

17 March 2023

Mick Cassel
Planning Secretary
Department of Planning, and Environment
12 Darcy Street
Parramatta NSW 2150

Attention: Mr. Rob Sherry

Dear Mr. Cassel,

**Multi-Trades and Digital Technology Hub at TAFE Meadowbank (SSD-10349):
Submission of Independent Audit Report and response in accordance with
Conditions C45 and C46**

I refer to the Multi-Trades and Digital Technology Hub development at Meadowbank TAFE SSD-10349 approved on 25 August 2020.

In accordance, with condition C46 of the Development Consent, the following document is submitted to the Planning Secretary for information:

- Independent Audit Report No.5 (Operations) – Audit report, Multi-Trades and Digital Technology Hub at TAFE Meadowbank – SSD 10349, Wolfpeak, February 2022.

As per the requirements of condition C46 the Department must be issued with a response from the proponent to the Independent Audit Report, therefore the following attachments are provided for your information:

- Attachment A – Response to Independent Audit Non-Compliance
- Attachment B – Response to Independent Audit Observations

Please accept this letter as notification that the Audit Report and response will be made publicly available within 60 days of this submission in accordance with condition C45(c).

Yours sincerely,



Jono Tiernan
Project Director
School Infrastructure NSW

Attachment A – Response to Independent Audit Non-Compliance

Condition ID	Compliance Requirement	Audit findings	Audit Recommendations	Evidence of actions
A29	<p>Within three months of:</p> <p>(a) the submission of a compliance report under condition A32</p> <p>(b) the submission of an incident report under condition A25</p> <p>(c) the submission of an Independent Audit under condition C44 or C45</p> <p>(d) the approval of any modification of the conditions of this consent; or</p> <p>(e) the issue of a direction of the Planning Secretary under condition A2 which requires a review</p> <p>the strategies, plans and programs required under this consent must be reviewed, and the Planning Secretary and the Certifier must be notified in writing that a review is being carried out.</p>	<p>The fourth Independent Audit Report was submitted 6 October 2022.</p> <p>A review of the strategies, plans and programs was not undertaken within 3 months of submission of the Independent Audit Report.</p> <p>It is noted that the Certifier is no longer engaged as construction is complete, therefore notification to the Certifier is redundant.</p>	<p>Auditee to review strategies, plans and programs within 3 months of submission of the 5th Independent Audit Report.</p>	Open
E5	<p>The Applicant must ensure that noise generated by operation of the development does not exceed the noise limits within the 'Noise and Vibration Impact Assessment for SSDA TAFE Meadowbank Multi-Trades and Digital Technology Hub (Revision G)' prepared by JHA Services and dated 30 June 2020.</p>	<p>An operational noise assessment was not undertaken on the Multi-Storey Car Park once it became operational</p>	<p>Post Occupation Operational Noise Survey undertaken – refer attached report Revision 0, dated 13 March 2023 attached.</p>	Closed – non-compliance notified to the Department on 16 March 2023
E6	<p>The Applicant must undertake short term noise monitoring in accordance with the Noise Policy for Industry where valid data is collected following the commencement of use of each stage of the development.</p> <p>The monitoring program must be carried out by an appropriately qualified person and a monitoring report must be submitted to the Planning Secretary within two months of commencement use of each stage of the development or as agreed by the Planning Secretary to verify that operational noise levels do not exceed the recommended noise levels for mechanical plant identified within the 'Noise and Vibration Impact Assessment for SSDA TAFE Meadowbank Multi-Trades and Digital Technology Hub (Revision G)' prepared by JHA Services and dated 30 June 2020. Should the noise monitoring program identify any exceedance of the recommended noise levels referred to above, the Applicant is required to implement appropriate noise attenuation measures so that operational noise levels do not exceed the recommended noise levels or provide attenuation measures at the affected noise sensitive receivers.</p>	<p>An operational noise assessment was not submitted to the Planning Secretary within 2 months of commencement of each Stage.</p>	<p>Post Occupation Operational Noise Surveys undertaken – refer reports attached:</p> <ol style="list-style-type: none"> 1) Multi-Trades & Digital Technology Hub Post Occupation Operational Noise Survey Report, Revision 0, dated 9 November 2022 2) Multi-Storey Car Park Post Occupation Operational Noise Survey Report, Revision 0, dated 13 March 2023 	Closed – non-compliance notified to the Department on 16 March 2023

Attachment B – Response to Independent Audit Observations

Condition ID	Compliance Requirement	Audit Observations	Audit Recommendations	Evidence of actions
E12	Notwithstanding condition D22, should outdoor lighting result in any residual impacts on the amenity of surrounding sensitive receivers, the Applicant must provide mitigation measures in consultation with affected landowners to reduce the impacts to an acceptable level.	Complaints regarding operational lighting continue to be received. Complaints are being raised primarily by 1 complainant. TAFE has demonstrated that ongoing consultation with the affected land owner has occurred.	TAFE to ensure light timers / sensors are functioning correctly, so that switch off when the facility is not in use.	Ongoing

