001

27 July 2020

Attn: Rob Sherry

Dear Rob,

**Alexandria Park Community School Redevelopment - SSD 9095: Submission of Independent Audit Report in accordance with Condition C41.**

I refer to Armidale High School Redevelopment – SSD9095 approved on the 29 May 2019.

In accordance, with condition **C41** the following documents have been submitted to the Planning Secretary for information:

- Independent Audit Report, Steve Fermio from Wolf Peak, 27 July 2020, V1

The documents have been reviewed internally by myself.

In accordance with condition **C42(a)and C42(b)**, School Infrastructure NSW has responded to the findings in section 4 of the Independent Audit Report in the below Attachment 1.

In accordance with condition C42(c), School Infrastructure NSW notifies the Department in writing that this Independent Environmental Audit Report and Responses will be made publicly available 7 days from this letter.

Yours sincerely



Robert Crestani  
**Project Director**  
**Schools Infrastructure NSW**

## ATTACHMENT 1

Item	Cond No	Type	Details of item	Proposed or completed action by the auditee	By whom and by when	Status
<b>DECEMBER 2019 AUDIT FINDINGS</b>						
1	CoC B28	Non-compliance	<p>Within six months of the commencement of construction, the Applicant must provide written evidence to the satisfaction of the Planning Secretary demonstrating that approval pursuant to Section 138 of the Roads Act 1993 has been obtained from Armidale Regional Council for the detailed design and construction of certain pedestrian and traffic infrastructure works adjacent to the School.</p> <p><i>Finding: While evidence of the approval of Council to the works was provided, this has not been provided to the Secretary within 6 months of the commencement of construction</i></p>	Evidence of Council approval under Section 138 of the Roads Act 1993 for the works was provided to the Department via email on 12/12/2019.	SINSW completed 12/12/2019	<p>CLOSED- Evidence of Council approval under Section 138 of the Roads Act 1993 for the works was provided to the Department via email on 12/12/2019.</p> <p><i>Note: No response was received from the Department. It is recommended that these documents be resubmitted via the Major Projects Portal.</i></p>
2	CoC C42	Non-compliance	<p>In accordance with the specific requirements in the Independent Audit Post Approval Requirements (Department 2018), the Applicant/Proponent must:</p> <ul style="list-style-type: none"> <li>(a) review and respond to each Independent Audit Report prepared under condition C38 of this consent;</li> <li>(b) submit the response to the Department and the Certifying Authority; and</li> <li>(c) make each Independent Audit Report and response to it publicly available within 60 days after submission to the Department and notify the Department and the Certifying Authority in writing at least seven days before this is done.</li> </ul> <p><i>Finding: No evidence was provided that the Department and PCA were notified a least 7 days prior to the 1<sup>st</sup> IEA report being made publicly available</i></p>	The first IEA and SINSW's response to the first IEA is available on the project website.	SINSW completed 4/06/2020	CLOSED- The first IEA and SINSW's response is available on the Project website

3	CoC C44	Non-compliance	<p>The Department must be notified in writing to <a href="mailto:compliance@planning.nsw.gov.au">compliance@planning.nsw.gov.au</a> 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.</p> <p><i>Finding: Safework NSW was advised of a notifiable incident on 8 August 2019 regarding a formwork collapse which resulted in injuries to workers on site. No evidence was provided of this incident (a safety incident) having been notified to the Department prior to this audit as required by this condition</i></p>	SI to notify DPIE retrospectively of non-conformance.	SINSW by 10/12/19	CLOSED- Notification to DPIE was made on 18/03/2020.
4	CoC C17	Observation	<p>The Applicant must implement, where practicable and without compromising the safety of construction staff or members of the public, the use audible movement alarms of a type that would minimise noise impacts on surrounding noise sensitive receivers.</p> <p><i>Observation: As proposed work on Butler Street scheduled to commence in January 2020 will be closer to residential receivers than most of the work to that date, it is recommended that non-tonal reversing alarms (e.g. quackers) be fitted to all mobile plant used for this work where it is safe to do so</i></p>	Email advice received 24/7/20 confirmed that these works have been completed and that non-tonal reversing alarms were used during the works.	By RCC when the Butler St works commence	Closed
<b>July 2020 AUDIT FINDINGS</b>						
5	CoC C27	Non-compliance and Corrective Action Request	<p>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.</p> <p><i>Finding: Installation and / or repair of erosion and sediment controls leading to the Wetland Area, Gate 4 and soil stockpile near Northern Oval are required</i></p> <p><b>Corrective Action Request:</b> <b>The repair of the sediment and erosion controls that lead into the Wetland area should be undertaken as a high priority as these</b></p>	Photographic evidence was provided by RCC post site inspection that indicates the necessary installation and repairs to erosion and sediment controls, including the CAR have been completed.	-	CLOSED

			<i>protect the Wetland from a significant area of the construction site that is yet to be stabilized or landscaped</i>			
<b>6</b>	CoC C33	Non-compliance	<p>All waste generated during construction must be assessed, classified and managed in accordance with the Waste Classification Guidelines Part 1: Classifying Waste (EPA, 2014).</p> <p><i>Finding: There was insufficient evidence provided demonstrating that the main spoil stockpile located near the basketball courts had been classified for anything other than onsite reuse. However, we were advised at the site interview that this material is being disposed of offsite. No information regarding any sampling or classification of the material to determine its suitability for offsite disposal was provided.</i></p>	Contractor to provide evidence of soil classification provided by the Contractor subsequent to issue of IEA.	SINSW to notify DPIE of non-conformance by 30/07/20 in accordance with C46.	OPEN
<b>7</b>	CoC C42	Non-compliance	<p>In accordance with the specific requirements in the Independent Audit Post Approval Requirements (Department 2018), the Applicant/Proponent must:</p> <ul style="list-style-type: none"> <li>(a) review and respond to each Independent Audit Report prepared under condition C38 of this consent;</li> <li>(b) submit the response to the Department and the Certifying Authority; and</li> <li>(c) make each Independent Audit Report and response to it publicly available within 60 days after submission to the Department and notify the Department and the Certifying Authority in writing at least seven days before this is done.</li> </ul> <p><i>Finding: The second IEA and response were submitted to the Department on 18 March 2020. The IEA was not made publicly</i></p>	The 2nd IA report and response are now available on the project website.	SINSW to notify DPIE of non-conformance by 30/07/20 in accordance with C46.	Open

			<i>available on the project website until on or after 4 June 2020, which is not within the 60-day period required for publication from submission of the documents to the Department.</i>			
8	CoC C46	Non-compliance	<p>The Department must be notified in writing to <a href="mailto:compliance@planning.nsw.gov.au">compliance@planning.nsw.gov.au</a> within seven days after the Applicant becomes aware of any non-compliance. The Certifying Authority must also notify the Department in writing to <a href="mailto:compliance@planning.nsw.gov.au">compliance@planning.nsw.gov.au</a> within seven days after they identify any non-compliance.</p> <p><i>Finding: Non-compliance notifications were made in relation to a range of conditions on 4 March 2020 and 15 June 2020.</i></p> <p><i>The 4 March notification was with respect to non-compliances identified in the second IEA Report (dated 18 December 2020), and was therefore not made within 7 days of the Applicant being aware of the non-compliances.</i></p> <p><i>There was no evidence provided as to when the Applicant became aware of the non-compliances notified in the 15 June notification.</i></p>	Non conformance noted. SINSW notification template to be amended to specifically reference date non conformances are identified.	SINSW to notify DPIE of non-conformance by 30/07/20 in accordance with C46.	OPEN

