

23 November 2018

Rebecca Willott
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SSDA Application Number: SSD16_8114
Lindfield Learning Village – Condition B16 Site Contamination – Remedial Action Plan
Rev 1

Dear Rebecca,

SSD Condition:

B16. The Remediation Action Plan must be updated to:

- (a) include a cost benefit analysis to compare the different remedial options considered;
- (b) estimates of likely volumes of contaminated material to be remediated or removed from site under the preferred options;
- (c) reflect the findings of the additional site investigation required by condition B14;
- (d) reflect the findings of the UXO, EO and EOW Site Assessment Survey required by condition B15;
and
- (e) include a UXO, EO and EOW Management Plan (if required);

The updated RAP must be approved by a NSW EPA Accredited Site Auditor and submitted to the Planning Secretary prior to commencement of works

Document Reference:

Document	Dated	Issued to DPE
Previously issued to DoE and PCA on 08/11/2018 – reference Savills-GCOR-001253		
0_Lindfield_181108_Interim advice#08	8 th November 2018	N/A
01_RAP_Addendum_Lindfield_Final	21 st November 2018	Date of this letter
02_Remediation Action Plan	16 th August 2018	Date of this letter
03_Lindfield_181121_Interim advice#11	21 st November 2018	Date of this letter
04 - Lindfield_181108_Interim advice#08	8 th November 2018	Date of this letter
5 - Lindfield_181112_Interim advice#09	12 th November 2018	Date of this letter

Savills Review:

Savills has reviewed the documents as submitted, and appended, in conjunction with the scope required as outlined in the SSD Conditions of Consent. In our opinion, the information provided partially addresses the condition.

Conditions Compliance:

- a) Section 5.2 of the Remediation Action Plan, lists the considerations of remediation options, including discussion from a suitability and cost perspective, refer to 02_Remediation Action Plan

- b) Section 3 of the RAP Addendum, identifies the remediation approach and extent of work at the Lindfield Learning Village, refer to 01_RAP_Addendum_Lindfield_Final
- c) Environmental Investigation Services (EIS) have undertaken an additional Stage 2 Environmental Site Assessment (ESA) and update the Remediation Action Plan (RAP) for the proposed Lindfield Learning Village development. The additional testing is provided in the form of a RAP addendum, refer to 01_RAP_Addendum_Lindfield_Final, and is intended as a supplement to the existing EIS 2018 RAP, refer to 02_Remediation Action Plan. The two documents present the results of the completed soil investigation and details the additional soil remediation works required following review of the current soil data.
- d) Section 1 of the RAP Addendum, makes reference to the UXO, EO and EOW Site Assessment Survey previously undertaken by G-tek, refer to 01_RAP_Addendum_Lindfield_Final.
- e) Section 1 of the RAP Addendum, provided a detailed extract from the G-teck UXO, EO and EOW Site Assessment Survey concluded that *“It is recommended that external works and vegetation clearing be allowed to be conducted without further unexploded ordnance related works being required or conducted”*. Therefore consideration of unexploded ordnance (UXO), exploded ordnance (EO) and exploded ordnance waste (EOW) is not considered necessary for remediation works.

Ian Swane and Associates (ISA) Interim advice #11, refer to 03_Lindfield_181121_Interim advice#11, concludes that The RAP addendum addresses the requirements of Condition B16 in Partial Development Consent SSD 8114.

To-date EIS and ISA have carried out investigations in conjunction with the Construction Manager, Taylors, to proceed with minor works in parallel to testing. ISA’s Interim Advice #08, refer to 04 - Lindfield_181108_Interim advice#08, concludes that a staged approach is acceptable to continue minor external works on site comprising of tree clearing, installation of underground services, footpath and road realignments.

Please confirm the Department’s concurrence with the above, after which, please forward on to DPE if required as noted below.

Please note we have issued this package to the certifier for their records and action as required.

Issue to:

Department of Education					
For Approval	YES				
Planning Secretary					
For Information:	YES				
Private Certifying Authority					
For Information:	YES				

Yours sincerely,



Sasha Serrao
Project Manager
Savills Project Management

CC: Andrew Kyraicou – Department of Education
Jim Lewis - Department of Education
Robert Walker – Savills Project Management
Stewart Boyce – BCA Logic Pty Ltd
Sarita Ellison - BCA Logic Pty Ltd