



Waitara Public School Construction Compliance Report.

© Copyright TSA Management. All rights reserved. No part of this document may be reproduced or transmitted, in any form or in by any means, without the express permission of TSA Management Pty Limited, unless specifically allowed for by the terms of a contractual agreement with TSA Management Pty Limited.

Document Control

File Name:	Waitara Public School Construction Compliance Report V3		
Prepared for issue:	Rosie Pitt	Date:	10.12.2019
Approved for issue:	David Browning	Date:	11.12.2019

Best for Project

TSA



Contents

- 1. Introduction 4
- 2. Project Description 6
- 3. Overview of Project Approval Conditions..... 8
- 4. Compliance Reporting Post Approval Requirements..... 9
- 5. Environmental Management System Overview 12
- 6. Report Findings 13
- 7. Appendix A: CoC Compliance Reporting Table 17

1. Introduction

Document Structure and Purpose

Section 1 - Sets out the purpose of the CCR and document structure.

Section 2 - Provides an overview of the Project

Section 3 - Provides an overview of the Project Approval Conditions

Section 4 - Provides the status of Compliance Reporting Post Approval Requirements

Section 5 - Environmental System Overview

Section 6 - Report Findings including Non-compliances

Appendix A - CoC Compliance Reporting Table

This document has been prepared to address compliance reporting requirements and methodology for the Construction or 'C conditions' for Waitara Public School, in accordance with Condition B41 which requests that Compliance Reports for the project must be carried out in accordance with the Compliance Reporting Post Approval Requirements (Department 2018).

This report has been produced in accordance with the minimum frequency for compliance reports outlined in *Compliance Reporting Post Approval Requirements (Department 2018)* and the *Waitara Public School – SSD 8574: Compliance Monitoring and Reporting Table*.

Summary of Project Activity

Construction of Waitara Public School commenced 08.05.2019 with the following key activities completed:

- Bulk and detailed excavation
- Substructure installation
- Concrete pours to install all levels and stairs throughout
- Ongoing work to install services, internal and external framing

Compliance Reporting Period

This compliance report covers the construction period between 18th May 2019 and 18th November 2019.

Key Personnel

This report has been prepared by TSA Management Pty Ltd for the Department of Education, School Infrastructure NSW, the proponent for the development.

The Head Contractor for Waitara Public School is ADCO Construction who are responsible for compliance with the conditions provided following SSD determination.

Project Certifiers for the development are MBC, who are responsible for ensuring compliance with the conditions throughout the development.

The Independent Auditor for Waitara Public School is JBS&G who are responsible for providing Independent Environmental Audits for the development and providing results to Department of Planning and Environment.

Table 1A – Key Personnel

Role	Company	Name
Project Director	School Infrastructure NSW	Katy Johnson
Project Officer	School Infrastructure NSW	Suchit Jani
Project Director	TSA	David Browning
Senior Project Manager	TSA	Rosie Pitt
Project Manager	TSA	Mardi Christian
Project Manager	TSA	Nicholas de Gorter
Project Manager	ADCO	Dean Israel
Design Manager	ADCO	Thomas Dean
Contract Administrator	ADCO	Malcolm Dorn

2. Project Description

The proposed redevelopment of Waitara Public School will provide permanent teaching spaces and facilities for 1,000 students, including the following:

- 38 new permanent teaching spaces, housed in a new four-storey building
- two existing permanent teaching spaces converted to special programs rooms
- a new hall
- a new canteen
- new staff and administration facilities
- an upgrade to existing core facilities, such as increased library space distributed within the new building.

In addition existing life-expired buildings on the school site will be demolished, temporary classrooms removed and the area will be landscaped to increase available playing space for 1,000 students.

The project delivery is to be staged / in phases as per the following description:

Milestone 1 – New building providing 38 new homebases which is targeted to open following Day 1, Term 2, 2020, enabling students in temporary classrooms to be decanted into the new building.

Milestone 2 – Demolition and removal of remaining permanent and temporary buildings on the school site and landscaping of the area to provide play space suitable for up to 1,000 students, to be completed by mid-2020.

The staged approach to delivery was the result of detailed consultation with the Department of Education, and was developed in order to ensure the operation of the existing school could continue throughout construction with minimal disruption.

The following sections of this report provide additional information in relation to the scope and deliverables of each milestones, as well as a graphical overlay of the site plan.

Milestone 1

Milestone One includes the construction and commissioning of the new building which will provide:

- Core Facilities for 1000 Students (i.e. Library, Canteen, Hall, Staff Facilities, Administration, OSHC facilities).
- 38 Homebases
- New Main Entry
- Landscaping and Play Area

It is anticipated that Milestone One works will be completed to allow for the new building to open to students following Day 1 Term 2 2020.

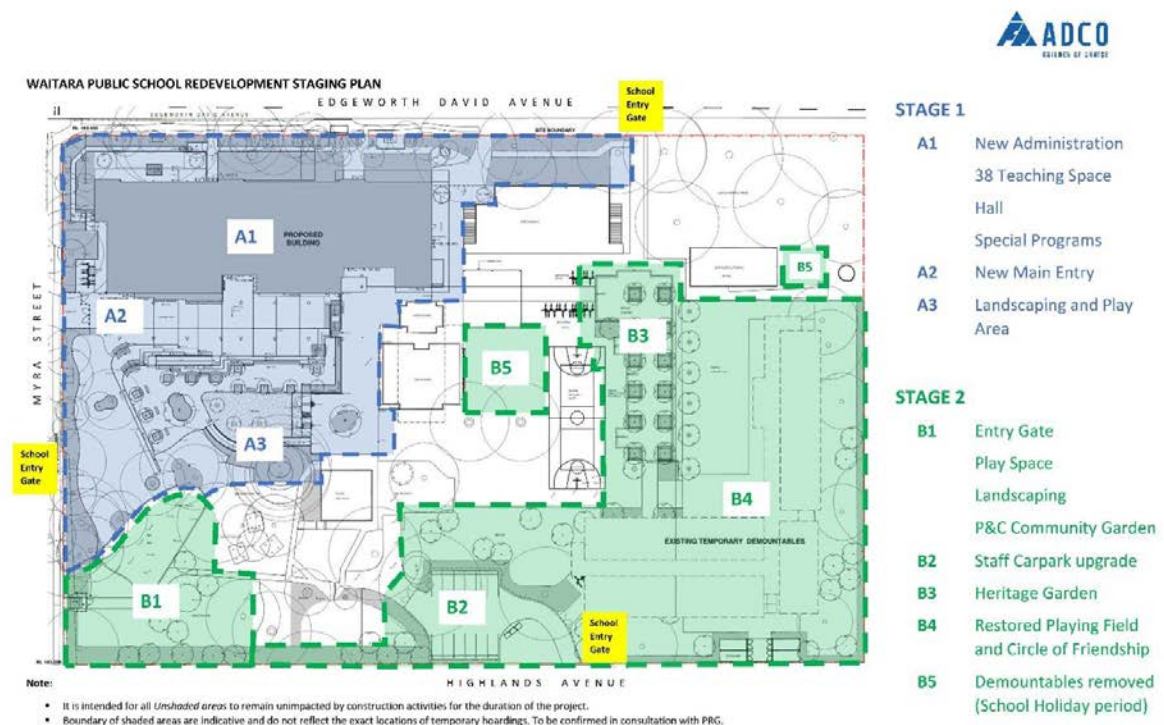


Figure 1 Milestone Staging Plan

Milestone Two

Milestone Two includes for the scope not included in Milestone One or 'remaining scope'; including:

- Demolition of Building A and removal of temporary demountables from site
- Installation of play space and garden areas
- Staff carpark upgrade
- Replacement of existing astroturf area

It is anticipated that Milestone Two works will be completed in mid-2020, following completion of Milestone One.

3. Overview of Project Approval Conditions

The State Significant Development Application for Waitara Public School (SSD 8574) was determined on 26.02.2019. The Conditions of Consent can be categorised into the following headings:

- Part A – Administrative Conditions
- Part B – Prior to Commencement of Construction
- **Part C – During Construction (This Report)**
- Part D – Prior to Occupation or Commencement of Use
- Part E – Post-Occupation

Documentation relevant to the CCR includes:

- State Significant Development Approval SSD 8574.

4. Compliance Reporting Post Approval Requirements

The NSW Department of Planning and Environment Compliance Reporting Post Approval Requirements sets out the minimum requirements to be met when preparing Compliance Monitoring and Reporting Programs and Compliance Reports pursuant to conditions of consent.

These requirements apply to state significant projects where compliance monitoring and reporting in accordance with this document is required by the conditions of consent.

The deliverables required as part of the Compliance Monitoring and Reporting Program are set out in this section and include:

- A Compliance Monitoring and Reporting Program containing a Compliance Monitoring and Reporting Schedule;
- The schedule must set out the required frequency of compliance monitoring and reporting; and
- Unless the conditions of consent state otherwise, the schedule must also set out the dates on which Compliance Reports must be submitted to the Department;

The compliance reports applicable to SSD 8574 and the minimum frequency for submitting Compliance Reports is set out in Table 1 on the following page. This was issued to DPIE as part of Condition B40.

Table 1 – Compliance Reporting Program & Schedule

ID	Compliance Requirement	Phase	Monitoring Methodology/Evidence	Estimated Timing	Frequency
B41	Pre-Construction Compliance Report	Pre-construction	Report detailing: <ul style="list-style-type: none"> • Introduction to the project • Compliance status descriptors and evidence • Total number of Non-compliances • Incidents • Complaints • Declaration 	Prior to construction – by 06/05/2019	Single Report Only
B41	Construction Compliance Report	Construction	Report detailing: <ul style="list-style-type: none"> • Introduction to the project, noting changes since last report submission • Compliance status descriptors and evidence • Total number of Non-compliances • Previous report actions and close out • Incidents • Complaints • Declaration 	30/11/2019	Single Report Only
B41	Construction Compliance Report	Construction	Report detailing: <ul style="list-style-type: none"> • Introduction to the project, noting changes since last report submission • Compliance status descriptors and evidence • Total number of Non-compliances • Previous report actions and close out 	10/03/2020	Single Report Only

			<ul style="list-style-type: none"> • Incidents • Complaints • Declaration 		
B27	Pre-Operation Compliance Report	Pre-Operation	Report detailing: <ul style="list-style-type: none"> • Introduction to the project, noting changes since last report submission • Compliance status descriptors and evidence • Total number of Non-compliances • Previous report actions and close out • Incidents • Complaints • Declaration 	Prior to commencing operation – by 27/04/2020	Single Report Only
B27	Operation Compliance Report	Operation	Report detailing: <ul style="list-style-type: none"> • Introduction to the project, noting changes since last report submission • Compliance status descriptors and evidence • Total number of Non-compliances • Previous report actions and close out • Incidents • Complaints • Declaration 	Throughout operation	At intervals, no greater than 52 weeks from the date of commencement of operation
B27	Post-Decommissioning Compliance Report	Decommissioning	Report detailing: <ul style="list-style-type: none"> • Introduction to the project, noting changes since last report submission • Compliance status descriptors and evidence • Total number of Non-compliances • Previous report actions and close out • Incidents • Complaints • Declaration 	Within 12 weeks of completion of decommissioning	Single Report Only

Periodic Compliance Review

The Project Manager undertakes regular compliance activities such as inspections, observations and review of conditions with the wider project team. Any incidents or issues of non-compliance will be reported in accordance with SSD Condition C45.

Compliance Reporting and Timing

Department of Education will provide reporting on compliance to the Secretary as follows:

- Pre-Construction Compliance Report – before the commencement of construction works
- Construction Compliance Report - At intervals, every six months from the date of the commencement of construction, for the duration of construction
- Pre-Operation Compliance Report – prior to commencing operation

Compliance Status Descriptors

The status of each compliance requirement applicable during the reporting period will be described using the relevant descriptors below:

- **Compliant:** The proponent has collected sufficient verifiable evidence to demonstrate that all elements of the requirement have been complied with.
- **Non-compliant:** The proponent has identified a non-compliance with one or more elements of the requirement.
- **Not triggered:** A requirement has an activation or timing trigger that has not been met at the phase of the development when the compliance assessment is undertaken, therefore an assessment of compliance is not relevant.

5. Environmental Management System Overview

This CCR is part of the suite of environmental management documents to be prepared for managing environmental compliance on the Project.

The Construction Environmental Management Plan (CEMP) and the Project Environmental Management Plan (PEMP) are the primary documents used to manage and control the environmental aspects of the Project during pre-construction and construction. These documents provide the overall framework for the system and procedures to ensure environmental impacts are minimised and legislative and other requirements are fulfilled.

The strategies defined in the CEMP and PEMP have been developed with consideration of the conditions of this SSD approval, and the safeguards and management measures presented in the environmental assessment and approval documents.

The CEMP and PEMP establish the system for implementation, monitoring and continuous improvement to minimise impacts of the project on the environment.

6. Report Findings

This section of the report provides a summary of project compliance status for the Pre-Construction phase. A detailed assessment is provided in **Appendix A**.

Compliance Performance

A summary of the project's compliance performance is provided in the table below:

Table 2: Project Compliance Summary

SSD Category	Total No.	No. Compliant	No. Non-Compliant	No. Not Triggered
Part A - Administrative	22	13	3	6
Part B - Prior to Commencement of Construction	44	34	5	5
Part C - During Construction	49	35	1	13
Part D – Prior to Commencement of Operation	31	0	0	31
Part E – During Operation	20	0	0	20
Total	166	82	9	75

Non-Compliances

The CCR has identified the following non-compliances relevant to this phase of the project, outlined in the table below.

Table 3: Summary of Incidents

CoC ID	Requirements	Details of Non-Compliance Reported to	Corrective Action Taken
A2	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:	This condition is made non-compliant by the existing of other non-compliances	DPIE This table notes actions to be taken to close out non-compliances

A21	<p>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;</p> <p>(ii) all current statutory approvals for the development;</p> <p>(iii) all approved strategies, plans and programs required under the conditions of this consent;</p> <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>	DPIE	<p>i. Not all condition A2 Documents were made available 48 hours prior to commencement.</p> <p>ii. Not all statutory approvals were made available 48 hours prior to commencement.</p> <p>iii. CEMP was not made available 48 Hours prior to commencement.</p> <p>iv. Regular reporting on environmental performance not triggered prior to commencement of works.</p> <p>v. Development monitoring not triggered prior to commencement of works.</p> <p>vi. Stage/progress summary not triggered prior to commencement of works.</p> <p>vii. Contact details were not provided 48 hours prior to commencement of works.</p> <p>viii. Not triggered prior to commencement of works.</p> <p>ix. IEAs not triggered prior to commencement of works.</p> <p>x. Not triggered as no other matter required 48 hours prior to commencement.</p> <p>(b) Condition B1 required amended plans to be submitted, these plans were submitted and approved by DPIE, however, the amended plans have not been uploaded on the website.</p> <p>i. Timing non-compliance, all A2 documents have since been uploaded.</p> <p>ii. Timing non-compliance, all A2 documents have since been uploaded.</p> <p>iii. Timing non-compliance, all A2 documents have since been uploaded</p> <p>iv. Not triggered.</p> <p>v. Not triggered</p> <p>vi. Not triggered</p> <p>vii. Timing non-compliance, schoolinfrastructure@det.nsw.edu.au contact has since been provided on website.</p> <p>viii. Not triggered</p> <p>ix. Not triggered</p> <p>x. Not triggered</p> <p>Non-compliant – Amended plans to be uploaded to close out. SINSW website uploads disabled from 5th December. Will be uploaded once available.</p>
B6	<p>The Applicant must provide a copy of the documentation given to the Certifying Authority to the Planning Secretary within seven days after the Certifying Authority accepts it.</p>	<p>Documentation was issued to PCA and accepted 24/04/19. DPIE with automated response received 02.05.19 which is not within 7 days</p>	<p>No Action – timing non-compliance, Documentation has been submitted to DPIE.</p>
B28	<p>Within two months of the commencement of construction, the Applicant must finalise details</p>	<p>• Meeting held between SINSW and Hornsby Council</p>	<p>No Action – timing non-compliance only</p>

	<p>of road safety mitigation works identified in the updated Transport Impact Assessment prepared by GHD dated July 2018 included in the Response to Submissions in consultation with Council and RMS (where appropriate).</p> <p>The details and evidence of consultation must be submitted to the satisfaction of the Planning Secretary.</p>	<ul style="list-style-type: none"> 03.07.2019 to confirm requirements Details of consultation provided to DPIE 11.07.2019 DPIE requested further changes to submission SINSW revised submission provided to DPIE 26.07.2019 DPIE confirmed approval 11.10.2019. <p>DPIE satisfaction was not provided within two months of the commencement of construction.</p>	
B29	<p>Within two months of the commencement of construction, the Applicant must investigate the need for changes to, or extension of, the school drop-off / pick-up zone on Myra Street in consultation with Council having regard to potential impacts on the performance of Edgeworth David Avenue and Myra Street. Evidence of consultation and the outcomes of the investigation, including recommendations, must be submitted to the satisfaction of the Planning Secretary.</p>	<ul style="list-style-type: none"> Meeting held between SINSW DPIE and Hornsby Council 03.07.2019 to confirm requirements Details of consultation provided to DPIE 11.07.2019 DPIE requested further changes to submission SINSW revised submission provided to DPIE 26.07.2019 DPIE confirmed approval 11.10.2019. <p>DPIE satisfaction was not provided within two months of the commencement of construction.</p>	No Action – timing non-compliance only

Previous Report Actions

There are no previous actions relating to this CCR from the previous PCCR.

Incidents

A summary of incidents recorded for this reporting period are provided below:

Table 4: Summary of Incidents

Incident Date	Details	Notifiable (Yes/No, if Yes who was it reported to)	Follow-up Actions Taken	Status Open/Closed
N/A	N/A	N/A	N/A	N/A

There are no incidents to be reported for this period.

Complaints

A summary of complaints recorded for this reporting period are provided below:

Table 5: Summary of Complaints

Date of	Date of	Method of Complaint	Nature of Complaint	Response	Complaint Status
---------	---------	---------------------	---------------------	----------	------------------

Complaint (dd/mm/yy)	Response (dd/mm/yy)	(Email/Phone/Letter)	(Traffic/Noise/Dust)		(Open / Closed)
21/06/2019	21/06/2019	Email	Dust and debris	Response provided 21/06/2019 confirming this was not associated with project work and was being undertaken by third party on behalf of Hornsby Council.	Closed
15/07/2019	15/07/2019	Email	Dust and debris	Response provided 21/06/2019 confirming this was not associated with project work and was being undertaken by third party on behalf of Hornsby Council.	Closed
26/07/2019	30/07/2019	Letter	Dust and debris	Response provided 21/06/2019 confirming this was not associated with project work and was being undertaken by third party on behalf of Hornsby Council.	Closed
28/08/2019	02/09/2019	Verbal	Traffic	Response provided 02/09/2019 with signage installed to prevent contractor parking in front of resident spots.	

TSA 7. Appendix A: CoC Compliance Reporting Table

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
A1	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.	No non-compliances to date relating to material harm to the environment		Compliant		
A2	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:	This condition is made non-compliant by the existing of other non-compliances			Non-Compliant	
A3	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.	Ongoing Note – no directions received to date				Not Triggered
A4	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.	Ongoing Note		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
A5	This consent lapses five years after the date of consent unless the works associated with the development have physically commenced.	<ul style="list-style-type: none"> Works physically commenced 18.05.2019 Notification issued to DPIE 03/05/2019 of proposed commencement in accordance with Condition B2 		Compliant		
A6	This consent does not approve the installation of any advertising signs.	<ul style="list-style-type: none"> Bi-monthly inspections undertaken confirm no advertising has been installed on site to date 		Compliant		
A7	The Applicant must comply with all relevant prescribed conditions of development consent under Part 6, Division 8A of the EP&A Regulation.	Ongoing Note		Compliant		
A8	<p>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.</p> <p>The Planning Secretary's resolution of the matter must be binding on the parties.</p>	Ongoing Note – no disputes raised to date				Not Triggered
A9	<p>For work costing \$25,000 or more, a Long Service Levy must be paid.</p> <p>For further information please contact the Long Service Payments Corporation Helpline on 131 441.</p>	<ul style="list-style-type: none"> LSL receipt issued 7/12/2018 		Compliant		
A10	Any advice or notice to the consent authority must be served on the Planning Secretary.	Ongoing Note		Compliant		
A11	<p>Where conditions of this consent require consultation with an identified party, the Applicant must:</p> <p>(a) consult with the relevant party prior to submitting the subject document to the Planning Secretary or Certifying Authority for approval; and</p>	This condition is satisfied through the compliance with all other conditions which require specific consultation. Conditions requiring consultation are listed as B7, B22, B25, B28, B29, B39, C29 and C35.		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	(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.					
A12	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)	No plan, strategy or program has been staged, updated or combined to date.				Not Triggered
A13	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.	No plan, strategy or program has been staged, updated or combined to date				Not Triggered
A14	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.	No plan, strategy or program has been staged, updated or combined to date				Not Triggered
A15	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.	Ongoing Note – no demolition work undertaken to date as part of SSD scope				Not Triggered

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
	The work plans and the statement of compliance must be submitted to the Certifying Authority before the commencement of works.					
A16	<p>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.</p> <p>Notes:</p> <ul style="list-style-type: none"> Part 8 of the EP&A Regulation sets out the requirements for the certification of the development. 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. 	<ul style="list-style-type: none"> BCA/DDA Report produced for the proposal demonstrating compliance with BCA As Built drawings and Handover Certificates to confirm installation is BCA compliant Certifying Authority confirmation that condition has been satisfied issued 09/05/2019 		Compliant		
A17	The external walls of all buildings including additions to existing buildings must comply with the relevant requirements of the BCA.	<ul style="list-style-type: none"> BCA/DDA Report produced for the proposal demonstrating compliance with BCA As Built drawings and Handover Certificates to confirm installation is BCA compliant Certifying Authority confirmation that condition has been satisfied issued 09/05/2019 		Compliant		
A18	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.	Ongoing Note		Compliant		
A19	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.	On-going note, development will comply with any updated or revised versions of guideline, protocol, Standard or policy.		Compliant		
A20	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	All conditions requiring monitoring have been complied with. The following conditions are noted to require some form of		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
	<p>of the EP&A Act. This includes conditions in respect of incident notification, reporting and response, non-compliance notification, compliance reporting and independent auditing.</p> <p>Note: For the purposes of this condition, as set out in the EP&A Act, “monitoring” is monitoring of the development to provide data on compliance with the consent or on the environmental impact of the development, and an “environmental audit” is a periodic or particular documented evaluation of the development to provide information on compliance with the consent or the environmental management or impact of the development.</p>	<p>monitoring: B19, B22, B26, B40, C3, C20, C25.</p>				
A21	<p>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:</p> <p>(i) the documents referred to in condition A2 of this consent;</p> <p>(ii) all current statutory approvals for the development;</p> <p>(iii) all approved strategies, plans and programs required under the conditions of this consent;</p> <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>	<ul style="list-style-type: none"> • • • • • <p>i. Not all condition A2 Documents were made available 48 hours prior to commencement.</p> <p>ii. Not all statutory approvals were made available 48 hours prior to commencement.</p> <p>iii. CEMP was not made available 48 Hours prior to commencement.</p> <p>iv. Regular reporting on environmental performance not triggered prior to commencement of works.</p> <p>v. Development monitoring not triggered prior to commencement of works.</p> <p>vi. Stage/progress summary not triggered prior to commencement of works.</p> <p>vii. Contact details were not provided 48 hours prior to commencement of works.</p> <p>viii. Not triggered prior to commencement of works.</p>			Non-Compliant	
					Non-Compliant	
					Non-Compliant	
					Not Triggered	
					Not Triggered	
					Not Triggered	
					Non-Compliant	
					Not Triggered	

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	(viii) a complaints register, updated monthly;	ix. IEAs not triggered prior to commencement of works.			Not Triggered	
	(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	x. Not triggered as no other matter required 48 hours prior to commencement.			Not Triggered	
	(b) keep such information up to date, to the satisfaction of the Planning Secretary.	(b) Condition B1 required amended plans to be submitted, these plans were submitted and approved by DPIE, however, the amended plans have not been uploaded on the website.			Non-Compliant	
A22	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.	<ul style="list-style-type: none"> ADCO Induction Power Point presentation Slide "Project Planning Consent" requires "Section C of the SSD is relevant to all activities DURING Construction and MUST be adhered to" 		Compliant		
AN1	All licences, permits, approvals and consents as required by law must be obtained and maintained as required for the development. No condition of this consent removes any obligation to obtain, renew or comply with such licences, permits, approvals and consents.	<ul style="list-style-type: none"> Ongoing Note 		Compliant		
B1	Prior to the commencement of building works, the Applicant must articulate and refine the building façades to reduce bulk and scale, improve visual amenity and streetscape, and respond to the heritage values of the site and character of the neighbourhood. The articulation and refinements must have regard to: (a) enhancing the overall design vision for the façade which is responsive to the existing school and its neighbourhood context; (b) selecting materials and colours that are sympathetic to the heritage and environmental values of the site and the character of the neighbourhood; (c) varying the type and texture of materials use; and (d) addressing the western wall of the stairwell on the corner of Edgeworth David Avenue and Myra Street with consideration	<ul style="list-style-type: none"> Design Revision proposal issued to DPIE 16/04/19 Email requesting response to information submitted 16/05/19 Response to DPIE confirming acceptance received 13.06.2019. Building works commenced 01.07.2019. 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	given to its visual dominance and need to present an improved street address. Amended plans must be submitted to the satisfaction of the Planning Secretary prior to the commencement of building works.					
B2	The Department must be notified in writing of the dates of commencement of physical work and operation at least 48 hours before those dates.	<ul style="list-style-type: none"> Notification issued to DPIE 03/05/2019 		Compliant		
B3	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.	<ul style="list-style-type: none"> Formal notification of Stage 1 has been provided in Community Communication Strategy Formal notification to be provided prior to commencement of Stage 2 		Compliant		
B4	Prior to the commencement of construction, the Applicant must submit to the satisfaction of the Certifying Authority 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.	<ul style="list-style-type: none"> Structural drawings and certification provided to Certifying Authority and approved 11/03/2019 		Compliant		
B5	Prior to the commencement of construction, the Applicant must provide the Certifying Authority 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.	<ul style="list-style-type: none"> Structural drawings and certification provided to Certifying Authority and approved 24/04/2019 Documentation issued to DPIE 02/05/2019 		Compliant		
B6	The Applicant must provide a copy of the documentation given to the Certifying Authority to the Planning Secretary within seven days after the Certifying Authority accepts it.	<ul style="list-style-type: none"> Documentation was issued to PCA and accepted 24/04/19. DPIE with automated response received 02.05.19 which is not within 7 days. 			Non-Compliant	
B7	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	<ul style="list-style-type: none"> Consultation undertaken with Ausgrid Dilapidation Report completed and issued to Council and Certifying Authority 03/04/2019 Dilapidation Report issued to SINSW for issue to DPIE 09/04/19 Documentation issued to DPIE 30/04/2019 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	(c) submit a copy of the dilapidation report to the Planning Secretary, Certifying Authority and Council.					
B8	<p>Following demolition works, further investigation of building footprints must be undertaken. A report outlining the findings of the investigations and a review of the report by a NSW EPA accredited Site Auditor are to be submitted to the satisfaction of the Certifying Authority.</p> <p>Should the investigations identify that remediation works are required, a Remediation Action Plan (RAP) is to be prepared and reviewed by a NSW EPA accredited Site Auditor to confirm that the RAP is appropriate.</p>	<ul style="list-style-type: none"> • Testing undertaken to confirm no contamination exists • Report reviewed by NSW EPA accredited auditor and confirmation provided 02/05/19 confirming report is accepted. • Issued to Certifying Authority 02/05/19 and approved 06/05/19. • Report confirms no remediation works are required and therefore production of a RAP is not required – this section of the condition is not triggered 		Compliant		
B9	<p>Within one month of the completion of remediation works (where required) the Applicant must submit a Site Audit Report and Section A Site Audit Statement for the relevant part of the site prepared by a NSW EPA accredited Site Auditor.</p> <p>The Site Audit Report and Section A Site Audit Statement must verify the relevant part of the site is suitable for the ongoing use as a hospital and be provided to the satisfaction of the Certifying Authority.</p>	<ul style="list-style-type: none"> • No contamination has been identified and therefore no remediation is required • Site Audit Report produced by NSW EPA accredited auditor 02/05/19 and confirmation provided to verify that the site is suitable for ongoing use. • Issued to Certifying Authority 02/05/19 and approved 06/05/19. 				Not Triggered
B10	<p>Prior to the commencement of earthworks, the Applicant must prepare an unexpected contamination procedure to ensure that potentially contaminated material is appropriately managed.</p> <p>The procedure must form part of the Construction Environmental Management Plan (CEMP) in accordance with condition B19 and must ensure any material identified as contaminated must be disposed off-site, with the disposal location and results of testing submitted to the Planning Secretary, prior to its removal from the site.</p>	<ul style="list-style-type: none"> • Unexpected Finds Procedure detailed in CEMP submitted 11/04/19 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
B11	Before the construction of any utility works associated with the development, the applicant must obtain relevant approvals from service providers.	<ul style="list-style-type: none"> Evidence of approval to be provided from relevant service providers before utility installation commences – Ausgrid, Sydney Water. 		Compliant		
B12	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.	<ul style="list-style-type: none"> Evidence of approval to be provided from relevant service providers before installation commences – Ausgrid, Sydney Water. 				Not Triggered
B13	<p>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.</p> <p>The Community Communication Strategy must:</p> <p>(a) identify people to be consulted during the design and construction phases;</p> <p>(b) set out procedures and mechanisms for the regular distribution of accessible information about or relevant to the development;</p> <p>(c) provide for the formation of community-based forums, if required, that focus on key environmental management issues for the development;</p> <p>(d) set out procedures and mechanisms:</p> <p>(i) through which the community can discuss or provide feedback to the Applicant;</p> <p>(ii) through which the Applicant will respond to enquiries or feedback from the community; and</p> <p>(iii) to resolve any issues and mediate any disputes that may arise in relation to construction and operation of the development, including disputes regarding rectification or compensation.</p>	<ul style="list-style-type: none"> Community Communication Strategy documentation developed and finalised 11/04/19 Documentation issued to DPIE 11/04/19 DPIE request revision is made 06/05/19 Revised documentation provided 06/05/19 Documentation approved by DPIE 08/05/19 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
B14	The Community Communication Strategy must be submitted to the Planning Secretary for approval no later than two weeks before the commencement of any work.	<ul style="list-style-type: none"> Community Communication Strategy documentation finalised 11/04/19 Documentation issued to DPIE 11/04/19 DPIE request revision is made 06/05/19 Revised documentation provided 06/05/19 Documentation approved by DPIE 08/05/19 		Compliant		
B15	Work for the purposes of the development must not commence until the Community Communication Strategy has been approved by the Planning Secretary, or within another timeframe agreed with the Planning Secretary.	<ul style="list-style-type: none"> Community Communication Strategy documentation finalised 11/04/19 Documentation issued to DPIE 11/04/19 Documentation issued to DPIE 11/04/19 DPIE request revision is made 06/05/19 Revised documentation provided 06/05/19 Documentation approved by DPIE 08/05/19 Crown Certificate for construction issued 08/05/19 Construction commenced 09/05/19 		Compliant		
B16	Within three months of the commencement of construction, the Applicant must register for a minimum 4 star Green Star rating with the Green Building Council Australia and submit evidence of registration to the Certifying Authority.	<ul style="list-style-type: none"> Greenstar application to be prepared for issue before 08/08/19 		Compliant		
B17	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 Certifying Authority.	<ul style="list-style-type: none"> Design drawings and statement of compliance issued and accepted by Certifying Authority 12/03/2019 		Compliant		
B18	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 Certifying Authority 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.	<ul style="list-style-type: none"> BCA and Fire Engineering Reports provided to Certifying Authority and accepted 26/04/2019 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
B19	<p>Management plans required under this consent must be prepared in accordance with relevant guidelines, and include: (a) detailed baseline data;</p> <p>(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;</p> <p>(c) a description of the measures to be implemented to comply with the relevant statutory requirements, limits, or performance measures and criteria;</p> <p>(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;</p> <p>(f) a program to investigate and implement ways to improve the environmental performance of the development over time;</p> <p>(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;</p> <p>(iii) failure to comply with statutory requirements; and</p> <p>(h) a protocol for periodic review of the plan.</p>	<ul style="list-style-type: none"> CEMP produced in accordance with requirements and finalised 11/04/2019. 		Compliant		
B20	<p>Prior to commencement of construction, the Applicant must prepare a Construction Environmental Management Plan (CEMP) and it must include, but not be limited to, the following:</p> <p>(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;</p>	<ul style="list-style-type: none"> CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019 Accepted by Certifying Authority 26/04/2019 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	(b) Construction Traffic and Pedestrian Management Sub-Plan (see condition B21); (c) Construction Noise and Vibration Management Sub-Plan (see condition B22); (d) Construction Waste Management Sub-Plan (see condition B23); (e) Construction Soil and Water Management Sub-Plan (see condition B24); (f) Biodiversity Management Sub-Plan (see condition B25) (g) an unexpected finds protocol for contamination and associated communications procedure; (h) an unexpected finds protocol for Aboriginal and non-Aboriginal heritage and associated communications procedure; and (i) 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.					
B21	The Applicant must not commence construction of the development until the CEMP is approved by the Certifying Authority and a copy submitted to the Planning Secretary.	<ul style="list-style-type: none"> CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019 Accepted by Certifying Authority 26/04/2019 Documentation issued to DPIE 01/05/2019. 		Compliant		
B22	<p>The Construction Traffic and Pedestrian Management Sub-Plan (CTPMSP) must address, but not be limited to, the following:</p> <p>(a) be prepared by a suitably qualified and experienced person(s);</p> <p>(b) be prepared in consultation with Council, RMS and TfNSW;</p> <p>(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;</p> <p>(d) detail heavy vehicle routes, access and parking arrangements;</p> <p>(e) include a Driver Code of Conduct to:</p> <p>(i) minimise the impacts of earthworks and construction on the local and regional road network;</p> <p>(ii) minimise conflicts with other road users;</p> <p>(iii) minimise road traffic noise; and</p> <p>(iv) ensure truck drivers use specified routes;</p> <p>(f) include a program to monitor the effectiveness of these measures; and</p>	<ul style="list-style-type: none"> CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019 <p>Accepted by Certifying Authority 26/04/2019</p>		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	(g) if necessary, detail procedures for notifying residents and the community (including local schools), of any potential disruptions to routes.					
B23	<p>The Construction Noise and Vibration Management Sub-Plan (CNVMSP) must address, but not be limited to, the following:</p> <ul style="list-style-type: none"> (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 B22; and (f) include a complaints management system that would be implemented for the duration of the construction. 	<ul style="list-style-type: none"> CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019 Accepted by Certifying Authority 26/04/2019 		Compliant		
B24	<p>The Construction Waste Management Sub-Plan (CWMSP) must address, but not be limited to, the following:</p> <ul style="list-style-type: none"> (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. 	<ul style="list-style-type: none"> CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019 Accepted by Certifying Authority 26/04/2019 		Compliant		
B25	<p>The Applicant must prepare a Construction Soil and Water Management Plan (CSWMSP) and the plan must address, but not be limited to the following:</p> <ul style="list-style-type: none"> (a) be prepared by a suitably qualified expert, in consultation with Council; (b) describe all erosion and sediment controls to be implemented during construction; 	<ul style="list-style-type: none"> CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019 Accepted by Certifying Authority 26/04/2019 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
	(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).					
B26	<p>The Biodiversity Management Sub-Plan (BMSP) must address, but not be limited to, the following:</p> <p>(a) provide information and maps that define the biodiversity values across the site, including the Sydney Turpentine-Ironbark forest in the north-east corner of the site; (b) map potential areas for management of threatened and significant species; (c) measures to minimise the loss of key fauna habitat, including tree hollows; (d) measures to minimise the impacts on fauna on site, including conducting fauna pre- clearance surveys prior to vegetation clearing, building / structure demolition; (e) controlling weeds and feral pests; (f) measures to ensure biodiversity values not intended to be impacted are protected, including barriers and mapping of protected / 'no-go' areas; (g) procedures for the removal of nests or fauna located in trees to be removed in accordance with the recommendations of the Flora and Fauna Assessment prepared by Niche Environment and Heritage dated 27 August 2018; and (h) a program to monitor the effectiveness of the measures in the BMSP.</p>	<ul style="list-style-type: none">CEMP and Sub-Plans resubmitted in accordance with Certifying Authority comments 11/04/2019Accepted by Certifying Authority 26/04/2019		Compliant		
B27	<p>Prior to the commencement of construction, a Construction Worker Transportation Strategy must be submitted to the satisfaction of the Certifying Authority.</p> <p>The Strategy must detail the provision of sufficient parking facilities or other travel arrangements for construction workers as set out in the Response to Submissions which minimise demand</p>	<ul style="list-style-type: none">Construction Worker Transportation Strategy provided 07/03/19 for Certifying Authority reviewApproved by Certifying Authority 29/04/2019.		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	for parking in nearby public and residential streets or public parking facilities.					
B28	<p>Within two months of the commencement of construction, the Applicant must finalise details of road safety mitigation works identified in the updated Transport Impact Assessment prepared by GHD dated July 2018 included in the Response to Submissions in consultation with Council and RMS (where appropriate).</p> <p>The details and evidence of consultation must be submitted to the satisfaction of the Planning Secretary.</p>	<ul style="list-style-type: none"> Meeting held between SINSW and Hornsby Council 03.07.2019 to confirm requirements Details of consultation provided to DPIE 11.07.2019 DPIE requested further changes to submission SINSW revised submission provided to DPIE 26.07.2019 DPIE confirmed approval 11.10.2019. <p>DPIE satisfaction was not provided within two months of the commencement of construction.</p>			Non-Compliant	
B29	<p>Within two months of the commencement of construction, the Applicant must investigate the need for changes to, or extension of, the school drop-off / pick-up zone on Myra Street in consultation with Council having regard to potential impacts on the performance of Edgeworth David Avenue and Myra Street. Evidence of consultation and the outcomes of the investigation, including recommendations, must be submitted to the satisfaction of the Planning Secretary.</p>	<ul style="list-style-type: none"> Meeting held between SINSW and Hornsby Council 03.07.2019 to confirm requirements Details of consultation provided to DPIE 11.07.2019 DPIE requested further changes to submission SINSW revised submission provided to DPIE 26.07.2019 DPIE confirmed approval 11.10.2019. DPIE satisfaction was not provided within two months of the commencement of construction. 			Non-Compliant	
B30	<p>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.</p>	<ul style="list-style-type: none"> Meeting held between SINSW and Hornsby Council 03.07.2019 to confirm requirements Design documents submitted to Council 01.10.2019. Council assessment ongoing. 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
B31	<p>Prior to the commencement of construction, the Applicant must design an operational stormwater management system for the development and submit it to the satisfaction of the Certifying Authority. The system must:</p> <ul style="list-style-type: none"> (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. 	<ul style="list-style-type: none"> Civil drawings and Certification provided to Certifying Authority 18/04/19 Accepted by Certifying Authority 29/04/2019. 		Compliant		
B32	<p>Prior to commencement of building works, the Applicant must incorporate the noise mitigation recommendations in the Acoustic Report prepared by GHD and dated December 2017, into the detailed design drawings. The Certifying Authority 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 Acoustic Report.</p>	<ul style="list-style-type: none"> Details of Acoustic properties provided to Certifying Authority 23.05.2019 Revised Certificate from Acoustic Logic provided 03.07.2019 Certifying Authority confirm acceptance 17.07.2019. 		Compliant		
B33	<p>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.</p>	<ul style="list-style-type: none"> Traffic Management Plan including truck routes was issued to RMS 08/03/2019 Accepted by Certifying Authority 11/03/2019 		Compliant		
B34	<p>Prior to the commencement of construction of the operational waste storage system, the Applicant must obtain agreement from Council for the design of the operational waste storage area where waste removal is undertaken by Council.</p>	<ul style="list-style-type: none"> Email provided to Certifying Authority confirming no new proposed waste storage area. 				Not Triggered
B35	<p>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 The use of air-conditioning in buildings – Mechanical ventilation in buildings and AS/NZS 3666.1:2011 Air handling and water systems of buildings–Microbial control 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 Certifying Authority prior to the commencement of construction.</p>	<ul style="list-style-type: none"> Drawings and Design Statement for Mechanical Ventilation systems provided to Certifying Authority 04/04/19 Accepted by Certifying Authority 29/04/2019. 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
B36	<p>Prior to the commencement of building works, the Applicant must ensure that a rainwater reuse/harvesting system for the development is developed for the site.</p> <p>A rainwater re-use plan must be prepared and certified by an experienced hydraulic engineer.</p>	<ul style="list-style-type: none"> Hydraulic Design Certificate 25.03.2019 		Compliant		
B37	<p>Evidence of compliance of the design drawings with the following requirements must be submitted to the satisfaction of the Certifying Authority prior to the commencement of building works:</p> <p>(a) all vehicles must enter and leave the Site in a forward direction;</p> <p>(b) 12 additional on-site car parking spaces to be provided for use during operation of the development and designed in accordance with the latest version of AS2890.1;</p> <p>(c) 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 AUSTROADS; and</p> <p>(d) the safety of vehicles and pedestrians accessing adjoining properties, where shared vehicle and pedestrian access occurs, is to be addressed.</p>	<ul style="list-style-type: none"> Design drawings for carpark area to be issued to Certifying Authority prior to carpark works commencing 		Compliant		
B38	<p>Compliance with the following requirements for secure bicycle parking and end-of-trip facilities must be submitted to the satisfaction of the Certifying Authority prior to the commencement of construction:</p> <p>a) the provision of end-of-trip facilities for staff including two separated unisex showers and associated changing and locker facilities;</p> <p>b) appropriate pedestrian and cyclist advisory signs are to be provided; and</p> <p>c) all works/regulatory signposting associated with the proposed developments shall be at no cost to the relevant roads authority.</p>	<ul style="list-style-type: none"> Details of End of Trip Facilities provided to Certifying Authority who requested additional details provided for shower lockers. Additional information provided 08/04/2019 and accepted by Certifying Authority 11/04/2019. 		Compliant		
B39	<p>Prior to the commencement of any footpath or public domain works, the Applicant must consult with Council and demonstrate to the Certifying Authority that the streetscape design and treatment meets the requirements of Council, including addressing pedestrian management. The Applicant must submit</p>	<ul style="list-style-type: none"> Documentation for any streetscape work to be issued to Council for approval prior to work commencing to ensure this meets requirements. 				Not Triggered

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	documentation of approval for each stage from Council to the Certifying Authority.	<ul style="list-style-type: none"> Evidence to be issued to Certifying Authority for approval. 				
B40	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 Certifying Authority.	<ul style="list-style-type: none"> Compliance Monitoring Program produced and submitted to DPIE 05/04/2019 Compliance Monitoring Program submitted to Certifying Authority 08/04/2019 		Compliant		
B41	Compliance Reports of the project must be carried out in accordance with the Compliance Reporting Post Approval Requirements (Department 2018).	<ul style="list-style-type: none"> Pre-Construction Compliance Report produced 24/04/19 and issued to DPIE DPIE comments issued 08/05/19 requesting further revision Version 2 of Report submitted to DPIE 12/05/2019. 		Compliant		
B42	The Applicant must make each Compliance Report publicly available 60 days after submitting it to the Department and notify the Department and the Certifying Authority in writing at least seven days before this is done.	<ul style="list-style-type: none"> Submission of PCCR to DPIE 23.09.2019 Notification to DPIE/PCA to make PCCR publicly available 23.09.2019. PCCR uploaded 04.12.19 which is after 60 days after submission. 		Compliant		
B43	Notwithstanding the requirements of the Compliance Reporting Post Approval Requirements (Department 2018), the Planning Secretary may approve a request for ongoing annual operational compliance reports to be ceased, where it has been demonstrated to the Planning Secretary's satisfaction that an operational compliance report has demonstrated operational compliance.	No requests issued for reporting to be ceased				Not Triggered
B44	Prior to the commencement of demolition works on-site, a photographic archival record of the external and internal areas of Building A to be demolished must be prepared in accordance with the recommendations in the report titled Statement of Heritage Impact, Waitara Public School, prepared by Heritage 21 and dated December 2017 and the NSW Heritage Branch guidelines titled Photographic Recording of Heritage Items using Film or Digital Capture.	<ul style="list-style-type: none"> Photographic archival record to be produced for Building A prior to demolition commencing. 				Not Triggered

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
	A hardcopy and digital copy must be submitted to Council, the Heritage Division and the Planning Secretary prior to demolition works commencing.					
C1	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 Certifying Authority	<ul style="list-style-type: none"> Plans held on site, with photographic evidence provided 		Compliant		
C2	<p>A site notice(s):</p> <p>(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, Certifying Authority and Structural Engineer.</p> <p>(b) is to satisfy all but not be limited to, the following requirements:</p> <p>(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;</p> <p>(ii) the notice is to be durable and weatherproof and is to be displayed throughout the works period;</p> <p>(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</p> <p>(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.</p>	<ul style="list-style-type: none"> Site Notice Installed prior to construction commencing, photographic evidence 		Compliant		
C3	<p>All plant and equipment used on site, or to monitor the performance of the development must be:</p> <p>a) maintained in a proper and efficient condition; and</p> <p>b) operated in a proper and efficient manner.</p>	<ul style="list-style-type: none"> All plant and equipment to be monitored in accordance with CEMP Environmental Management Section of Construction Environment Management Plan which set out the requirements for maintenance and operation. Photographic evidence of plant and equipment maintenance manuals has been provided and are available as project is ongoing 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
C4	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.	<ul style="list-style-type: none"> Demolition to commence in Stage 2 				Not Triggered
C5	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.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP working hours with no complaints regarding works outside of hours received to date 		Compliant		
C6	Activities may be undertaken outside of the hours in condition C6 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.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP working hours with no non-compliances with CEMP to date 				Not Triggered
C7	Notification of such activities must be given to affected residents before undertaking the activities or as soon as is practical afterwards.	<ul style="list-style-type: none"> No work undertaken outside of hours 				Not Triggered
C8	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.	<ul style="list-style-type: none"> No rock breaking, hammering, sheet piling, pile driving or similar undertaken 				Not Triggered
C9	The Applicant must carry out the construction of the development in accordance with the most recent version of the approved CEMP (including Sub-Plans).	<ul style="list-style-type: none"> Work carried out in accordance with CEMP working hours with no non-compliances with CEMP to date 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
		<ul style="list-style-type: none"> Environment Management Plan, Waitara Public School, ADCO, Version 2 04.03.2019 				
C10	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.	<ul style="list-style-type: none"> All construction vehicles contained within site in accordance with CEMP Environmental Management requirements No complaints have been received regarding construction vehicles in and around site 		Compliant		
C11	A Road Occupancy Licence must be obtained from the relevant road authority for any works that impact on traffic flows during construction activities.	<ul style="list-style-type: none"> No work undertaken which impacts on traffic flows 				Not Triggered
C12	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.	<ul style="list-style-type: none"> Site secured via solid timber hoarding and entrance gate requiring pin entry. Photographs provided as ongoing evidence. 		Compliant		
C13	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.	<ul style="list-style-type: none"> No graffiti or advertising observed to date with photographs provided as ongoing evidence 		Compliant		
C14	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.	<ul style="list-style-type: none"> Public way remains unobstructed in accordance with CEMP Environmental Management requirements with photographs provided as ongoing evidence 		Compliant		
C15	The development must be constructed to achieve the construction noise management levels detailed in the Interim Construction Noise Guideline (DECC, 2009). All feasible and reasonable noise mitigation measures must be implemented and any activities that could exceed the construction noise	<ul style="list-style-type: none"> Work carried out in accordance with Construction Noise and Vibration Management Sub-Plan including noise mitigation measures where required 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
	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.	<ul style="list-style-type: none"> No complaints have been received in relation to noise and vibration as a result of works to date 				
C16	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.	<ul style="list-style-type: none"> Work carried out in accordance with Construction Noise and Vibration Management Sub-Plan working hours noted on page 4 and Site Induction No complaints have been received in relation to noise and vibration as a result of works to date 		Compliant		
C17	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.	<ul style="list-style-type: none"> Work carried out in accordance with Construction Noise and Vibration Management Sub-Plan with alarms only used where other options cannot be explored. No complaints have been received in relation to noise as a result of works to date 		Compliant		
C18	Any noise generated during construction of the development must not be offensive noise within the meaning of the Protection of the Environment Operations Act 1997 or exceed approved noise limits for the site.	<ul style="list-style-type: none"> No complaints received relating to noise 		Compliant		
C19	Vibration caused by construction at any residence or structure outside the site must be limited to: (a) for structural damage, the latest version of DIN 4150-3 (1992-02) Structural vibration - Effects of vibration on structures (German Institute for Standardisation, 1999); and (b) for human exposure, the acceptable vibration values set out in the Environmental Noise Management Assessing Vibration: a technical guideline (DEC, 2006) (as may be updated or replaced from time to time).	<ul style="list-style-type: none"> Work carried out in accordance with Construction Noise and Vibration Management Sub-Plan No work being undertaken which has exceeded vibration levels defined. No complaints have been received in relation to vibration as a result of works to date 		Compliant		
C20	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 C19.	<ul style="list-style-type: none"> Work carried out in accordance with Construction Noise and Vibration Management Sub-Plan with no vibratory compactors used within 30m of residential buildings. 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
C21	The limits in conditions C19 and C20 apply unless otherwise outlined in a Construction Noise and Vibration Management Plan, approved as part of the CEMP required by condition B22 of this consent.	<ul style="list-style-type: none"> Work carried out in accordance with Construction Noise and Vibration Management Sub-Plan which outlines limits of conditions C19 and C20. 		Compliant		
C22	<p>For the duration of the construction works:</p> <p>(a) street trees must not be trimmed or removed unless it forms a part of this development</p> <p>consent or prior written approval from Council is obtained or is required in an emergency</p> <p>to avoid the loss of life or damage to property;</p> <p>(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;</p> <p>(c) all trees on the site must be suitably protected during construction as per recommendations of the report titled Report: A) Arboricultural Impact Assessment and B) Tree Management Plan, prepared by Redgum Horticultural and dated 2 December 2018; and</p> <p>(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.</p>	<ul style="list-style-type: none"> Biodiversity Management Plan outlines tree protection measures Photographs of tree protection being maintained on site are provided 		Compliant		
C23	The Applicant must take all reasonable steps to minimise dust generated during all works authorised by this consent.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Environmental Management with measures included to minimise dust No complaints received regarding dust generated from site works to date. 		Compliant		
C24	During construction, the Applicant must ensure that:	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Environmental Management with 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
	(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"> measures included to cover stockpiles and prevent material from tracking dirt outside of the site. No complaints received generated from site works to date. 				
C25	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	<ul style="list-style-type: none"> All plant and equipment to be monitored in accordance with CEMP Environmental Management Section of Construction Environment Management Plan which set out the requirements for maintenance and operation. Photographic evidence of plant and equipment maintenance manuals has been provided and are available as project is ongoing 		Compliant		
C26	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.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Erosion and Sediment Control Plan Photographs provided outlining sediment control measures in place 		Compliant		
C27	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/Certifying Authority] upon request.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Environmental Management with clean fill only to be imported for landscaping. 		Compliant		
C28	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 Protection of the Environment Operations Act 1997.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Environmental Management with OSD installed to enable the collection of seepage and groundwater Photographs of OSD installation provided 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
C29	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.	<ul style="list-style-type: none"> No Aboriginal objects have been identified to date 				Not Triggered
C30	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.	<ul style="list-style-type: none"> No unexpected archaeological relics have been uncovered to date 				Not Triggered
C31	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.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Waste Management Sub-Plan with no complaints received to date 		Compliant		
C32	All waste generated during construction must be assessed, classified and managed in accordance with the Waste Classification Guidelines Part 1: Classifying Waste (EPA, 2014).	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Waste Management Sub-Plan Tipping Dockets for VENM 		Compliant		
C33	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.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Waste Management Sub-Plan Photographs available of covered stockpiles, waste leaving site, tipping dockets in accordance with Waste Management Plan Aerial Photograph 12 March 2019 indicates truck shaker grid had been implemented. 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
C34	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.	<ul style="list-style-type: none"> Work carried out in accordance with CEMP Waste Management Sub-Plan. Photographs available of erosion controls and other measures preventing concrete waste and rinse water from leaving the site. 		Compliant		
C35	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.	<ul style="list-style-type: none"> No asbestos waste encountered under SSD works to date 				Not Triggered
C36	The Applicant must consult with the community regularly throughout construction, including consultation with the nearby sensitive receivers, relevant regulatory authorities, Registered Aboriginal Parties and other interested stakeholders.	<ul style="list-style-type: none"> Community Consultation Strategy outlines consultation undertaken to date which takes the form of regular: <ul style="list-style-type: none"> Website Updates Community Updates A Complaints Register is maintained for the project 		Compliant		
C37	Proposed independent auditors must be agreed to in writing by the Planning Secretary prior to the preparation of an Independent Audit Program or commencement of an Independent Audit.	<ul style="list-style-type: none"> Independent Auditor documentation issued to DPIE 01.04.2019 DPIE approval provided 03.04.2019 		Compliant		
C38	No later than four weeks after 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 Certifying Authority	<ul style="list-style-type: none"> Independent Audit program issued to DPIE 05.04.2019 and Certifying Authority 08.04.2019 		Compliant		
C39	Table 1 of the Independent Audit Post Approval Requirements (Department 2018) is amended so that the frequency of audits required in the construction phase is: (a) an initial construction Independent Audit must be undertaken within 8 weeks of the notified commencement date of construction; and (b) a subsequent Independent Audit of construction must be undertaken no later than six months from the date of the initial construction Independent Audit. In all other respects Table 1 remains the same. The Planning Secretary may require the initial and subsequent Independent	<ul style="list-style-type: none"> Independent Audit Program 		Compliant		

Approval	Requirement	Evidence Collected/Response	IER Finding/ Comment	Compliant	Non-Compliant	Not Triggered
	Audits to be undertaken at different times to those specified above, upon giving at least 4 weeks' notice to the applicant of the date upon which the audit must be commenced.					
C40	Independent Audits of the development must be carried out in accordance with: (a) the Independent Audit Program submitted to the Department and the Certifying Authority under condition C38 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).	<ul style="list-style-type: none"> Independent Audit dated 03/07/2019 Issued to DPIE 08/07/2019 		Compliant		
C41	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 C38 of this consent; (b) submit the response to the Department and the Certifying Authority; 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 Certifying Authority in writing when this has been done.	<ul style="list-style-type: none"> Independent Audit dated 03/07/2019 Issued to DPIE 08/07/2019 Comments received from DPIE 02/08/2019 Updated report issued to DPIE 22.11.2019 		Compliant		
C42	Notwithstanding the requirements of the Independent Audit Post Approval Requirements (Department 2018), the Planning Secretary may approve a request for ongoing annual operational audits to be ceased, where it has been demonstrated to the Planning Secretary's satisfaction that an audit has demonstrated operational compliance.	<ul style="list-style-type: none"> No request submitted 				Not Triggered
C43	The Department must be notified in writing to compliance@planning.nsw.gov.au 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.	<ul style="list-style-type: none"> No incidents requiring notification 				Not Triggered
C44	Subsequent notification must be given and reports submitted in accordance with the requirements set out in Appendix 1.	<ul style="list-style-type: none"> No incidents requiring notification 				Not Triggered

Approval	Requirement	Evidence Collected/Response	IER Finding/Comment	Compliant	Non-Compliant	Not Triggered
C45	The Department must be notified in writing to compliance@planning.nsw.gov.au within seven days after the Applicant becomes aware of any non-compliance. The Certifying Authority must also notify the Department in writing to compliance@planning.nsw.gov.au within seven days after they identify any non-compliance.	<ul style="list-style-type: none"> Independent Audit dated 03/07/2019 Non-Conformance notification issued to DPIE 02/08/2019 Certifying Authority issued non-conformance notification to DPIE 09/08/2019 		Compliant		
C46	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.	<ul style="list-style-type: none"> Independent Audit dated 03/07/2019 Non-Conformance notification issued to DPIE 02/08/2019 Certifying Authority issued non-conformance notification to DPIE 09/08/2019 		Compliant		
C47	A non-compliance which has been notified as an incident does not need to also be notified as a non-compliance.	<ul style="list-style-type: none"> No incidents noted to date 				Not Triggered
C48	Within three months of: (a) the submission of a compliance report under condition B39; (b) the submission of an incident report under condition C43; (c) the submission of an Independent Audit under condition C40; (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 Certifying Authority must be notified in writing that a review is being carried out	<ul style="list-style-type: none"> CCR submitted to DPIE 23.09.19 Documentation noting confirmation of plan to undertake a review of strategies plans and programs provided to DPIE 11.11.19 which is within 3 months of submission to DPIE 		Compliant		
C49	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 Certifying Authority. Where revisions are required, the revised document must be submitted to the Certifying Authority for approval within six weeks of the review.	<ul style="list-style-type: none"> No improvement notices provided 				Not Triggered

Best for Project

AUSTRALIA

SYDNEY | BRISBANE | CANBERRA | MELBOURNE | NEWCASTLE

NEW ZEALAND

AUCKLAND | TAURANGA | WELLINGTON

hello@tsamgt.com | tsamgt.com

TSA