

**NSW Department of Education**

**Smalls Road Public School**

Pre-Construction Compliance Report  
(SSD 8372)

10 April 2019



**Education**



When you  
think with a  
global mind  
problems  
get smaller

# Smalls Road Public School

Prepared for  
NSW Department of Education


Prepared by  
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10 April 2019

## Quality information

### Revision history (SSD 8372)

Revision	Description	Date	Prepared by
1.0	Final	7 December 2018	Rob Pulvirenti
2.0	Updated Pre-Construction Compliance Table and Incorporating DPE comments	10 April 2019	Rob Pulvirenti

Name of Authorised Reporting Officer	Company	Date	Signature
Rob Pulvirenti	Coffey Corporate Services Pty Ltd	10/4/19	

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## Glossary / Abbreviations

CCR	Construction Compliance Report
CEMP	Construction Environment Management Plan
CoC	The Planning Ministers Conditions of Consent
CMRP	Compliance Monitoring and Reporting Program
DoE	Department of Education
DP&E	Department of Planning and Environment
EIS	Environmental Impact Statement
ER	Independent Environmental Representative
EMS	Environmental Management System
EP&A Act	Environment Planning Assessment Act 1979
LGA	Local Government Area
Minister, the	Minister of Planning
OCR	Operational Compliance Report
PCCR	Pre-Construction Compliance Report
PEMP	Project Environmental Management Plan
POCR	Pre-operational Compliance Report
Project, the	Smalls Road Public School
RCC	Richard Crookes Constructions
Secretary	Secretary of DP&E
SSD	State Significant Development

# **1. Executive summary**

This Pre-Construction Compliance Report has been prepared to address the requirements of the Minister's Condition of Approval (CoA) B32 to report on the compliance status of the project prior to commencement of construction.

This report identifies the specific compliance status of Conditions of Approval relevant to the pre-construction phase of the project. Additional compliance reports will be provided as identified in the Compliance Monitoring and Reporting Schedule provided in this report.

## **2. Introduction**

### **2.1. Project Name & Project Application No.**

The Project Name: Smalls Road Public School

Project Application No.: SSD 8372

### **2.2. Project Address**

The address of the Smalls Road Public School project is as follows;

3b Smalls Rd

Ryde, Sydney

NSW, 2112

### **2.3. Project Phase**

The project is the construction of the new Smalls Road Public School Ryde. The school will accommodate 1,000 primary school students and will be constructed on Department of Education (DoE) owned land at 3B Smalls Road Ryde. This State Significant Development (SSD-8372) obtained approval on 5 November 2018.

The subject site was the location of the former Ryde High School which closed in 1986. The property was then used for various purposes by the DoE including teaching accommodation, distance education schools and general training facilities.

The new school will include the construction of a three storey circular building, associated landscaping, public domain works and ancillary works.

The project is commencing construction and this report is provided to demonstrate how compliance will be achieved and monitored against the pre-construction and construction phase conditions in the Minister for Planning's approved consent.

## 2.4. Compliance Reporting Period

This Pre-Construction Compliance Report is provided for the Pre-Construction phase of the project. The Compliance Monitoring and Reporting Schedule in the following table identifies the frequency for compliance monitoring and further reporting requirements.

**Table 1: Compliance Monitoring and Reporting Schedule**

REPORT	PHASE	SUBMISSION TIMING	SUBMISSION FREQUENCY	SUBMISSION DATE
Pre-Construction Compliance Report	Pre-Construction	Prior to construction commencement	Single	December 2018 (resubmitted April 2019)
Construction Compliance Report	Construction	During construction (within 26 weeks of commencement)	Single	June 2019
Pre-Operational Compliance Report	Pre-Operation	Prior to operation	Single	December 2019
Annual Operational Compliance Report	Operation	During operation	Annual	December 2020

## 2.5. Project Activity Summary

Extensive early works demolition have been undertaken on the site under an alternative planning pathway in preparation for school construction.

## 2.6. Key Project Personnel

Key project personnel responsible for the environmental management of the development include:

NAME	POSITION	ORGANISATION
Robert Crestani	Project Director	Schools Infrastructure NSW
Simon Evans	Project Manager	Coffey
Belal Afyouni	Project Manager	Richard Crookes Constructions Pty Ltd
Cameron Waller	Construction Manager	Richard Crookes Constructions Pty Ltd
Mina Suh	Consultant - Planner	RPS Group

## 3. Compliance Status Summary

The compliance status for the Pre-Construction phase of the project is provided in Appendix A of this report.

PART	Total No. Conditions	No. Conditions		
		Compliant	Non-Compliant	Not Triggered
PART A – Administrative Conditions	20	8	2	10

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PART B – Prior to Construction	35	31	0	4
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## 4. Non-compliances

Two Non-compliances have been identified. These non-compliances will be reviewed with the Independence Auditor and additional information will be provided to satisfy the condition.

The following Non-compliances have been identified and are being addressed as follows;

ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments	Current Actions
A2	<b>Terms of Consent</b>	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:	At All Times	Non-compliant	<ul style="list-style-type: none"> <li>Internal and independent audit</li> <li>Review of any directions issued by the Secretary</li> <li>Review of project changes and their consideration against the consent</li> </ul>	<ul style="list-style-type: none"> <li>Independent Audit Reports</li> </ul>	<ul style="list-style-type: none"> <li>Non-compliant conditions below will need to be addressed as indicated below.</li> </ul>
A19	<b>Access to Information</b>	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;	At All Times	Non-compliant	<ul style="list-style-type: none"> <li>Site inspection, applicant website, site records</li> <li>Review of public website for currency of approvals, documentation, strategies and plans, reports, monitoring results, staging summary, contact details, complaints register, audit reports, response to audit</li> </ul>	<ul style="list-style-type: none"> <li>The information pertaining to (a) (i), (ii), (vii) are available on the project web-site</li> <li>The information pertaining to (a) (id). (iv), (v), (vi), (viii), (ix), (x) were not triggered at time of commencement and are progressively being made available on the web-site as they become available through the execution of the works</li> <li>All documents are</li> </ul>	<ul style="list-style-type: none"> <li>SINSW to review documentation available on the web site and update where available</li> </ul>



		<p>(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;</p> <p>(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;</p> <p>(vi) a summary of the current stage and progress of the development;</p> <p>(vii) contact details to enquire about the development or to make a complaint;</p> <p>(viii) a complaints register, updated monthly;</p> <p>(ix) audit reports prepared as part of any independent environmental audit of the development and the Applicant's response to the recommendations in any audit report;</p> <p>(x) any other matter required by the Planning Secretary; and</p> <p>(b) keep such information up to date, to the satisfaction of the Planning Secretary.</p>			<p>recommendations, other matters required by the Secretary</p> <ul style="list-style-type: none"> <li>• Review of directions provided by the Secretary in respect of "other matters"</li> <li>• Consultation with the DP&amp;E in respect of agency satisfaction regarding currency of the information published</li> </ul>	<p>being updated as required by the Planning Secretary as evidenced by this compliance table</p>	
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## **5. Previous report actions**

Nil to report.

## **6. Incidents**

Nil incidents to report.

## **7. Complaints**

Nil complaints to report.

**Appendix A - Pre-Construction  
Report Compliance Table**

# SSD Conditions of Consent - Compliance Table (Matrix)

## Smalls Road Public School (SSD 8372)

Date Last updated: 10-04-19

ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments
<b>Part A - Administrative Conditions</b>						
A1	<b>Obligation to minimise harm to environment</b>	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.	At All Times	Compliant	Development and submission of a CEMP <ul style="list-style-type: none"> <li>Implement environmental controls in accordance with CEMP and sub-plans.</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls.</li> <li>Incorporation of environmental awareness into site induction procedures and toolbox talks</li> <li>Review of incident and near miss reports for preventative action and opportunities for improvement</li> </ul>	CEMP being implemented <ul style="list-style-type: none"> <li>RCC to implement general site environmental controls in accordance with CEMP and sub-plans</li> <li>RCC to complete weekly environmental inspection checklist</li> <li>RCC to record environmental topics within record of toolbox talks</li> <li>RCC to complete appropriate WHS forms related to near miss Actions for mitigation to be implemented on site and updated within CEMP</li> </ul>
A2	<b>Terms of Consent</b>	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.	At All Times	Non-compliant	<ul style="list-style-type: none"> <li>Internal and independent audit</li> <li>Review of any directions issued by the Secretary</li> <li>Review of project changes and their consideration against the consent</li> </ul>	Independent Audit Reports
A3	<b>Terms of Consent</b>	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; and (b) the implementation of any actions or measures contained in any such document referred to in (a) above.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>Review of any directions issued by the Secretary</li> </ul>	Independent Audit Reports
A4	<b>Terms of Consent</b>	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.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>Internal and independent audit review of project changes to identify application of the priority hierarchy in respect of any project changes</li> </ul>	There have been no material inconsistencies and/or ambiguities recorded on the development to date
A5	<b>Limits of Consent</b>	This consent lapses five years after the date of consent unless the works associated with the development have physically commenced.	At All Times	Compliant	<ul style="list-style-type: none"> <li>The works to commence Dec 2018 and will be completed within 5 years of the date of the consent</li> </ul>	BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018)
A6	<b>Prescribed Conditions</b>	The Applicant must comply with all relevant prescribed conditions of development consent under Part 6, Division 8A of the EP&A Regulation.	At All Times	Compliant	<ul style="list-style-type: none"> <li>Internal and independent audit.</li> <li>Review of site environmental checklists.</li> </ul>	The Applicant is complying with all relevant prescribed conditions of development consent under Part 6, Division 8A of the EP&A Regulation as evidenced by this compliance report_
A7	<b>Planning Secretary as Moderator</b>	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.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>Review of any resolutions from the Secretary.</li> </ul>	There have been no recorded disputes between the Applicant and public authorities in relation to this development
A8	<b>Long service levy</b>	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.	At All Times	Compliant	<ul style="list-style-type: none"> <li>Copy of Receipt from LSL Corporation for funds received to be forwarded to Certifier</li> </ul>	Long Service Remittance. Receipt No. 00357211, dated 30/10/18
A9	<b>Legal Notices</b>	Any advice or notice to the consent authority must be served on the Planning Secretary.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>Review of any notices from the Secretary</li> </ul>	Nil to report at the date of this schedule
A10	<b>Evidence of Consultation</b>	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 to the Planning Secretary or Certifying Authority for 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.	At All Times	Compliant	<ul style="list-style-type: none"> <li>Approved Community Consultation Strategy (CCS) - Review of consultation record within CCS.</li> </ul>	All consultation with identified parties, as required by this development, has been initiated, logged and the agreed outcomes where a response has been provided as evidenced in the applicable condition B1 to B38 demonstrating fulfilment of this obligation. * This is recorded in a Consultation plan that RCC have produced which addresses this condition. * This plan was submitted as part of the PMP & CEMP
A11	<b>Staging, Combining and Updating Strategies, Plans or Programs</b>	With the approval of the Planning Secretary, the Applicant may: (a) prepare and submit any strategy, 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 or program applies, the relationship of the stage to any future stages and the trigger for updating the strategy, plan or program); (b) combine any strategy, plan or program required by this consent (if a clear relationship is demonstrated between the strategies, plans or programs that are proposed to be combined); and (c) update any strategy, plan or program required by this consent (to ensure the strategies, plans and 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)	At All Times	Not triggered		
A12	<b>Staging, Combining and Updating Strategies, Plans or Programs</b>	If the Planning Secretary agrees, a strategy, 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.	At All Times	Not triggered		
A13	<b>Staging, Combining and Updating Strategies, Plans or Programs</b>	If approved by the Planning Secretary, updated strategies, plans or programs supersede the previous versions of them and must be implemented in accordance with the condition that requires the strategy, plan or program.	At All Times	Not triggered		
A14	<b>Demolition</b>	Demolition work must comply with Australian Standard AS 2601-2001 The demolition of structures (Standards Australia, 2001). The work plans required by AS 2601-2001 must be accompanied by a written statement from a suitably qualified person that the proposals contained in the work plan comply with the safety requirements of the Standard. The work plans and the statement of compliance must be submitted to the Certifying Authority before the commencement of works.	Pre-construction	Not triggered	N/A.	Demolition works completed under CDC-18032 dated 10 April 2018.
A15	<b>Structural Adequacy</b>	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. Notes: <ul style="list-style-type: none"> <li>Part 8 of the EP&amp;A Regulation sets out the requirements for the certification of the development.</li> <li>Under section 21 of the Coal Mine Subsidence Compensation Act 2017, the Applicant is required to obtain the Chief Executive of Subsidence Advisory NSW's approval before carrying out certain development in a Mine Subsidence District.</li> </ul>	Construction	Compliant	<ul style="list-style-type: none"> <li>Demonstrated alignment with BCA with issue of the BCA Crown Certificate</li> </ul>	BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018)
A16	<b>External Walls and Cladding</b>	The external walls of all buildings including additions to existing buildings must comply with the relevant requirements of the BCA.	Construction	Compliant	<ul style="list-style-type: none"> <li>Demonstrated alignment with BCA with issue of the BCA Crown Certificate</li> </ul>	BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018)
A17	<b>Applicability of Guidelines</b>	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. However, 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.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>All design development, monitoring, reporting, etc to meet guidelines, protocols, Standards and policies in the form they are in as at the date of this consent</li> <li>Review any issued directions from the Secretary</li> </ul>	There have been no directions received by Planning Secretary to comply with updated or revised guidelines, protocols, Standards or policies

ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments
A18	<b>Monitoring and Environmental Audits</b>	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, compliance reporting and independent auditing.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>Review of documentation</li> <li>Onsite investigation, testing and validation of insitu an imported material by Occupational Hygienist (OH)</li> <li>Independent Site Auditor engaged to provide a Site Audit Statement (SAS)</li> </ul>	Compliance reports and independent audit reports.
A19	<b>Access to Information</b>	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 environmental 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.	At All Times	Non-compliant	<ul style="list-style-type: none"> <li>Site inspection, applicant website, site records</li> <li>Review of public website for currency of approvals, documentation, strategies and plans, reports, monitoring results, staging summary, contact details, complaints register, audit reports, response to audit recommendations, other matters required by the Secretary</li> <li>Review of directions provided by the Secretary in respect of "other matters"</li> <li>Consultation with the DP&amp;E in respect of agency satisfaction regarding currency of the information published</li> </ul>	<ul style="list-style-type: none"> <li>The information pertaining to (a) (i), (ii), (vii) are available on the project web-site</li> <li>The information pertaining to (a) (id), (iv), (v), (vi), (viii), (ix), (x) were not triggered at time of commencement and are progressively being made available on the web-site as they become available through the execution of the works</li> <li>All documents are being updated as required by the Planning Secretary as evidenced by this compliance table</li> </ul>
A20	<b>Compliance</b>	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.	At All Times	Compliant	<ul style="list-style-type: none"> <li>Items within the SSDA relevant to the work activities are to be included within the contract scopes of works for consultants &amp; subcontractors</li> <li>The site induction highlights relative conditions to be adhered to while undertaking works on site</li> <li>Toolbox talks to address any compliance issues as required</li> </ul>	<ul style="list-style-type: none"> <li>Scope of works within consultant and subcontractor contract documents to include relevant SSDA conditions.</li> <li>Aconex transmittals forward to consultants and subcontractors include consent conditions and related documents</li> <li>Site specific induction content viewed by all site personal.</li> <li>Tool box Talk content records</li> </ul>
<b>Part B - Prior to Commencement of Construction</b>						
B1	<b>Notification of Commencement</b>	The Department must be notified in writing of the dates of commencement of physical work and operation at least 48 hours before those dates. 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	Compliant	Documented written notification of commencement provided to DPE 48 hours prior to the commencement of construction and operation.	Letter issued by SINSW to DPE (DOC18/1586158) on 11 December 2018.
B2	<b>Certified Drawings</b>	Prior to the commencement of construction, the Applicant must submit to the satisfaction of the Certifier structural drawings prepared and signed by a suitably qualified practising Structural Engineer that demonstrates compliance with: (a) the relevant clauses of the BCA; and (b) this development consent.	Pre-construction	Compliant	<ul style="list-style-type: none"> <li>Document submission of structural drawings.</li> <li>Verification of Certifier approval</li> </ul>	<ul style="list-style-type: none"> <li>Design certification from structural engineer.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> </ul>
B3	<b>External Walls and Cladding</b>	Prior to the commencement of construction, the Applicant must provide the Certifier with documented evidence that the products and systems proposed for use in the construction of external walls including finishes and claddings such as synthetic or aluminium composite panels comply with the requirements of the BCA. The Applicant must provide a copy of the documentation given to the Certifier to the Planning Secretary within seven days after the Certifier accepts it.	Pre-construction	Compliant	<ul style="list-style-type: none"> <li>Document submission of BCA compliance evidence.</li> <li>Confirmation of compliance from Certifier</li> <li>Submission of BCA compliance evidence to DPE following Certifier acceptance within seven days</li> </ul>	<ul style="list-style-type: none"> <li>Design statement confirming BCA compliance.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> </ul>
B4	<b>Protection of Public Infrastructure</b>	Before 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 Certifier and Council.	Pre-construction	Compliant	<ul style="list-style-type: none"> <li>Document and record consultation with relevant service providers/owners</li> <li>Undertake a Dial-B4-Dig search</li> <li>Confirm preparation of any required dilapidation report of relevant public infrastructure</li> <li>Document submission of dilapidation report to</li> </ul>	<ul style="list-style-type: none"> <li>Submission of dilapidation report. BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> <li>Dilapidation Report</li> </ul>
B5	<b>Utilities and Services</b>	Before the construction of any utility works associated with the development, the Applicant must obtain relevant approvals from service providers.	Pre-construction	Compliant	<ul style="list-style-type: none"> <li>Issue of design drawings for approval.</li> <li>Payment of Authority Fees.</li> </ul>	<ul style="list-style-type: none"> <li>Correspondence from service provider.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> <li>Authority receipt of Fees paid.</li> </ul>
B6	<b>Utilities and Services</b>	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.	Pre-construction	Compliant	Approval to proceed from Utility Authorities	<ul style="list-style-type: none"> <li>Correspondence from service provider.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> <li>Approval Stamped DA plans from Utilities</li> </ul>
B7	<b>Community Communication Strategy</b>	A Community Communication Strategy must be prepared to provide mechanisms to facilitate communication between the Applicant, the relevant Council and the community (including adjoining affected landowners and businesses, and others directly impacted by the development), during the design and construction of the development and for a minimum of 12 months following the completion of construction.	Pre-construction	Compliant	Review and update of communications strategy at each major construction milestone	<ul style="list-style-type: none"> <li>Submission of Community Consultation Strategy (CSS) Smalls Road New Primary School (School Infrastructure NSW, November 2018) &amp; Community Consultation and Engagement Plan (Richard Crookes Construction, 18 October 2018).</li> <li>Evidence of submission to Council.</li> <li>CSS was submitted to DPE via email on 14 November 2018.</li> </ul>
B8	<b>Ecologically Sustainable Development</b>	Prior to the commencement of construction, the Applicant must submit details of all design measures to the satisfaction of the Certifier demonstrating the proposal incorporates ecologically sustainable development initiatives as outlined in the <i>Green Star &amp; ESD Report</i> prepared by Conrad Gargett dated October 2017 to achieve the equivalent of a minimum 5 Star Green Star rating.	Pre-construction	Compliant	Verification of Certifier approval	<ul style="list-style-type: none"> <li>Letter issued by SINSW to DPE (DOC18/1586158) on 11 December 2018.</li> <li>Submission of all design measures and ESD initiatives in accordance with ESD report.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> </ul>
B9	<b>Outdoor Lighting</b>	Prior to commencement of construction, all outdoor lighting within the site must comply with AS 1158.3.1:2005 Lighting for roads and public spaces – Pedestrian area (Category P) lighting – Performance and design requirements and AS 4282-1997 Control of the obtrusive effects of outdoor lighting. Details demonstrating compliance with these requirements must be submitted to the satisfaction of the Certifier.	Pre-construction	Compliant	Verification of Certifier approval	<ul style="list-style-type: none"> <li>Design certification from electrical consultant.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> </ul>
B10	<b>Access for People with Disabilities</b>	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 Certifier 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.	Pre-construction	Compliant	Verification of Certifier approval	<ul style="list-style-type: none"> <li>Certified design documentation.</li> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> <li>BCA compliant Access Report</li> </ul>
B11	<b>Pre-Construction Dilapidation Reports</b>	Prior to the commencement of any work, the Applicant is to engage a suitably qualified person to prepare a Pre-Construction Dilapidation Report detailing the current structural condition of all retained existing and adjoining buildings within the School Site, infrastructure and roads within the 'zone of influence'. Any entry into private land is subject to the consent of the owner(s) and any inspection of buildings on privately affected land must include details of the whole building where only part of the building falls within the 'zone of influence'. The report must be submitted to the Certifying Authority, Council and Secretary prior to the commencement of any building works. A copy of the report is to be forwarded to Council. In the event that access for undertaking a Pre-Construction Dilapidation Report is denied by an adjoining owner, the Applicant must demonstrate, in writing, to the Certifying Authority, Council and Secretary that all reasonable steps have been taken to obtain access and advise the affected property owner of the reason for the report and that these steps have failed.	Pre-construction	Compliant	Submission of a Dilapidation Report to Ryde Council, certifier and Secretary	<ul style="list-style-type: none"> <li>BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).</li> <li>Pre-Construction Dilapidation Reports provided (inspections undertaken 7 November 2018 - 5 December 2018 by Australian Dilapidations).</li> <li>Evidence of notification to neighbouring properties between 6 November - 22 November 2018.</li> <li>Evidence that City of Ryde was provided with dilapidation reports on 12 November 2018.</li> </ul>

ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments
B12	<b>Environmental Management Plan Requirements</b>	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 of the plan. Note: The Planning Secretary may waive some of these requirements if they are unnecessary or unwarranted for particular management plans.	Pre-construction	Compliant	• Monitor implementation of the EMP during site inspections	• Submission and implementation of EMP • Smalls Road Public School Ryde No:1144 Construction Environmental Management Plan (CEMP) (RCC, 2 November 2018) and sub-plans (refer to Conditions B13-B18 below).  See conditions B13 to B18 below.
B13	<b>Construction Environmental Management Plan</b>	Prior to commencement of construction, the Applicant must prepare a Construction Environmental Management Plan (CEMP), 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 4282-1997 Control of the obtrusive effects of outdoor lighting; viii) community consultation and complaints handling; b) Construction Traffic and Pedestrian Management Sub-Plan (see Condition B15); c) Construction Noise and Vibration Management Sub-Plan (see Condition B16); d) Construction Waste Management Sub-Plan (see Condition B17); e) Construction Soil and Water Management Sub-Plan (see Condition B18); f) an unexpected finds protocol for contamination and associated communications procedure; g) an unexpected finds protocol for Aboriginal and non-Aboriginal heritage and associated communications procedure; h) 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.	Pre-construction	Compliant	• Review compliance of site activities against CEMP. • Confirm submission of CEMP to Certifier for approval prior to commencement of construction • Confirm submission of CEMP to Secretary prior to commencement of construction. • Ensure CEMP review process includes a checklist against these requirements prior to submission to the Certifier for approval	• Evidence of approval by certifier and submission to Secretary is the BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018). • CEMP issued to DPE via email on 14 November 2018. The CEMP conforms to B12 as follows: (a) (i) - included in CEMP (Section 1.1 of the CEMP) (a) (ii) - included in PMP (Section 1.8.1) (a) (iii) - included in PMP (Appendix 4b) (a) (iv) - included in CEMP (Section 10) (a) (v) - included in CEMP (Appendix Sediment & erosion plan) (a) (vi) - included in CEMP (SCP Groundwater Management Plan) (a) (vii) - N/A no External Lighting required (a) (viii) - A Community Communication Strategy has been prepared by SINSW and issued to the Planning Secretary - (Section a) vii & related to B16) (b) - included in PMP (c) - included in PMP (d) - included in PMP (e) - included in PMP (f) - included in CEMP section 15 (g) - Refer to Appendix 4B of the PMP (h) - Refer to Waste management & Asbestos Management Plans
B14	<b>Construction Environmental Management Plan</b>	The Applicant must not commence construction of the development until the CEMP is approved by the Certifier and a copy submitted to the Planning Secretary.	Pre-construction	Compliant	• Confirm submission of CEMP to Certifier and DPE for approval prior to commencement	• Evidence of approval by certifier and submission to Secretary. BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018). • CEMP issued to DPE via email on 14 November 2018.
B15	<b>Construction Environmental Management Plan</b>	The Construction Traffic and Pedestrian Management Sub-Plan (CTPMSP) must 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 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 general traffic, cyclists and pedestrians and bus services; d) detail heavy vehicle routes, access and parking arrangements, and strategies to promote alternative modes of transport to the site; e) 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; f) include a program to monitor the effectiveness of these measures; and g) if necessary, detail procedures for notifying residents and the community (including local schools), of any potential disruptions to routes.	Pre-construction	Compliant	• Evidence of approval by certifier and submission to Secretary. • Review compliance of site activities against CTPMSP. • Ensure CTPMSP review process includes a checklist against these requirements prior to submission to the Certifier for approval	• CEMP issued to DPE via email on 14 November 2018. • Refer to CEMP evidence in B13. • RCC in consultation with Taylor Thompson Whiting has completed a Construction and Pedestrian Management Sub-Plan as necessary that conforms to B15 as follows: (a) - prepared by Taylor Thompson Whiting (b) - included in CTMSP (c) - included in CTPMSP (d) - included in CTPMSP (e) - included in CTPMSP Section 3 (f) - included in CTPMSP (g) - included in CTPMSP  • Construction Traffic and Pedestrian Management Sub-plan Smalls Road Public School (Taylor Thomson Whiting, 4 December 2018) • CEMP Environmental Management Measure Element 7: Traffic Management (RCC, 2 November 2018)  A detailed Construction Traffic and Pedestrian Management Sub-plan (CTPMSP) has been prepared by Taylor Thomson Whiting (4 December 2018) and is included in the PMP.  The CEMP provisions for traffic management includes performance measures and monitoring requirements.
B16	<b>Construction Environmental Management Plan</b>	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 B16(d); and f) include a complaints management system that would be implemented for the duration of the construction.	Pre-construction	Compliant	Review compliance of site activities against CNVMSP. • Ensure CNVM management plan review process includes a checklist against these requirements prior to submission to the Certifier for approval • Confirm submission of CNVM plan to Certifier for approval prior to commencement of construction	• CEMP issued to DPE via email on 14 November 2018. • Please refer to Noise Impact assessment produced by TTM as well as RCC's CEMP. (a) Noise Impact assessment produced by TTM. (b) Refer to Section 5 & 6.2 of the TTM report, & Section 12 of the CEMP (c) Refer to Section 6.2.5 - Generally no high noise works are required to be conducted within close proximity to sensitive receivers. (d) Strategies sent to Ryde Council for comment - Nil received (e) As above - reports sent to Ryde Council for comment - Discussions with Cerebral Palsy clinic agreed to place shade cloth on site fence. (f) Complaints register included in CEMP



ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments
B17	<b>Construction Environmental Management Plan</b>	The Construction Waste Management Sub-Plan (CWMSWP) 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; 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	Compliant	Review compliance of site activities against CWMSWP. • Ensure CWMSWP management plan review process includes a checklist against these requirements prior to submission to the Certifier for approval • Confirm submission of CWMSWP to Certifier for approval prior to commencement of construction.	• Evidence of approval by certifier and submission to Secretary. BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018). • CEMP issued to DPE via email on 14 November 2018.
B18	<b>Construction Environmental Management Plan</b>	The Applicant must prepare a Construction Soil and Water Management Plan (CSWMP) and the 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	Compliant	Review compliance of site activities against CSWMSWP. • Ensure CSWMSWP management plan review process includes a checklist against these requirements prior to submission to the Certifier for approval • Confirm submission of CSWMP to Certifier for approval prior to commencement of construction.	• Evidence of approval by certifier and submission to Secretary. BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018). • CEMP issued to DPE via email on 14 November 2018.
B19	<b>Construction Parking</b>	Prior to the commencement of construction, the Applicant must provide sufficient parking facilities on-site, including for heavy vehicles and for site personnel.	Pre-construction	Compliant	• Site interview and inspection by Auditor • Parking is outlined in the Construction Traffic and Pedestrian Management Sub-Plan	• Submission of CTPMSP demonstrating sufficient parking available. • BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).
B20	<b>Road Design and Traffic Facilities</b>	All roads and traffic facilities must be designed to meet the requirements of Council or 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.	Pre-construction	Not triggered	• Approval of design obtained from Ryde Council. • Review of design (when completed) against Council requirements	• Letter issued by SINSW to DPE (DOC18/1586158) on 11 December 2018.
B21	<b>Student Drop Off / Pick Up - Smalls Road</b>	Prior to the commencement of construction, unless otherwise agreed with the Secretary, the final location and design of the student drop off / pick up area must be determined in consultation and agreement with Council. Designs consistent with the concept design approved must include consideration of localised road widening, kerbside parking, signage and appropriate crossing and bus stops.	Pre-construction	Compliant	• Approval of design obtained from Ryde Council. • Review of design (when completed) against Council requirements	• Approval of design from Council. • Letter issued by SINSW to DPE (DOC18/1586158) on 11 December 2018.
B22	<b>Stormwater Management System</b>	Prior to the commencement of construction, the Applicant must design a stormwater management system for the development and submit it to the satisfaction of the Certifier. The system must: a) be designed by a suitably qualified and experienced person(s); b) be generally in accordance with the conceptual design in the EIS; c) be in accordance with applicable Australian Standards; d) 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	Compliant	• Hydraulic consultant to certify design to be in accordance with relevant Australian Standards	• Civil design certificate. • BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).
B23	<b>Operational Noise – Design of Mechanical Plant and Equipment</b>	Prior to commencement of construction, the Applicant must incorporate the noise mitigation recommendations in the Noise Impact Report, prepared by TTM, dated 7 August 2017, into the detailed design drawings. The Certifier must verify that all reasonable and feasible 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 Report.	Pre-construction	Compliant	• Design scope of consultants to include noise mitigation measures as per Acoustic Assessment report by Wilkinson Murray • Consultants to certify design to be in accordance with relevant Australian Standards	• Statement from acoustic engineer confirming measures have been incorporated. • BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).
B24	<b>Construction and Demolition Waste Management</b>	The Applicant must notify the RMS Traffic Management Centre of the truck route(s) to be followed by trucks transporting waste material from the site, prior to the commencement of the removal of any waste material from the site	Pre-construction	Compliant	Confirm notification provided to RMS in advance of removal of waste material from site	• Route notification correspondence dated 12 & 13 February 2019.
B25	<b>Operational Waste Storage and Processing</b>	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 is undertaken by Council.	Pre-construction	Not triggered	• SINSW to set up a private waste collection.	• Email correspondence from SINSW dated 4 December 2019 confirming no waste collection by Council.
B26	<b>Mechanical Ventilation</b>	All mechanical ventilation systems must be designed in accordance with Part F4.5 of the BCA and must comply with the AS 1668.2-2012 <i>The use of air-conditioning in buildings – Mechanical ventilation in buildings</i> and AS/NZS 3666.1:2011 <i>Air handling and water systems of buildings–Microbial control</i> to ensure adequate levels of health and amenity to the occupants of the building and to ensure environment protection. Details must be submitted to the satisfaction of the Certifier prior to the commencement of construction.	Pre-construction	Compliant	• Mechanical consultant to certify design to be in accordance with relevant Australian Standards	• Mechanical design certification. • BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).
B27	<b>Rainwater Harvesting</b>	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	Compliant	Site interview and records • Design scope of hydraulic consultant to include rainwater harvesting system • Hydraulic consultant to prepare rainwater harvesting plan	• Statement from hydraulic engineer. • BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).
B28	<b>Roadworks and Access</b>	Prior to the commencement of construction, the Applicant must submit design plans to the satisfaction of the relevant roads authority which demonstrate that the proposed accesses to the development are designed to accommodate the turning path of all construction vehicles .	Pre-construction	Compliant	• Submission of CTPMSP to certifier and submission to Council	• BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018). • submission of CEMP to Ryde Council. • Turning Paths all shown in CTPMSP
B29	<b>Car Parking and Service Vehicle Layout</b>	Compliance with the following requirements must be submitted to the satisfaction of the Certifier prior to the commencement of construction: a) all vehicles must enter and leave the Site in a forward direction; b) minimum of 47 on-site car parking spaces for use during operation of the development and designed in accordance with the latest version of AS2890.1; c) all demolition and construction vehicles (excluding worker vehicles) are to be contained wholly within the Site and vehicles must enter the Site before stopping; d) the swept path of the longest vehicle entering and exiting the Site in association with the new work, as well as manoeuvrability through the Site, must be in accordance with AUSTRROADS; and e) the safety of vehicles and pedestrians accessing adjoining properties, where shared vehicle and pedestrian access occurs, is to be addressed.	Pre-construction	Compliant	• Submission of CTPMSP to certifier.	• Statement from head designer & submission of CTPMSP to certifier • BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).
B30	<b>Bicycle Parking and End-of-Trip Facilities</b>	Compliance with the following requirements for secure bicycle parking and end of-trip facilities must be submitted to the satisfaction of the Certifier prior to the commencement of construction : a) the provision of a minimum 50 staff and visitor/student bicycle parking spaces; b) the layout, design and security of bicycle facilities must comply with the minimum requirements of AS 2890 .3:2015 <i>Parking facilities - Bicycle parking</i> , and be located in easy to access, well-lit areas that incorporate passive surveillance; c) the provision of end-of-trip facilities for staff in accordance with the ESD Design & As Built rating tool; 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	Compliant	• Design scope of architect to include the items related to this condition	Statement from head designer. BCA Crown Certificate No. CRO-18074 (Blackett Maguire + Goldsmith, 12 December 2018).

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B31	Public Domain Works	Prior to the commencement of any footpath or public domain works, the Applicant must consult with Council and demonstrate to the Certifier that the streetscape design and treatment meets the requirements of Council, including addressing pedestrian management. The Applicant must submit documentation of approval for each stage from Council to the Certifier.	Pre-construction	Not triggered	<ul style="list-style-type: none"> <li>Evidence of consultation with Council required prior to works commencing in the public domain.</li> <li>Design scope of architect to include the items related to this condition</li> </ul>	Correspondence with Council. Refer Condition B20 & B21.
B32	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 Department and the Certifier. Compliance Reports of the project must be carried out in accordance with the Compliance Reporting Post Approval Requirements (Department 2018). The Applicant must make each Compliance Report publicly available 60 days after submitting it to the Department and notify the Department and the Certifier in writing at least seven days before this is done.	Pre-construction	Compliant	<ul style="list-style-type: none"> <li>Confirm submission of a CM RP prepared in accordance with the CRPAR to the Department and the Certifier</li> <li>Confirm timing of submission is no later than 2 weeks before the notified date for the commencement of construction</li> <li>Confirm CMRP makes provision for the preparation of compliance reports in accordance with the CRPAR</li> <li>Confirm Compliance Reports are made publicly available 60 days after submission to the Department</li> <li>Confirm notification to the Department and the Certifier has been provided in writing at least 7 days prior to making the respective Compliance Report publicly available</li> </ul>	<ul style="list-style-type: none"> <li>Submission of Compliance Monitoring and Reporting Program (CMRP). Version 1.0 provided to DPE via email on 20 December 2018.</li> <li>Issue of Version 2.0 provided to DPE via email on 10 April 2019.</li> </ul>
B33	Independent Environmental Audit	No later than two weeks before the date notified for 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 Department and the Certifier.	Pre-construction	Compliant	<ul style="list-style-type: none"> <li>Implementation of the Independent Audit Program</li> <li>Confirm submission of an Independent Audit Program</li> </ul>	<ul style="list-style-type: none"> <li>Independent Audit Program first provided to DPE on 15 November 2018 to DPE - Scott Hay. Updated submission sent to DPE on 20 December 2018. Third update was issued on 8 February 2019. Forth update was issued to DPE on 4 April 2019. This is still to be approved by DPE.</li> <li>Email Correspondence from SINSW to DPE dated 15/11/2018</li> <li>Letter from SINSW to DPE re Smalls Rd Public School dated 4/04/2019</li> </ul>
B34	Independent Environmental Audit	Independent Audits of the development must be carried out in accordance with: (a) the Independent Audit Program submitted to the Department and the Certifier under condition B33 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).	At All Times	Compliant	<ul style="list-style-type: none"> <li>Implementation of the Independent Audit Program</li> <li>Confirm submission of an Independent Audit Program</li> </ul>	Independent Audit Program first provided to DPE on 15 November 2018 to DPE - Scott Hay. Updated submission sent to DPE on 20 December 2018. Third update was issued on 8 February 2019. Forth update was issued to DPE on 4 April 2019.
B35	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 B34 of this consent; (b) submit the response to the Department and the Certifier; and (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 Certifier in writing when this has been done.	At All Times	Not triggered	<ul style="list-style-type: none"> <li>Submission of Independent Audit Report, including the response to comments.</li> </ul>	Not Triggered until Independent Audit Report is Provided. Submission of Independent Audit Report. Including comments from DPE on the initial Independent Audit Report. Draft received 9/4/19.
<b>Part C - During Construction</b>						
C1	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 Certifier.	Construction	Compliant	<ul style="list-style-type: none"> <li>Site inspection by Auditor.</li> <li>Submission of Auditors report.</li> </ul>	<ul style="list-style-type: none"> <li>Site inspection verifying hard copies of site plans being retained on site by Auditor. See Auditor Report.</li> <li>Access to soft copies of plans and documents available on site computers through Aconex</li> </ul>
C2	Site Notice	A site notice(s):  (a) must be prominently displayed at the boundaries of the site for the purposes of informing the public of project details including, but not limited to the details of the Builder, Certifier and Structural Engineer. (b) is to satisfy all but not be limited to, the following requirements: (i) 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; (ii) the notice is to be durable and weatherproof and is to be displayed throughout the works period; (iii) 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 (iv) 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	Compliant	<ul style="list-style-type: none"> <li>Site inspection by Auditor.</li> <li>Submission of Auditors report.</li> </ul>	<ul style="list-style-type: none"> <li>Site inspection verifying a site notice is being displayed on site by Auditor. See Auditor Report.</li> </ul>
C3	Operation of Plant and Equipment	All plant and equipment used on site, or to monitor the performance of the development must be:  a) maintained in a proper and efficient condition; and b) operated in a proper and efficient manner.	Construction	Compliant	<ul style="list-style-type: none"> <li>Site interview and records</li> <li>Company SWMS for plant operation checked by RCC for high risk plant prior to works commencing</li> <li>Operator's VOC license sited by supervisors and kept on personnel record as part of site induction process</li> <li>Plant log book checklist completed daily and kept in plastic envelope on plant</li> <li>Spotters to be used for moving plant</li> <li>Exclusions zones are to be set up around large plant</li> </ul>	<ul style="list-style-type: none"> <li>Plant records</li> <li>SMWS reviews for high risk activities by RCC</li> <li>Weekly safety inspections include plant checks by RCC.</li> <li>Site Inspection by Auditor. See Auditors Report.</li> </ul>
C4	Demolition	Demolition work must comply with <i>Australian Standard AS 2601-2001</i> The demolition of structures (Standards Australia, 2001). The work plans required by AS 2601-2001 must be accompanied by a written statement from a suitably qualified person that the proposals contained in the work plan comply with the safety requirements of the Standard. The work plans and the statement of compliance must be submitted to the Certifier before the commencement of works.	Construction	Not triggered	NA	Demolition carried out by others prior to this contract starting
C5	Construction Hours	Construction, including the delivery of materials to and from the site, may only be carried out between the following hours:  (a) between 7am and 6pm, Mondays to Fridays inclusive; and (b) between 8am and 1pm, Saturdays. No work may be carried out on Sundays or public holidays.		Not triggered	<ul style="list-style-type: none"> <li>Site interview and records</li> <li>DA Hours communicated to site personal in site induction</li> <li>RCC site supervisor to sweep site at end of day to ensure works have stopped by hours nominated in this condition</li> </ul>	Copy of Site Induction
C6		Activities may be undertaken outside of the hours in Condition C5 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 her nominee if appropriate justification is provided for the works. Notification of such activities must be given to affected residents before undertaking the activities or as soon as is practical afterwards.	Construction	Not triggered	NA	NA
C7		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	Not triggered	<ul style="list-style-type: none"> <li>Site interview and records</li> <li>DA Hours communicated to site personal in site induction</li> <li>RCC to carry out daily noise level readings during noisy works periods (e.g. demolition)</li> <li>RCC site supervisor to sweep site at end of day to ensure works have stopped by hours nominated in this condition</li> </ul>	<ul style="list-style-type: none"> <li>DA Hours included in site Induction</li> <li>DA Hours included in all RCC sub-contracts</li> </ul>



ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments
C8	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).	Construction	Compliant	Site records • Items within the SSDA relevant to the work activities are to be included within the contract scopes of works for consultants & subcontractors • The site induction highlights relative conditions to be adhered to while undertaking works on site • Toolbox talks to address any compliance issues as required	• Scope of works within consultant and subcontractor contract documents to include relevant SSDA conditions • Aconex transmittals forward to consultants and subcontractors include consent conditions and related documents • Site specific induction content viewed by all site personal. • Tool Box Talk Contents records
C9	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	Compliant	Site inspection and interview Site records • Fulltime traffic control to ensure all construction traffic enters and leaves site in forward direction • Construction methodology highlights all construction traffic enters and leaves site in forward direction	• Site induction to include instruction to highlight to personal that all construction traffic enters and leaves site in forward direction
C10	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	Not triggered	Site interview and records • A road occupancy Licence from road Authority.	Road Occupancy Licence from City of Ryde Council
C11	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	Compliant	N/A • The site will be hoarding off and secured with A- class hoardings and utilising the existing perimeter core-10 fencing • Full-time traffic control to police construction traffic entering and leaving vehicle access gate on Belmont St. • Inducted site personal will enter site through	• Weekly environmental checks to ensure perimeter adequately secured • All site personnel to be site inducted prior to receiving site access cards, • CCTV cameras placed at strategic points around the site to record unauthorised access after hours
C12	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; (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; and (c) the Applicant must submit a hoarding application to Council for the installation of any hoardings over Council footways or road reserve.	Construction	Not triggered	N/A	
C13	No Obstruction of Public Way	The public way (outside of any approved construction works zone) must not be obstructed by any materials, vehicles, refuse, skips or the like, under and circumstances. Non-compliance with this requirement will result in the issue of a notice by the relevant Authority to stop all works on site.	Construction	Compliant	Site interview and records • Full-time traffic control to be situated at Site gates to ensure public access maintained at all times • Construction methodology demonstrates all Construction vehicles enter Site, turn around and leave Site in forward direction	• Site personnel to be inducted on Construction vehicle movements
C14	Construction Noise Limits	The development must be constructed to achieve the construction noise management levels detailed in the <i>Interim Construction Noise Guideline</i> (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	Compliant	Site records CEMP • Ensure CNVM management plan review process includes a checklist against these requirements	• RCC to undertake daily noise level records
C15		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 C5.	Construction	Compliant	Site records • DA Approved hours communicated to site personal and delivery drivers in site induction • RCC traffic controllers to police deliveries at construction gate during DA hours only	• Included in site Induction
C16		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.	Construction	Compliant	Site records • All plant with audible movement alarms to operate during DA Approved hours	• RCC to undertake daily noise level records
C17		Any noise generated during construction of the development must not be offensive noise within the meaning of the <i>Protection of the Environment Operations Act 1997</i> or exceed approved noise limits for the site.	Construction	Compliant	Site inspection Site records • Noise generated works shall comply with CNVMP	• RCC to undertake daily noise level records
C18	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 <i>DIN 4150-3 (1992-02) Structural vibration - Effects of vibration on structures</i> (German Institute for Standardisation, 1999); and (b) for human exposure, the acceptable vibration values set out in the <i>Environmental Noise Management Assessing Vibration: a technical guideline</i> (DEC, 2006) (as may be updated or replaced from time to time).	Construction	Compliant	Site records • Vibration monitoring to be undertaken in accordance with CNVMP	• carry out vibration monitoring during construction
C19		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 C18.	Construction	Compliant	Site inspection and interview Site records • Vibration monitoring to be undertaken in accordance with CNVMP	• carry out vibration monitoring during construction
C20	Tree Protection	For the duration of the construction works: (a) street trees must not be trimmed or removed unless it forms a part of this development consent or prior written approval from Council is obtained or is required in an emergency to avoid the loss of life or damage to property;  (b) all street trees must be protected at all times during construction. Any tree on the footpath, which is damaged or removed during construction due to an emergency, must be replaced, to the satisfaction of Council;  (c) all trees on the site that are not approved for removal must be suitably protected during construction as per recommendations of the Arboricultural Impact Assessment Report, prepared by Priority Tree Services, dated 11 August 2017; and (d) if access to the area within any protective barrier is required during the works, it must be carried out under the supervision of a qualified arborist. Alternative tree protection measures must be installed, as required. The removal of tree protection measures, following completion of the works, must be carried out under the supervision of a qualified arborist and must avoid both direct mechanical injury to the structure of the tree and soil compaction within the canopy or the limit of the former protective fencing, whichever is the greater.	Construction	Compliant	Site inspection and interview Site records • RCC to set up tree protection zones in accordance with requirements of this condition • Tree protection zones to be inspected and approved by arborist prior to commencement of construction • TPZ to be checked as part of RCC's weekly environmental inspection	• Written confirmation provided by arborist confirming TPZ set up correctly • RCC weekly environmental inspection checklist
C21	Dust Minimisation	The Applicant must take all reasonable steps to minimise dust generated during all works authorised by this consent.	Construction	Compliant	Site inspection and interview Site records • Implement environmental controls in accordance with CEMP and sub-plans • Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls • Incorporation of environmental awareness into site induction procedures and toolbox talks_ • Review of incident and near miss reports for preventative action and opportunities for improvement	• RCC to implement general site environmental controls in accordance with CEMP and sub-plans • RCC to complete weekly environmental inspection checklist • RCC to record environmental topics within record of toolbox talks • RCC to complete appropriate WHS forms related to near miss Actions for mitigation to be implemented on site and updated within CEMP
C22		During construction, the Applicant must ensure that:	Construction	Compliant	Site inspection and interview Site records	

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		(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.			<ul style="list-style-type: none"> <li>Implement environmental controls in accordance with CEMP and sub-plans</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> <li>Incorporation of environmental awareness into site induction procedures and toolbox talks</li> <li>Review of incident and near miss reports for preventative action and opportunities for improvement</li> </ul>	<ul style="list-style-type: none"> <li>RCC to implement general site environmental controls in accordance with CEMP and sub-plans</li> <li>RCC to complete weekly environmental inspection checklist</li> <li>RCC to record environmental topics within record of toolbox talks</li> <li>RCC to complete appropriate WHS forms related to near miss Actions for mitigation to be implemented on site and updated within CEMP</li> </ul>
C23	Air Quality Discharges	The Applicant must install and operate equipment in line with best practice to ensure that the development complies with all load limits, air quality criteria/air emission limits and air quality monitoring requirements as specified in the EPL applicable to the site.	Construction	Not triggered	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Scope for engagement of hygienist/environmental consultant to include requirements from conditions of consent.</li> </ul>	<ul style="list-style-type: none"> <li>air quality samples to be taken and provide report in accordance with best practices</li> </ul>
C24	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.	Construction	Compliant	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Ensure CSWMSP management plan review process includes a checklist against these requirements prior to submission to the Certifier for approval</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> </ul>	<ul style="list-style-type: none"> <li>RCC to implement general site environmental controls in accordance with CEMP and sub-plans.</li> <li>RCC to complete weekly environmental inspection checklist</li> <li>RCC to record environmental topics within record of toolbox talks</li> </ul>
C25	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 [Department/Certifier] upon request.	Construction	Not triggered	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Ensure Remediation Management Plan is prepared and includes validation for imported fill</li> <li>Visual inspection of material imported to site</li> </ul>	<ul style="list-style-type: none"> <li>Certificates provided from source confirming VENM / ENM validation</li> <li>Certificates provided from source confirming VENM / ENM validation</li> <li>Site Audit Statement</li> <li>Survey of capping VENM / ENM included in Ongoing Environmental Management Plan for site</li> </ul>
C26	Disposal of Seepage and Stormwater	Any seepage or rainwater collected on-site during construction or groundwater must not be pumped to the street stormwater system unless separate prior approval is given in writing by the EPA in accordance with the <i>Protection of the Environment Operations Act 1997</i> .	Construction	Not triggered	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Ensure CSWMSP management plan is being adhered to</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> </ul>	<ul style="list-style-type: none"> <li>RCC to implement general site environmental controls in accordance with CEMP and sub-plans</li> <li>RCC to complete weekly environmental inspection checklist</li> <li>RCC to record environmental topics within record of toolbox talks</li> </ul>
C27	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 OEH 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 OEH to develop and implement management strategies for all objects/sites. Works shall only recommence with the written approval of OEH.	Construction	Not triggered	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Any discovery of aboriginal heritage will trigger the Unexpected Finds Protocol (UFP) prepared by Heritage 21 as part of Heritage Management Plan</li> <li>UFP to be included in site induction</li> </ul>	<ul style="list-style-type: none"> <li>Heritage Management Plan prepared by <a href="#">Heritage Consultant</a></li> <li>Site induction presentation</li> </ul>
C28	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 OEH 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 Heritage Division of the OEH.	Construction	Not triggered	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Any discovery of historical heritage will trigger the Unexpected Finds Protocol (UFP) prepared by Heritage Consultant as part of Heritage Management Plan</li> <li>UFP to be included in site induction</li> </ul>	<ul style="list-style-type: none"> <li>Heritage Management Plan prepared by <a href="#">Heritage Consultant</a></li> <li>Site induction presentation</li> </ul>
C29	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	Compliant	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Ensure CWMSMP management plan review process includes a checklist against these requirements</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> </ul>	<ul style="list-style-type: none"> <li>RCC to complete Weekly environmental inspection checklist</li> <li>RCC has completed a Construction CWMSMP as necessary</li> <li>Waste to be tracked by waste collection company with all records will be submitted to and logged by RCC for monthly reporting requirements</li> </ul>
C30		All waste generated during construction must be assess, classified and managed in accordance with the Waste Classification Guidelines Part 1: Classifying Waste (EPA, 2014).		Not triggered	Site records <ul style="list-style-type: none"> <li>Ensure CWMSMP management plan review process includes a checklist against this requirement</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> </ul>	<ul style="list-style-type: none"> <li>RCC to complete Weekly environmental inspection checklist</li> <li>RCC has completed a Construction CWMSMP as necessary</li> <li>Waste to be tracked by waste collection company with all records will be submitted to and logged by RCC for monthly reporting requirements.</li> </ul>
C31		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	Compliant	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Wheel wash and cattle stop to be installed on site as part of environmental controls</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> <li>Drivers and Traffic control to ensure tarps fully closed on trucks prior to leaving site</li> </ul>	<ul style="list-style-type: none"> <li>RCC to complete Weekly environmental inspection checklist</li> </ul>
C32		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	Compliant	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Ensure CSWMSP management plan prepared by SCP Civil Engineers being adhered to</li> <li>Weekly environmental inspections against an environmental checklist reviewing integrity of environmental controls</li> </ul>	<ul style="list-style-type: none"> <li>RCC to implement general site environmental controls in accordance with CEMP and sub-plans</li> <li>RCC to complete weekly environmental inspection checklist</li> <li>RCC to record environmental topics within record of toolbox talks</li> </ul>
C33	Handling of Asbestos	The Applicant is to 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	Not triggered	Site inspection and interview Site records <ul style="list-style-type: none"> <li>Licensed asbestos contractors to be used for asbestos removal</li> <li>SafeWork NSW to be notified 5 days prior to asbestos removal</li> <li>SI / Savills to be notified 7 days prior to asbestos removal</li> </ul>	<ul style="list-style-type: none"> <li>Waste to be tracked by Waste collection company with all records will be submitted to and logged by RCC for monthly reporting requirements</li> <li>Record of notification to WorkSafe</li> <li>Aconex notification to SINSW</li> </ul>

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C34	<b>Community Engagement</b>	The Applicant must consult with the community regularly throughout construction, including consultation with the nearby sensitive receivers identified in the Noise Impact Report, prepared by TTM, dated 7 August 2017, relevant regulatory authorities, Registered Aboriginal Parties and other interested stakeholders.	Construction	Not triggered	Site inspection and interview Site records • RCC to comply with the Community Consultation Strategy prepared by SINSW. All direct community engagement to be through SI • RCC to prepare any information / documentation to assist SINSW with community engagement	• Nil to report at the date of this schedule
C35	<b>Incident Notification, Reporting and Response</b>	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.  Subsequent notification must be given, and reports submitted in accordance with the requirements set out in Appendix 1	Construction	Not triggered	Site records • RCC to comply with all non-compliance notifications and requirements as per this condition.	• Nil to report at the date of this schedule
C36	<b>Non-Compliance Notification</b>	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 Certifier 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.  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.  A non-compliance which has been notified as an incident does not need to also be notified as a non-compliance.	Construction	Not triggered	Site records • RCC to comply with all non-compliance notifications and requirements as per this condition.	• Nil to report at the date of this schedule
C37	<b>Revision of Strategies, Plans and Programs</b>	Within three months of:  (a) the submission of a compliance report under condition B31; (b) the submission of an incident report under condition C35; (c) the submission of an Independent Audit under condition B32; (d) 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 Certifier must be notified in writing that a review is being carried out.	Construction	Not triggered	Site records • RCC to comply with all non-compliance notifications and requirements as per this condition.	• Nil to report at the date of this schedule
C38		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 Planning Secretary. Where revisions are required, the revised document must be submitted to the Planning Secretary for approval within six weeks of the review.	Construction	Not triggered	• RCC to comply with the requirements for environmental performance improvements as per this condition	• Nil to report at the date of this schedule
<b>Part D - Prior to Occupation or Use</b>						
D1	<b>Notification of Occupation</b>	The date of commencement of the occupation of the development must be notified to the Department in writing, at least one month before occupation. If the operation of the development is to be staged, the Department must be notified in writing at least one month before the commencement of each stage, of the date of commencement and the development to be carried out in that stage.	Post Construction	Not triggered	• RCC date of commencement of the occupation of the development must be notified to the Department in writing, at least one month before occupation	• Letter from SINSW to DPE
D2	<b>Delivery and dedication of Council Infrastructure</b>	The following works must be completed prior to occupation, unless otherwise agreed by the Secretary:  a) Upgrading of the existing zebra crossing between 3A and 4 Smalls Road to a wombat crossing to provide safer access to the site for students crossing Smalls Road, to RMS specifications b) The extension of the existing drop-off/pick-up area (including any ancillary drainage, landscaping or pedestrian footpath) to provide public vehicle access to Council specifications.	Post Construction	Not triggered	• Photos and inspection from the Certifier • Photos and inspection from the Certifier	• OC certificate from Certifier. • OC certificate from Certifier.
D3		The works detailed in Condition D2 must be dedicated to Council prior to occupation, unless otherwise agreed by the Secretary.	Post Construction	Not triggered	• Handover and dedication of the nominated works prior to occupation	• Correspondence with Ryde Council
D4	<b>Student Drop-off / Pick-up – Smalls Road</b>	Prior to operation, the student drop-off/pick-up area referred to in condition B21, must be constructed in accordance with the design endorsed by Council.	Post Construction	Not triggered	• Handover and dedication of the nominated works prior to occupation	• Correspondence with Ryde Council • OC Certificate from Certifier.
D5	<b>Bus Servicing and Network Accessibility</b>	The Applicant must investigate suitable bus access routes to service the school in the interim and longer term in consultation and agreement with Council and TfNSW / RMS having regard to existing and future road network configurations prior to the commencement of school operations. Options to be considered in consultation and agreement with Council and TfNSW / RMS may include, but not be limited to, the use of reduced length buses where appropriate swept paths and manoeuvring cannot be achieved in the interim. Details of consultations undertaken and any agreement obtained, as well as the any interim and final bus route must be submitted to the Secretary.	Post Construction	Not triggered	• SINSW to investigate and provide a Bussing Plan in consultation with Council, TfNSW and RMS	• Bussing Plan submitted to Council, TfNSW and RMS
D6	<b>External Walls and Cladding</b>	Prior to the occupation of the building, the Applicant must provide the Certifier with documented evidence that the products and systems 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.	Post Construction	Not triggered	• Document submission of BCA compliance evidence. • Confirmation of compliance from Certifier	• A copy of the certificate to be issued to the Certifier to confirm compliance of this requirement • Certifier's written notification that information related to this condition received and satisfactory
D7		The Applicant must provide a copy of the documentation given to the Certifier to the Planning Secretary within seven days after the Certifier accepts it.	Post Construction	Not triggered	• Document submission of BCA compliance evidence. • Submission of BCA compliance evidence to DPE following Certifier acceptance within seven days	• Transmittal of Documentation issued to DPE
D8	<b>Protection of Public Infrastructure</b>	Unless the Applicant and the applicable authority agree otherwise, the Applicant must:  (a) repair, or pay the full costs associated with repairing, any public infrastructure that is damaged by carrying out the development; and (b) relocate, or pay the full costs associated with relocating any infrastructure that needs to be relocated as a result of the development.	Post Construction	Not triggered	• Document and record consultation with relevant service providers/owners • undertake a Dial-B4-Dig search • Confirm preparation of any required dilapidation report of relevant public infrastructure • Document submission of dilapidation report to Certifier and Council	• Before and After Dilapidation Reports • Correspondence with council regarding any works required
D9	<b>Post-construction Dilapidation Report</b>	Prior to occupation of the building, the Applicant must engage a suitably qualified person to prepare a post-construction dilapidation report at the completion of construction. This report is:  a) to ascertain whether the construction created any structural damage to adjoining buildings or infrastructure. b) to be submitted to the Certifier. In ascertaining whether adverse structural damage has occurred to adjoining buildings or infrastructure, the Certifier must: i) compare the post-construction dilapidation report with the pre-construction dilapidation report required by these conditions; and ii) have written confirmation from the relevant authority that there is no adverse structural damage to their infrastructure and roads. c) to be forwarded to Council.	Post Construction	Not triggered	• Document and record consultation with relevant service providers/owners • undertake a Dial-B4-Dig search • Confirm preparation of any required dilapidation report of relevant public infrastructure • Document submission of dilapidation report to Certifier and Council	• Before and After Dilapidation Reports • Correspondence with council regarding any works required
D10	<b>Utilities and Services</b>	Prior to occupation of the building, the Applicant must obtain a Compliance Certificate for water and sewerage infrastructure servicing of the site under section 73 of the <i>Sydney Water Act 1994</i> .	Post Construction	Not triggered	• RCC to provide information to meet this requirement	• Council compliance certificate to be issued to the Certifier to confirm compliance of this requirement • Certifiers written notification that information related to this condition received and satisfactory
D11	<b>Works as Executed Plans</b>	Prior to occupation of the building, works-as-executed drawings signed by a registered surveyor demonstrating that the stormwater drainage and finished ground levels have been constructed as approved, must be submitted to the Certifier.	Post Construction	Not triggered	• RCC to provide information to meet this requirement	• Signed WAE drawings to be issued to the Certifier to confirm compliance of this requirement • Certifiers written notification that information related to this condition received and satisfactory
D12	<b>Green Travel Plan</b>	Prior to the commencement of operation, a Green Travel Plan (GTP), must be prepared and be submitted to the Secretary to promote the use of active and sustainable transport modes. The plan must:  (a) be prepared by a suitably qualified traffic consultant in consultation with Ryde Council and (Sydney Coordination Office) Transport for NSW; (b) include objectives and modes share targets (i.e. Site and land use specific, measurable and achievable and timeframes for implementation) to define the direction and purpose of the GTP;	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule

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		<p>(c) include specific tools and actions to help achieve the objectives and mode share targets;</p> <p>(d) include measures to promote and support the implementation of the plan, including financial and human resource requirements, roles and responsibilities for relevant employees involved in the implementation of the GTP; and</p> <p>(e) include details regarding the methodology and monitoring/review program to measure the effectiveness of the objectives and mode share targets of the GTP, including the frequency of monitoring and the requirement for travel surveys to identify travel behaviours of students and staff to and from both schools at appropriate times throughout the academic year.</p>				
D13	<b>Operational Transport and Access Management Plan (OTAMP)</b>	<p>An OTAMP is to be prepared for the school (or separately for each school) by a suitably qualified person, in consultation with Council, Transport for NSW and RMS, to the satisfaction of the Secretary, and must address the following:</p> <p>(a) Detailed pedestrian analysis including the identification of safe route options – to identify the need for management measures such as staggered school start and finish times to ensure students and staff are able to access and leave the Site in a safe and efficient manner during school start and finish;</p> <p>(b) the location of all car parking spaces on the school campuses and their allocation (i.e. staff, visitor, accessible, emergency, etc.);</p> <p>(c) the location and operational management procedures of the pick-up and drop-off parking located within Smalls Road, including staff management/traffic controller arrangements;</p> <p>(d) delivery and services vehicle and bus access and management arrangements;</p> <p>(e) management of approved access arrangements;</p> <p>(f) potential traffic impacts on surrounding road networks and mitigation measures to minimise impacts, including measures to mitigate queuing impacts associated with vehicles accessing pick-up and drop-off parking in Smalls Road;</p> <p>(g) car parking arrangements and management associated with the proposed use of school facilities by community members; and</p> <p>(h) a monitoring and review program.</p> <p>The OTAMP(s) must be submitted to the Secretary for approval prior to operation of the development. The OTAMP(s) (as revised from time to time) must be implemented by the Applicant for the life of the development.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>By Principal</li> </ul>	<ul style="list-style-type: none"> <li>Nil to report at the date of this schedule</li> </ul>
D14	<b>School Zones</b>	<p>Installation of all required School Zone signage, speed management signage and associated pavement markings along Smalls Road is to be completed prior to commencement of occupation of the development.</p> <p><i>Note: Any required approvals for altering public road speed limits, design and signage are required to be obtained from the relevant consent authority.</i></p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>All signage requirements related to this condition to be included in architect's signage package to sign manufacturer</li> <li>All signs to be installed at locations in accordance with this condition</li> </ul>	<ul style="list-style-type: none"> <li>Sign survey to be completed by RCC to ensure compliance with this condition</li> </ul>
D15		<p>Following installation of School Zone signage, speed management signage and associated pavement markings along Smalls Road, as required by Condition D5, the Applicant must arrange an inspection with RMS for formal handover of assets. The handover of assets must occur prior to commencement of use of the development.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>Carry out inspection of School Signage with RMS for formal handover</li> </ul>	<ul style="list-style-type: none"> <li>Provide certificate of Inspection and formal Handover</li> </ul>
D16		<p>The Applicant must maintain records of all dates in relation to installing, altering and removing traffic control devices related to speed.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>RCC to maintain dates and records of alterations to traffic control devices related to Speed.</li> </ul>	<ul style="list-style-type: none"> <li>Records of alterations</li> </ul>
D17	<b>Mechanical Ventilation</b>	<p>Following completion, installation and testing of all mechanical ventilation systems, the Applicant must provide evidence to the satisfaction of the Certifier, prior to the final occupation, that the installation and performance of the mechanical systems complies with:</p> <p>(a) the BCA;</p> <p>(b) AS 1668.2:2012 <i>The use of air-conditioning in buildings – Mechanical ventilation in buildings</i> and other relevant codes;</p> <p>(c) the development consent and any relevant modifications; and</p> <p>(d) any dispensation granted by the NSW Fire Brigade.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>Mechanical consultant to certify design to be in accordance with relevant Australian Standards</li> </ul>	<ul style="list-style-type: none"> <li>Certifier's written notification that information related to this condition received and satisfactory</li> </ul>
D18	<b>Road Damage</b>	<p>The cost of repairing any damage caused to Council or other Public Authority's assets in the vicinity of the Subject Site as a result of construction works associated with the approved development is to be met in full by the Applicant prior to commencement of use of any stage of the development.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>Document and record consultation with relevant service providers/owners.</li> <li>Undertake a Dial-B4-Dig search</li> <li>Confirm preparation of any required dilapidation report of relevant public infrastructure</li> <li>Document submission of dilapidation report to Certifier and Council</li> </ul>	<ul style="list-style-type: none"> <li>Nil to report at the date of this schedule</li> </ul>
D19	<b>Fire Safety Certification</b>	<p>Prior to the final occupation, a Fire Safety Certificate must be obtained for all the Essential Fire or Other Safety Measures forming part of this consent. A copy of the Fire Safety Certificate must be submitted to the relevant authority and Council. The Fire Safety Certificate must be prominently displayed in the building.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>RCC and subcontractors to keep fire penetration register with photos and labels next to penetrations</li> <li>Any alternate solutions to be approved through fire Engineering report</li> <li>Inspection by brigade</li> </ul>	<ul style="list-style-type: none"> <li>Certificate to be mounted in building</li> <li>Certificate submitted to relevant authorities and Council.</li> </ul>
D20	<b>Structural Inspection Certificate</b>	<p>A Structural Inspection Certificate or a Compliance Certificate must be submitted to the satisfaction of the Certifier prior to the occupation of the relevant parts of any new or refurbished buildings. A copy of the Certificate with an electronic set of final drawings (contact approval authority for specific electronic format) must be submitted to the approval authority and the Council after:</p> <p>(a) the site has been periodically inspected and the Certifier is satisfied that the structural works is deemed to comply with the final design drawings; and</p> <p>(b) the drawings listed on the Inspection Certificate have been checked with those listed on the final Design Certificate/s.</p> <p>(c) person/s authorised to, for the life of the development.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>Document submission of structural drawings.</li> <li>Verification of Certifier approval</li> </ul>	<ul style="list-style-type: none"> <li>The structural engineers SCP are provided certification confirming structural drawings comply with this requirement.</li> <li>A copy of the certificate to be issued to the Certifier to confirm compliance of this requirement.</li> </ul>
D21	<b>Stormwater Quality Management Plan</b>	<p>Prior to occupation of the building, an Operation and Maintenance Plan (OMP) is to be prepared to ensure proposed stormwater quality measures remain effective. The OMP must contain the following:</p> <p>(a) maintenance schedule of all stormwater quality treatment devices;</p> <p>(b) record and reporting details;</p> <p>(c) relevant contact information; and</p> <p>(d) Work Health and Safety requirements.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>Stormwater Quality Management Plan to be developed by SCP civil engineering, addressing the requirements of this condition</li> <li>Stormwater Quality Management Plan to be submitted to Certifier for approval</li> </ul>	<ul style="list-style-type: none"> <li>O&amp;M Manual and Functional Description prepared by SCP containing SQMP</li> </ul>
D22		<p>Details demonstrating compliance must be submitted to the Certifier prior to occupation.</p>		Not triggered	<ul style="list-style-type: none"> <li>Stormwater Quality Management Plan to be submitted to Certifier for approval</li> </ul>	<ul style="list-style-type: none"> <li>Certifier's written notification that information related to this condition received and satisfactory</li> </ul>
D23	<b>Rainwater Harvesting</b>	<p>A signed works-as-executed Rainwater Re-use Plan must be provided to the Certifier prior to occupation of the building.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>Rainwater harvesting design to be developed in conjunction with CoS and civil consultant</li> <li>Rainwater harvesting design to be submitted to certifier for approval</li> </ul>	<ul style="list-style-type: none"> <li>Certifier's written notification that information related to this condition received and satisfactory</li> </ul>
D24	<b>Warm Water Systems and Cooling Systems</b>	<p>The installation, operation and maintenance of warm water systems and water cooling systems (as defined under the <i>Public Health Act 2010</i>) must comply with the <i>Public Health Act 2010</i>, Public Health Regulation 2012 and Parts 1 and 2 (or Part 3 if a Performance-based water cooling system) of <i>AS/NZS 3666.2:2011 Air handling and water systems of buildings – Microbial control – Operation and maintenance</i> and the NSW Health Code of Practice for the Control of Legionnaires' Disease.</p>		Not triggered	<ul style="list-style-type: none"> <li>Cooling systems to be designed in accordance with the standards defined in this condition</li> <li>Service peer review by DSC Consultants to ensure standards defined under this condition are met</li> </ul>	<ul style="list-style-type: none"> <li>Mechanical design and installation peer reviewed, inspected and approved by DSC</li> <li>Functional briefs and O&amp;M manuals provided</li> </ul>
D25	<b>Signage</b>	<p>Way-finding signage and signage identifying the location of staff car parking must be installed prior to occupation.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>All signage requirements related to this condition to be included in architect's signage package to sign manufacturer</li> <li>All signs to be installed at locations in accordance with this condition</li> </ul>	<ul style="list-style-type: none"> <li>Sign survey to be completed by RCC to ensure compliance with this condition</li> </ul>
D26		<p>Bicycle way-finding signage must be installed within the site to direct cyclists from footpaths to designated bicycle parking areas prior to occupation.</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>All signage requirements related to this condition to be included in architect's signage package to sign manufacturer</li> <li>All signs to be installed at locations in accordance with this condition</li> </ul>	<ul style="list-style-type: none"> <li>Sign survey to be completed by RCC to ensure compliance with this condition</li> </ul>
D27		<p>'Do not drink' signage on non-potable water used for toilet flushing and to new hose taps and irrigation systems for landscaped areas must be installed within the site prior to occupation</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>All signage requirements related to this condition to be included in architect's signage package to sign manufacturer</li> <li>All signs to be installed at locations in accordance with this condition</li> </ul>	<ul style="list-style-type: none"> <li>Sign survey to be completed by RCC to ensure compliance with this condition</li> </ul>
D28	<b>Operational Waste Management Plan</b>	<p>Prior to the commencement of operation, the Applicant must prepare a Waste Management Plan for the development and submit it to the Department/Certifier. The Waste Management Plan must:</p>	Post Construction	Not triggered	<ul style="list-style-type: none"> <li>By Principal</li> </ul>	<ul style="list-style-type: none"> <li>Nil to report at the date of this schedule</li> </ul>



ID	Consent Heading	Compliance Requirement	Development Phase	Compliance Status	Monitoring Methodology	Evidence and Comments
		(a) detail the type and quantity of waste to be generated during operation of the development; (b) describe the handling, storage and disposal of all waste streams generated on site, consistent with the <i>Protection of the Environment Operations Act 1997, Protection of the Environment Operations (Waste) Regulation 2014</i> and the <i>Waste Classification Guideline</i> (Department of Environment, Climate Change and Water, 2009); (c) detail the materials to be reused or recycled, either on or off site; and (d) include the Management and Mitigation Measures included in the Waste Management plan provided by TTM dated 28 September 2017.				
D29	Landscaping	Prior to occupation of the building, the Applicant must prepare a Landscape Management Plan to manage the revegetation and landscaping works on-site, to the satisfaction of the Certifier. The plan must:  (a) detail the species to be planted on-site; (b) describe the monitoring and maintenance measures to manage revegetation and landscaping works; (c) be consistent with the Applicant's Management and Mitigation Measures at EIS / RTS; and (d) provide for the planting of 69 trees.	Post Construction	Not triggered	• Confirm Landscape Management Plan for site complies with nominated Australian Standards and arborist report prepared by Redgum dated 14 August. • Confirm submission of LMP to Certifier for approval prior to commencement of construction	• The LMP to be provided by landscape architect with certificate confirming compliance with the relevant codes as listed in this condition. • Written advice from landscape architect confirming landscaping works installed in accordance with LMP and landscape design. • Certifier's written notification that information related to this condition received and satisfactory
D30		The Applicant must not commence operation until the Landscape Management Plan is submitted to the Certifier.	Post Construction	Not triggered	• Confirm submission of LMP to Certifier for approval prior to commencement of construction	• Certifier's written notification that information related to this condition received and satisfactory
D31	Speed Limit Authorisation	The Applicant must submit the following details to RMS, at least eight weeks prior to occupation of the site, and obtain authorisation to install School Zone signs and associated pavement markings, and / or removal / relocation of any existing Speed Limit signs:  (a) a copy of the Conditions of Consent; (b) the proposed school commencement/opening date; (c) two sets of detailed design plans showing the following: (i) accurate Site boundaries; (ii) details of all road reserves, adjacent to the Site boundaries; (iii) all proposed access points from the Site to the public road network and any additional conditions imposed/proposed on their use; (iv) all existing and proposed pedestrian crossing facilities on the adjacent road network; (v) all existing and proposed traffic control devices and pavement markings on the adjacent road network (including School Zone signs and pavement markings); and (vi) all existing and proposed street furniture and street trees.	Post Construction	Not triggered	• RCC to submit required plans to satisfy this condition to RMS 8 weeks prior to occupation of site for authorisation	• Transmittal of submitted plans to RMS
<b>Part E - Post Occupation</b>						
E1	Out of Hours Event Management Plan	The Applicant is to prepare an Out of Hours Event Management Plan for each out of hours events, that involve 100 or more people. The plan must be prepared prior to each relevant event, in consultation with Council, and include the following:  (a) the number of attendees, time and duration; (b) arrival and departure times and modes of transport; (c) where relevant, a schedule of all annual events; (d) demonstrate measures to encourage non-vehicular travel to the school and promote and support the use of alternate travel modes (i.e. public transport); (e) details of the use of the rooftop basketball court, where applicable, restricting use to before 8 am and after 10 pm; (f) measures to minimise localised traffic and parking impacts; and (g) include measures to minimise noise impacts on any sensitive residential receivers, including the preparation of acoustic management plan. The Applicant must submit a copy of the Out of Hours Event Management Plan to the Department and to the Council, prior to commencement of each relevant event. The Out of Hours Event Management Plan must be implemented by the Applicant for the duration of the identified community event or use.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E2	Operation of Plant and Equipment	All plant and equipment used on site, or to monitor the performance of the development must be:  (a) maintained in a proper and efficient condition; and (b) operated in a proper and efficient manner.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E3	Community Communication Strategy	The Community Communication Strategy, as approved by the Planning Secretary, must be implemented for a minimum of 12 months following the completion of construction.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E4	Operational Noise Limits	The Applicant must ensure that noise generated by operation of the development does not exceed the noise limits in the Noise Impact Report, prepared by TTM, dated 7 August 2017.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E5		The Applicant must undertake short term noise monitoring in accordance with the <i>Noise Policy for Industry</i> where valid data is collected following the commencement of use of each stage of the development. 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 to verify that operational noise levels do not exceed the recommended noise levels for mechanical plant identified in in the Noise Impact Report, prepared by TTM, dated 7 August 2017. 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.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E6	Unobstructed Driveways and Parking Areas	All driveways, footways and parking areas must be unobstructed at all times. Driveways, footways and car spaces must not be used for the manufacture, storage or display of goods, materials, refuse, skips or any other equipment and must be used solely for vehicular and/or pedestrian access and for the parking of vehicles associated with the use of the premises.	Post Construction	Not triggered	• RCC will meet requirements for traffic control as per condition B22 • During operation traffic control will be managed by the Principal	• Nil to report at the date of this schedule
E7	Green Travel Plan	The Green Travel Plan required by Condition D12 of this consent must be updated annually and implemented.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E8	Student Drop-off / Pick-up – Smalls Road	Post operational monitoring is to occur to determine if the drop-off/pick up facility required by Condition D4 is sufficient. The drop-off/pick-up facility must be monitored during the AM and PM peak drop-off/pick-up periods twice weekly for the first school term of operation unless otherwise agreed by the Secretary. A monthly report over a six-month period must be prepared by a suitably qualified person including a discussion of the results of the monitoring including:  (a) time period monitored (date, time); (b) number of students exiting/alighting vehicles; (c) number of vehicles using the drop-off/pick-up zones; (d) length of time each vehicle loads/unloads students; (e) an assessment of how the drop-off/pick-up zone is operating, and whether there is any observed impact on Smalls Road (e.g. queuing, illegal stopping, safety etc); (f) verification based on the results of traffic surveys at similar Sites; and (g) any other relevant information as required. If after six months of operation, the results of the monitoring indicate insufficient capacity of the drop-off/pick-up, alternative arrangements must be made in consultation with Council, to address this issue. Alternative arrangements are to be incorporated into an updated OPTMP and submitted to the Secretary for approval.		Not triggered	• By Principal	• Nil to report at the date of this schedule
E9	Lighting	The Applicant must ensure the lighting associated with the development:  (a) complies with the latest version of AS 4282-1997 - <i>Control of the obtrusive effects of outdoor lighting</i> (Standards Australia, 1997); and (b) is mounted, screened and directed in such a manner that it does not create a nuisance to surrounding properties or the public road network.	Post Construction	Not triggered	• RCC will meet requirements for outdoor lighting design as per condition D20 • During operation All residual lighting impacts will be managed by the Principal	• Nil to report at the date of this schedule
E10	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.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E11	Landscaping	The Applicant must maintain the landscaping and vegetation on the site in accordance with the approved Landscape Management Plan required by condition D30 for the duration of occupation of the development.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E12	Hazards and Risk	The Applicant must store all chemicals, fuels and oils used on-site in accordance with:  (a) the requirements of all relevant Australian Standards; and (b) the NSW EPA's <i>Storing and Handling of Liquids: Environmental Protection – Participants Manual</i> if the chemicals are liquids.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E13		In the event of an inconsistency between the requirements E12(a) and E12(b)E12(a), the most stringent requirement must prevail to the extent of the inconsistency.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E14	Dangerous Goods	The quantities of dangerous goods stored and handled at the site must be below the threshold quantities listed in the Department of Planning's <i>Hazardous and Offensive Development Application Guidelines – Applying SEPP 33</i> at all times.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E15	Discharge Limits	The development must comply with section 120 of the POEO Act, which prohibits the pollution of waters, except as expressly provided for in an EPL.	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule
E16	Bunding	The Applicant must store all chemicals, fuels and oils used on-site in appropriately banded areas in accordance with the requirements of all relevant Australian Standards, and/or EPA's <i>Storing and Handling of Liquids: Environmental Protection – Participants Manual</i> (Department of Environment and Climate Change, 2007).	Post Construction	Not triggered	• By Principal	• Nil to report at the date of this schedule

**Appendix B – Compliance Report  
Declaration Form**

## Compliance Report Declaration Form

<b>Project Name</b>	Smalls Road Public School
<b>Project Application Number</b>	SSD 8372
<b>Description of Project</b>	Development of Smalls Road Public School including new 3 storey circular multipurpose building, outdoor play space, refurbishment of existing carparking, refurbishment of multipurpose sports court, fencing, landscaping and infrastructure works.
<b>Project Address</b>	3B Smalls Road Ryde NSW 2112
<b>Proponent</b>	Department of Education
<b>Title of Compliance Report</b>	Smalls Road Public School (SSD-8372) Pre-Construction Compliance Report
<b>Date</b>	3 May 2019

I declare that I have reviewed the contents of the attached Compliance Report and to the best of my knowledge:

- the Compliance Report has been prepared in accordance with all relevant conditions of consent;
- the Compliance Report has been prepared in accordance with the Compliance Reporting Post Approval Requirements;
- the findings of the Compliance Report are reported truthfully, accurately and completely;
- due diligence and professional judgement have been exercised in preparing the Compliance Report; and
- the Compliance Report is an accurate summary of the compliance status of the development.

Notes:

- 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) 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

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).

<b>Name of Authorised Reporting Officer</b>	Robert Crestani
<b>Title</b>	Project Director, SINSW
<b>Signature</b>	 030519
<b>Qualification</b>	BA Architect – University of Technology, Sydney, NSW B Architecture – University of Technology, Sydney, NSW Reg NSW Architect – No 8507 Builder – Supervisor Certificate – No 82531S
<b>Company</b>	Department of Education – School Infrastructure NSW
<b>Company Address</b>	Level 8, 259 George Street Sydney NSW 2000