Construction Environmental Management Plan

M20533

Ozzbuild

PROPOSED DEVELOPMENT AT:

William Clarke College

10 Morris Grove,

Kellyville NSW 2155

WCC Masterplan + Stage 1 Works

Monday, 8th December 2025

Revised Tuesday, 24th February 2026

Report Distribution

Construction Environmental Management Plan

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1. Introduction

1.1 Purpose of the CEMP

The purpose of this Construction Environmental Management Plan (CEMP) is to describe the processes to be undertaken during works for the property located at William Clarke College, No. 10 Morris Grove, Kellyville NSW 2155 (the site) to ensure the support and protection of human health and the surrounding ecosystem. The CEMP is to be submitted to the principal certifying authority for approval. The CEMP describes how the principal contractor will manage the potential environmental impacts of the proposed development in accordance with applicable legislative requirements. The environmental management measures outlined in the CEMP will remain in place and be maintained for the duration of construction works.

1.2 Scope of the CEMP

This CEMP has been prepared in accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Part C, Sections C14, C15, C16, C17, C18, C19, C20, C21, and C24. Refer to **Table 1** for CEMP scope requirements.

Table 1. CEMP Scope Requirements

Condition	Actions	Relevant Section of CEMP
C14	*The Applicant must submit a Construction Environmental Management Plan (CEMP) to the Certifier and provide a copy to the Planning Secretary. The CEMP must be generally consistent with the document Construction Management Plan dated 26 September 2022 prepared by Rohrig and include, but not be limited to, the following:* • *Details of:* • *Hours of work;* • *24-hour contact details of site manager;* • *Management of dust and odour to protect the amenity of the neighbourhood;* • *Groundwater management plan including measures to prevent groundwater contamination;* • *External lighting in compliance with AS 4282-2019 Control of the obtrusive effects of outdoor lighting;* • *Community consultation and complaints handling as set out in the Community Communication Strategy required by Schedule 3 condition C8;* • *Detail the quantities of each waste type generated during construction and the proposed reuse, recycling and disposal locations; and* • *Flood emergency procedures during construction works;* • *Construction Traffic and Pedestrian Management Sub-Plan (Schedule 3 condition C16);* • *Construction Noise and Vibration Management Sub-Plan (Schedule 3 condition C17);* • *Construction Soil and Water Management Sub-Plan (Schedule 3 condition C18);* • *An unexpected finds protocol for contamination and associated communications procedure;* • *An unexpected finds protocol for Aboriginal and non-Aboriginal heritage and associated communications procedure; and*	2.2, 4.3, 13, 14, 16, 17.4, 7.3, 5.1, 9.7, 15.7, 11, 3, 9, 10, 17, 17.2, 15.1, 15,5, Appendix A, Appendix B, Appendix C

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	• *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.*	
C15	*The Applicant must not commence construction of the development until the CEMP is approved by the Certifier and a copy submitted to the Planning Secretary.*	1.5
C16	*The Construction Traffic and Pedestrian Management Sub-Plan (CTPMSP) must be prepared to achieve the objective of ensuring safety and efficiency of the road network and address, but not be limited to, the following:* • *Be prepared by a suitably qualified and experienced person(s);* • *Be consistent with the Section 9 - Construction Pedestrian and Traffic Management Plan Methodology (Stage 1) in the Traffic Impact Assessment prepared by Ptc dated 27 June 2023;* • *Be prepared in consultation with Council and Tf NSW;* • *Detail the measures that are to be implemented to ensure road safety and network efficiency during construction inconsideration of potential impacts on general traffic, cyclists and pedestrians and bus services; and* • *Detail heavy vehicle routes, access and parking arrangements*	3, Appendix A
C17	*The Construction Noise and Vibration Management Sub-Plan (CNVMSP) must address, but not be limited to, the following:* • *Be prepared by a suitably qualified and experienced noise expert;* • *Be consistent with recommendations in Stage 1 Works Noise and Vibration Impact Assessments dated 20 March 2023 and prepared by SLR Consulting Australia Pty Ltd;* • *Describe procedures for achieving the noise management levels in EPA's Interim Construction Noise Guideline (DECC, 2009);* • *Describe the measures to be implemented to manage high noise generating works such as piling, in close proximity to sensitive receivers;* • *Include strategies that have been developed with the community for managing high noise generating works;* • *Describe the community consultation undertaken to develop the strategies in Schedule 3 condition C17(e);* • *Include a complaints management system that would be implemented for the duration of the construction; and* • *Include a program to monitor and report on the impacts and environmental performance of the development and the effectiveness of the management measures in accordance with Schedule 3 condition C13.*	9
C18	*The Applicant must prepare a Construction Soil and Water Management Plan (CSWMSP) and the plan must address, but not be limited to the following:* • *Be prepared by a suitably qualified expert, in consultation with Council;* • *Describe all erosion and sediment controls to be implemented during construction, as a minimum, in accordance with the publication Managing Urban Stormwater: Soils & Construction (4th edition, Landcom 2004) commonly referred to as the 'Blue Book';* • *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);* • *Detail all off-site flows from the site; and* • *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 5-year ARI and 1 in 100-year ARI).*	10
C19	*Prior to the commencement of any construction, a Driver Code of Conduct must be prepared and communicated by the Applicant to heavy vehicle drivers and must address the following:*	3, Appendix B

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	• *Minimise the impacts of earthworks and construction on the local and regional road network;* • *Minimise conflicts with other road users;* • *Minimise road traffic noise; and* • *Ensure truck drivers use specified routes.*	
C20	*Unexpected Contamination Procedure. Prior to the commencement of any construction, the Applicant must prepare an unexpected contamination procedure to ensure that potentially contaminated material is appropriately managed. Where any material identified as contaminated is to be disposed off-site, the disposal location and results of testing submitted to the Planning Secretary prior to its removal from the site.*	17.1, 17.3, 17.5, 17.6, 17.7
C21	*Construction Parking. Prior to the commencement of any construction, the Applicant must provide sufficient parking facilities on-site, including for heavy vehicles and for site personnel, to ensure that construction traffic associated with the development does not utilise public and residential streets or public parking facilities.*	3, Appendix A
C24	*Flood Management. Prior to the commencement of any construction, the Applicant must prepare and implement for the duration of construction:* • *Flood warning and notification procedures for construction workers on site; and* • *Evacuation and refuge protocols.*	11, Appendix C

1.3 Proposed Development

The proposed development for the site includes the replacement of the carpark area and construction of a waste compound, with all development falling under the Stage 1 SSDA Scope of Works. Refer to **Figure 1** below.

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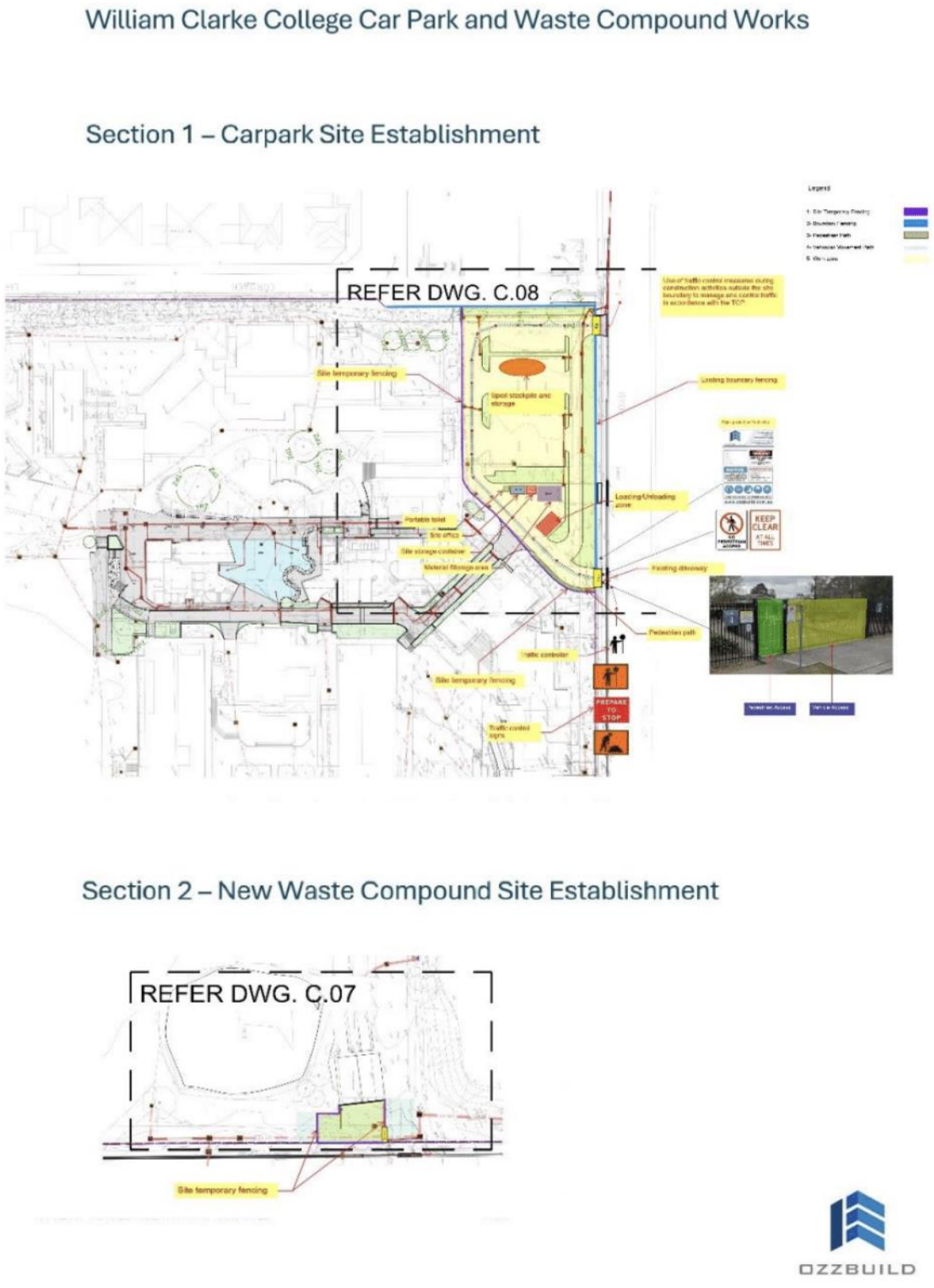

Figure 1: William Clarke College site establishment plan, obtained from Construction Traffic Management Plan (CTMP), dated 15.12.2025, prepared by Sydney Traffic Control.

1.4 Site Location

The site is a portion of the property located at William Clarke College, No. 10 Morris Grove, Kellyville NSW 2155. The site is legally identified as Lot 10/-/DP1169003 and is currently zoned as R2 – Low Density Residential and R3 – Medium Density Residential.

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1.5 CEMP Approval

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C15, *the Applicant must not commence construction of the development until the CEMP is approved by the Certifier and a copy submitted to the Planning Secretary.*

2. Construction Timing

2.1 Timing and Sequencing Information

Refer to the construction program for timing and staging information.

All works will be coordinated with the school throughout construction to minimise disruption to the school timetable and to significant school events. All bell times will remain unchanged.

2.2 Hours of Work

2.2.1 Hours of Work

Site operative hours for work will be between 7:00 am and 6:00 pm Monday to Friday and 8:00 am and 1:00 pm on Saturdays. High impact noise works including rock breaking, rock hammering, sheet piling, pile driving, and any similar activities, will only be completed between 9:00 am and 12:00 pm and 2:00 pm and 5:00 pm, Monday to Friday and 9:00 am and 12:00 pm on Saturdays. No site works are to be undertaken on Sundays and Public Holidays.

All deliveries and traffic restrictions will be between the above listed hours only.

2.2.2 Out of Hours Work

Any out of hours work will only be undertaken if:

- Required by public authorities (Police, etc) for delivery of equipment or materials;
- In an emergency to avoid loss of life, damage of property or environment;
- Work is inaudible to nearby sensitive receptors; and
- A variation of the hours is approved in writing by the Planning Secretary with suitable justification.

3. Construction Traffic and Pedestrian Management Sub-Plan

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Sections C14, C16, C19, and C21.

Refer to the Construction Traffic and Pedestrian Management Sub-Plan (CTPMSP) prepared by ptc. Consultants on the 27th June 2023.

Refer to the Construction Traffic Management Plan (CTMP) prepared by Sydney Traffic Control on the 15th December 2025 attached in **Appendix A**.

Refer to the Code of Conduct – Heavy Vehicles Drivers prepared by Ozzbuild in December 2025, Ref. Rev 2-20260211 attached in **Appendix B**.

The CTPMSP and CTMP was prepared in accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2)

All vehicle access is to be only through approved routes. No obstruction of public roads, driveways, and paths etc is permitted. Access to the site will be VIA Wrights Road.

3.1 Measures for Public Safety

It is stated that footpaths will remain clear and without trip hazards at all times. Additionally, extensive signage will be displayed at all times to ensure pedestrians, cyclists and motorists are aware of the works.

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When. In accordance with the Construction Traffic Management Plan (CTMP) prepared by Sydney Traffic Control on the 15th December 2025, *traffic Control will be on-site at all times whilst activities are outside the property boundary to manage pedestrian movement along Morris Grove and Wrights Road to ensure the safety of vehicles, pedestrians and workers within the area.* As stated in the CTMP, buses will always be given priority when needed. Refer to **Figure 2** for traffic control plan.



Figure 2: Traffic control plan, Construction Traffic Management Plan (CTMP) prepared by Sydney Traffic Control on the 15th December 2025.

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3.2 Construction Parking

In accordance with the Construction Traffic Management Plan (CTMP) prepared by Sydney Traffic Control on the 15th December 2025, *a total of four (4) on-site parking spaces will be available for use for the duration of the project. All staff associated with the site will be encouraged to carpool or use public transport, whenever possible to travel to and from the site. Parking spaces, or access thereto will not be constrained or enclosed by any form of structure such as fencing, cages, walls, storage space, or the like, without prior consent from Council.*

3.3 Access to the Site

Refer to sweep paths shown in **Figures 3-4**.

SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Swept Path Analysis – Heavy Rigid Vehicle (HRV) Morris Grove

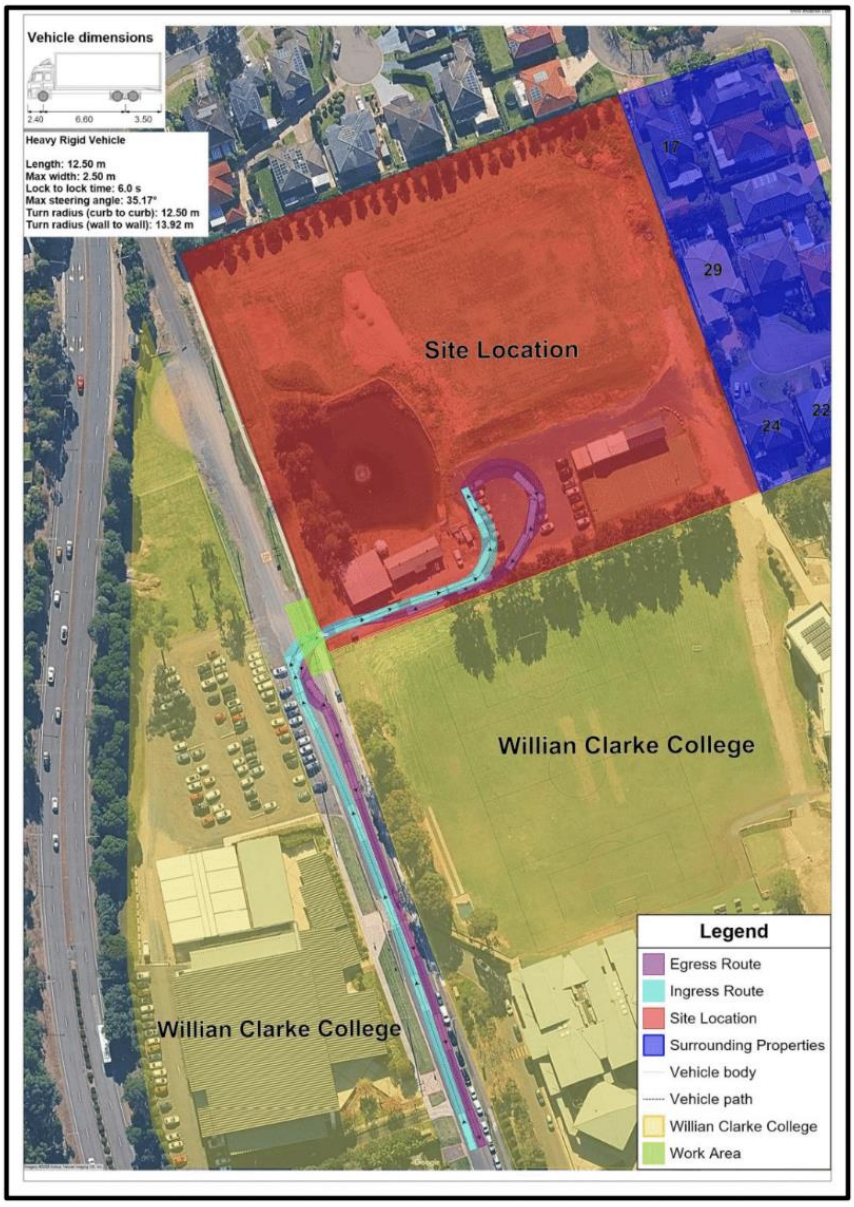

Figure 3: Sweep path analysis – heavy rigid vehicle (HRV) Moris Grove, Construction Traffic Management Plan (CTMP) prepared by Sydney Traffic Control on the 15th December 2025.

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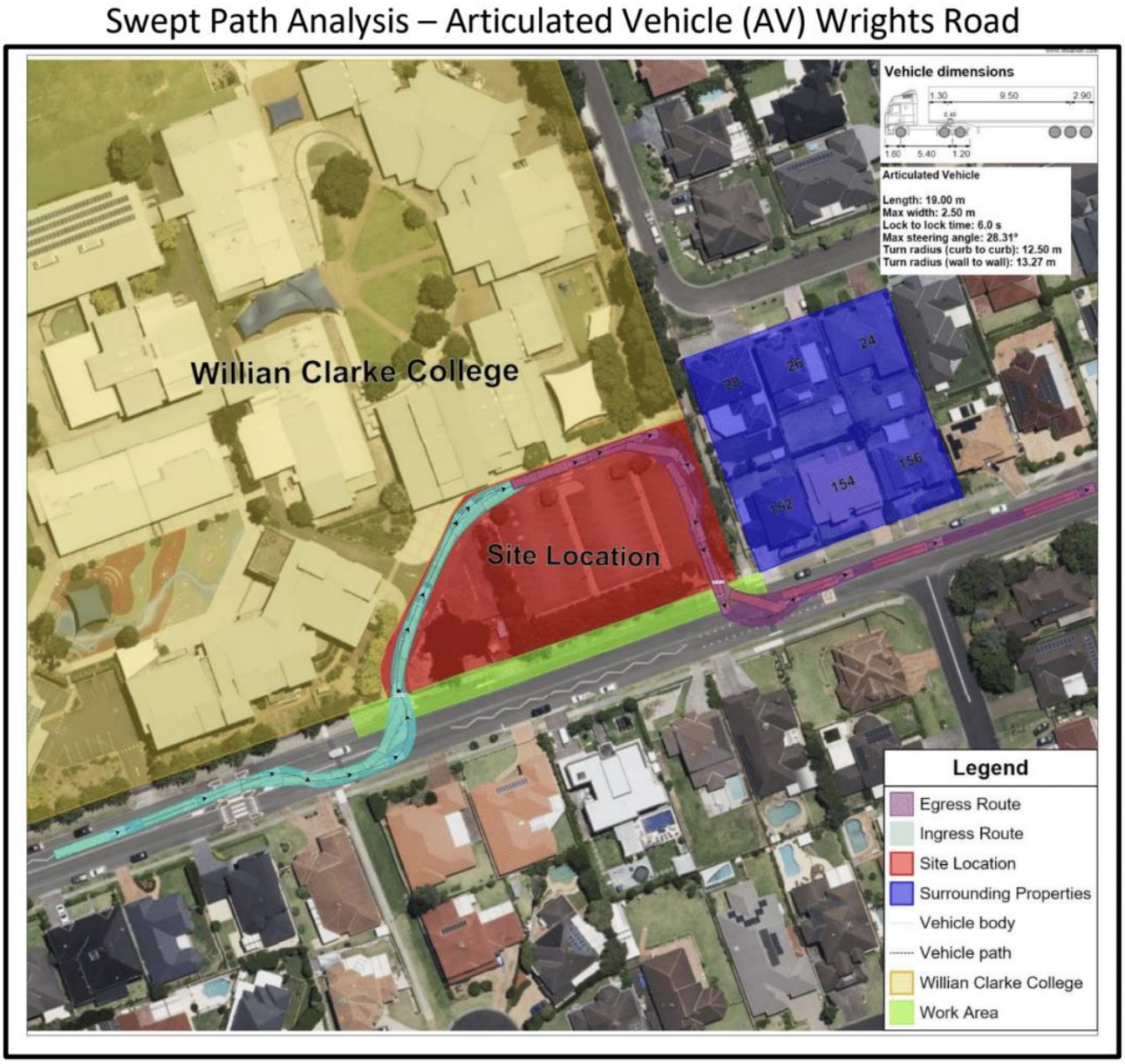

Figure 4: Sweep path analysis – articulated vehicle (AV) Wrights Road, Construction Traffic Management Plan (CTMP) prepared by Sydney Traffic Control on the 15th December 2025.

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4. Project Contact Information

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14.

4.1 Internal Communication

The principal contractor is committed to ensuring effective communication and consultation are undertaken on a regular basis at all levels of the business. The methods of communication on site will include:

- Pre-start meetings;
- Inductions;
- Alerts/bulletins/initiatives; and
- Environmental work method statements.

4.2 External Communication

Refer to relevant stakeholders contact details in **Table 2**.

Table 2. Relevant site stakeholders

Agency	Phone and Email
OzzBuild (Principal Contractor) Ryan Ward (Managing Director)	P: 0415 898 867 E: ryan@ozzbuild.com.au
NEO Consulting (Environmental Consultant) Nick Caltabiano (Project Manager)	M: 0416 680 375 E: nick@neoconsulting.com.au
ptc. Consultants (Traffic Consultant) Kasia Balsam	P: 02 8920 0800 E: kasia.balsam@ptcconsultants.co
Sydney Traffic Control (Traffic Consultant) Ali Fayad	P: 02 8068 1844 E: info@sydneytraffoccontrol.com.au
SLR Consulting Australia Pty Ltd (Acoustic Consultant)	P: 02 9427 8100 E: sydney@slrconsulting.com

4.3 Emergency Contacts

Refer to emergency contact details in **Table 3**.

Table 3. Emergency Contact Details

Agency	Phone
NSW EPA	Environment Line 131 555
NSW Police	000
NSW Fire and Rescue	000
NSW Ambulance	000
NSW State Emergency Service (SES)	132 500
Environmental Consultant (NEO Consulting)	0416 680 375
Site Manager - Tom Gordon (24 hour)	0421 949 604

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5. Communication

5.1 Community Consultation and Complaints Management

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14.

The CEMP requires community consultation and communication to ensure the surrounding neighbourhood and environment are aware of on-site work processes and potential noise and vibration disruptions. In the case that any works could pose any impact on the surrounding area, the following information will be provided to the local community including, but not limited to:

- On-site activities that may create noise, vibration or other disturbance; and
- Work approved to be undertaken outside standard construction hours in particular noisy works before such works are undertaken.

A 24-hour community liaison phone number and permanent site contract will be provided, so complaints can be received and addressed. Should complaints arise they are to be dealt with in a responsible and uniform manner. Local residents and landowners should be informed by mail and on-site signage of a direct phone number where any complaints regarding on-site work can be recorded. All complaints are to be investigated by the site manager and/or principal contractor. The information required from the complaint should include, but is not limited to:

- Location of the complainant;
- Time/s of occurrence of incident/s;
- Nature of impact on the individual, community and/or environment;
- Suspected source; and
- Weather conditions or other environmental factors that may influence the outcome of the incident/s.

Updates on work progress, construction activities and planned work solutions will be provided where significant changes in noise and vibration are expected. The following processes are to be employed following the receival of a noise and/or vibration complaint.

In the event of a valid noise complaint, the suitable personnel will undertake compliance noise monitoring and report to the client as soon as possible. A testing method will be included, that complies with AS 2659.1:1998 and encompass:

- Sound level meter configures for “fast” time weighting and “A” frequency weighting;
- The test environment will be free from reflecting objects where possible. Where the noise monitoring is conducted with walls or a built façade, then a reflection correction of up to -2.5dBA will be applied to remove the effect of increasing sound reflection from such structures;
- Tests will not be carried out during the rain or when the wind speed at the site exceeds 5m/s; and
- Conditions such as wind velocity, wind direction, temperature, relative humidity and cloud cover will be recorded.

In the event of a valid vibration complaint, the suitable personnel will undertake compliance vibration monitoring and report to the client as soon as possible. A testing method will be conducted including:

- Transducer to be affixed to ground or building in accordance with AS 277 5 – 2004;
- Monitoring is to be conducted for at least three distances from the plant, including a representative distance for the nearest sensitive structures and/or receivers; and
- The testing will be conducted at each location to obtain a suitable representation of the range of vibration levels that would occur from the tested plant.

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6. Inductions and Training

6.1 General

The site manager for the site should have a thorough understanding of the content of this CEMP, Work Health and Safety and should ensure all workers and subcontractors involved in procedural works understand the contents of these documents. The site manager is responsible for securing the site and warning signs to prevent unauthorised access. All workers must sign in daily, and visitors must sign a visitor logbook outlining the purpose of the visit, representing the company and time-on/ time-off site.

6.2 Training and Inductions

A site induction should be prepared by the site manager to detail the requirements and responsibilities of staff and sub-contractors for managing environmental risks during the early works program. The site induction should be administered to all site workers prior to their commencement of the project. Provision of training, equipment manuals, health and safety procedures, risk assessments, and PPE to control hazards associated with waste management activities are the responsibilities of the site manager. All employees are required to undergo general environmental awareness training including:

- Undergo a thorough site induction which includes but is not limited to the locations of the site office, amenities, spill kits, first aid kits, and vehicle access;
- Undergo environmental emergency response training;
- Knowledge regarding the prevention of pollution and environmental damage;
- Competency for handling and storing construction materials;
- Understanding of the best practice for waste management;
- Understanding of the best practices for dust, odour/emissions, noise and vibration requirements;
- Knowledge of legislative requirements and consequences for non-compliance; and
- Read the contents of this CEMP and understand processes that may be required or whom to contact in the case of an emergency (environmental or other), a complaint, or an unexpected find.

6.2.1 Toolbox Talks

Toolbox talks will be held at the commencement of each day to highlight all activities occurring during the hours of work. Additionally, this will include a briefing on the site conditions and potential environmental issues, including dust, odour, vibration, noise, and waste management.

6.3 Record Keeping

The effectiveness of management plans and control measures should be assessed through reports that may include details of the following:

- Internal and external site audits;
- Daily inspections of waste storage areas;
- Weekly inspections of implemented control measures and contingency measures;
- Inspections following site incidents and/ or weather events (e.g., heavy rain) asrequired;
- Records of heavy vehicle movements including;
- Vehicle registration, driver and company details;
- Material being transported and incoming or outgoing status;
- Date and time in and out of the site; and
- Location of destination for waste disposal or origin if material is being transported to site.

6.4 Roles and Responsibilities

All workers and sub-contractors must adhere to the requirements of this plan with key persons responsibilities listed below (**Table 4**).

Table 4. Roles and Responsibilities

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Personnel	Roles and Responsibilities
Principal Contractor	• Ensuring compliance with all requirements of the Work Health and Safety Legislation (WH&S Act 2011 and WH&S Regulations 2011), Environmental legislation, relevant Codes of Practice, and any relevant Australian Standards; • Implementation of the companies Health, Safety and Environmental Policies and Procedures; • Assigning safety, health, and environmental responsibilities to suitably qualified persons. The elected persons will receive support in implementing and managing the systems; • Ensuring adequate and sufficient resources (Includes but not limited to physical, technical, and financial) are provided to implement the health, safety, and environmental management systems; • Regularly review the companies health, safety, and environmental management systems for improved opportunities; • Ensuring appropriate training (including but not limited to health, safety, environmental, and technical) is available for all relevant workers; and • Actively participate in all meetings.
Project Manager	• Application of the Hierarchy of Risk Control to eliminate or minimise risk in all activities; • Communication with stakeholders and the principal contractor/s; • Determination of requirements for and implementation of training and education; • Leading the team through the best practices and examples; • Maintenance of a safe worksite with upkept equipment, safety measures, and environmental practices; • Review of reports and inspections; • Coordination of incident investigations and reporting to relevant persons; • Coordination of WHS meetings; • Responsibility for environmental management; and • Responsibility for management and compliance of all works.
Site Supervisor	• Observe and adhere to all rules and regulations; • Ensure all works is carried out in accordance with rules and regulations for the workplace to stay safe, healthy and environmentally sound; • Determination of requirements for and implementation of training activities within the workforce; • Conducting workplace inspections and actioning of reports; • Actively participate in all meetings and programmed training; • Investigation of hazard reports and implementation of any corrective activities; • Conduct workplace inductions, toolbox meetings, and team meetings; • Participation in incident investigations; • Leading the team through the best practices and examples; and • Conduct workplace inspections to ensure measures are implemented.
All workers and sub-contractors	• Comply with this CEMP and all site rules and regulations; • Responsible for conducting all operations and activities in accordance with this CEMP and all site rules and regulations; • Report all environmental hazards, near misses and incidents to the site manager and environmental representative; and • Attend inductions, toolbox meetings and all relevant training.

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7. Site Establishment Sub-Plan

7.1 Location of Existing Services

Refer to the site plan provided by the Site Manager. Additionally, a Before You Dig Australia (formerly Dial Before You Dig) search should be undertaken prior to commencement of works, and updated every thirty (30) days during site works.

7.2 Site Security

Site fencing will be erected around the site entrance to prevent unauthorised site access and secure the site. The four (4) principles of Crime Prevention through Environmental Design should be considered further to ensure appropriate and ongoing security during demolition works as follows:

1) **Surveillance**: Demolition of all existing vacant structures and clearing of the site will remove any physical barriers that provide opportunities for concealment and unauthorised habitation and allow for passive surveillance of the site from surrounding buildings and spaces;
2) **Access/egress**: Construction fences erected as part of the works allow for the implementation of safe control of access and egress to the site;
3) **Territorial reinforcement**: The demolition and clearing of the site, along with the installation of construction fencing, allows for territorial reinforcement and deters potential criminal activity; and
4) **Space management**: Crime prevention is achieved by allowing for adjoining buildings and spaces, to have adequate passive surveillance over the vacant and cleared site.

7.3 External Lighting

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14, all external lighting across the proposed development area will be in compliance with AS 4282-2019 Control of the obtrusive effect of outdoor lighting.

7.4 Signage

Signage is required to be displayed at all entry/exit points surrounding the site and along the sites boundary for the entire duration of the construction program. All signs are to:

- Be mounted at eyelevel for maximum visibility;
- Be durable and weatherproof;
- Have all information in clear, visible (minimum 30 point) writing with details including:
- The approved work hours and expected duration;
- The name and 24-hour contact information (mainly mobile phone number) of the principal contractor; and
- Details on how to make an enquiry or complaint.
- Clearly state that no unauthorised access is permitted onsite and give directions to the site office.

7.5 Construction Material Management

Delivery of construction material should be timed so that materials are not stored on-site for extended period and risk avoidable degradation. Construction materials to be stored in a manner that does not inhibit site access and active construction works.

7.6 Site Storage and Temporary Structures

Refer to site plan provided by site manager for location of fencing and hoarding, storage and shed areas, toilets and waste storage.

7.7 Temporary Toilets

Temporary toilets are to be installed on site during the site establishment phase within the rear of the site, outside of the area of demolition and construction. Waste collection will be routinely arranged with the

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supply company.

7.8 Location of Temporary Water and Electricity

Refer to site plan provided by site manager/principal contractor.

8. Construction Material and Machinery

Refer to the site plan provided by the site manager and/or principal contractor.

8.1 Construction Material Delivery Arrangements

Delivery of construction materials should be timed so that materials are not stored on-site for extended periods and risk avoidable degradation.

8.2 Construction Material Management and Storage

Construction materials are to be stored in a manner that does not inhibit site access and active construction works.

8.3 Excavation Machinery

Excavation machinery is to enter the site only when temporally appropriate for the construction stage. Machinery is to be offloaded and staged in a manner that does not damage surrounding vegetation and cause unreasonable impact to the surrounding environment.

8.4 Crane Lift and Concrete Boom (if required)

If a crane lift is required, the following consideration are to be made:

- Cranes should be placed on level, stable ground. The foundation should be able to support the crane's weight, particularly for heavy loads;
- Place in location where crane is not impacted by high winds and does not obstruct traffic;
- Ensure sufficient clearance for the crane to extend and swing;
- Establish the crane swing radius safety zone;
- The crane position is to be as close as possible to the lifting area; and
- Avoid overloading and ensure the weight distribution is even to prevent tipping.

If a concrete boom is required, the following consideration are to be made:

- Ensure enough space around the boom for the arm to fully extend and rotate;
- Provide hydraulic stability with a solid base and stabilisers to prevent tipping during operation;
- Place in location where boom does not obstruct traffic and pedestrians; and
- Place in proximity to concrete supply to maximize the flow rate of the concrete.

8.5 Machinery and Equipment Measures for Environmental Protection

Vehicle, machinery and equipment preparation and cleaning involves the removal of all relevant foreign material in or upon that vehicle/machinery/equipment to meet the following objectives:

- Manage dust generation with load coverage to prevent dust emissions during transport in accordance with relevant road regulations;
- Other foreign materials in the truck that may contaminate roads during transport; and
- Good industry practice to ensure all equipment used in the handling and transport of materials is of adequate standards.

All vehicle traffic is to use only routes approved by the Hills Shire Council to and from the site. Any waste material that must be transported off-site, requires the truckload to be covered and wetted to ensure no material or dust escapes the load. Prior to leaving the site, each truck must be inspected for cleanliness. If trucks have sediment on the wheels, chassis and/or body, they must be washed down within the designated wash bay until confirmed clean. No sediment track marks are to be visible on public roads.

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When entering the site, vehicles must ensure sufficient spacing between vehicles to allow safe turning. Additionally, vehicles must adhere to and respond appropriately to all transport instructions as advised by the site manager.

9. Construction Noise and Vibration Control Sub-Plan

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14 and 17.

Refer to Noise & Vibration Impact Assessment prepared by SLR Consulting Australia Pty Ltd, Reference 610.30786-R01-v1.3, 20th March 2023.

All noise will be managed to not exceed the EPA's Interim Construction Noise Guideline (DECC, 2009).

9.1 Management

Noise will be restricted to a reasonable level. All on-site equipment must ensure noise and vibration levels do not exceed statutory levels. A safe working buffer distance that complies with human comfort, standard dwelling and guidelines is recommended to minimise the impacts of vibration and noise, and therefore minimise impact on the surrounding community.

In accordance with the Noise & Vibration Impact Assessment prepared by SLR Consulting Australia Pty Ltd, Reference 610.30786-R01-v1.3, 20th March 2023, *where noise impacts of construction are noted to be greater than 10 dB, SLR recommends consideration of the Transport of NSW 2018 Construction Noise and Vibration Strategy (CNVS), which provides further guidance on appropriate noise mitigation options depending on the level of exceedance predicted. The recommended triggers for additional mitigation measures are shown in Table 24 below* (**Figure 5**).

Table 24 Recommended Triggers for Additional Mitigation Measures – Airborne Noise

Time Period	dB(A) above RBL	dB(A) above NML	Addition Mitigation Measures Type[1]
Standard Hours: Mon - Fri (7am – 5:30pm), Sat (8am – 1pm), Sun/Pub Holiday (Nil)			
Noticeable	5 to 10	0	-
Clearly Audible	10 to 20	< 10	-
Moderately Intrusive	20 to 30	10 to 20	PN, V
High Intrusive	> 30	> 20	PN, V
75dB(A) or greater	-	-	PN, V, SN

Note 1: PN = Project notification; V = Verification monitoring; RP = Respite period; AA = Alternative accommodation; SN = Specific notification, individual briefings, or phone call; DR = Duration reduction; RO = Project specific respite offer

Note 2 Respite periods and duration reduction are not applicable when works are carried out during OOHW Period 1 Day only (i.e Saturday 6:00 am –7:00 am & 1:00 pm-6:00 pm, Sundays / Public Holidays 8:00 am-6:00 pm).

Figure 5: Recommended triggers for additional mitigation measures - Airborne noise, Noise & Vibration Impact Assessment prepared by SLR Consulting Australia Pty Ltd, Reference 610.30786-R01-v1.3, 20th March 2023

9.2 Potential Construction Noise and Vibration Sources

The construction activities have been broken down into key stages including:

- Site establishment;
- Construction; and
- Site decommissioning.

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9.3 Noise Monitoring

Noise monitoring, if required, is to be undertaken by an acoustic consultant, directly engaged by the contractor. The monitoring should include the following:

- Differentiate the construction noise sources from background and/or other extraneous noise;
- Identify and document excessive noise emitted from construction machinery or operation; and
- Undertake additional readings in the event of a noise complaint.

9.4 Noise Minimisation

Refer to Appendix C – CNVG Mitigation Measures, Noise & Vibration Impact Assessment prepared by SLR Consulting Australia Pty Ltd, Reference 610.30786-R01-v1.3, 20th March 2023.

- Noise and vibration will be restricted to a reasonable level. All machinery on-site must ensure noise levels do not exceed statutory levels. Noise impacts from construction activities for the proposed development will be reduced by implementing measures to control noise at the source including:
  - Selecting equipment to minimise noise emissions, where practicable possible;
  - Ensuring construction equipment is appropriately serviced and maintained;
  - Ensuring construction equipment is fitted with properly maintained noise suppression devices in accordance with the manufacturer specifications;
  - Removal of equipment found to produce excessive noise compared with typical industry expectations or standing down equipment until repairs or modifications can be made; and
  - Training site personnel to operate construction equipment in an appropriate and efficient manner.
- Proposed vibration minimisation management controls:
  - Any vibration generating plant and equipment is to be in areas within the site in order to lower the vibration impacts. Investigate the feasibility of rescheduling the hours of operation of major vibration generating plant and equipment;
  - Use lower vibration generating items of construction plant and equipment; that is, smaller capacity plant;
  - Minimise conducting vibration generating works consecutively in the same area (if applicable);
  - Undertake the removal of concrete within the building using saw cutting or pulverising where possible.

9.5 Designated Respite Periods

9.5.1 Working Hours

Site operative hours for work will be between 7:00 am and 6:00 pm, Mondays to Fridays and 8:00 am and 1:00 pm on Saturdays. No site works are to be undertaken on Sundays and Public Holidays.

9.5.2 Recommended Respite Periods

Refer to recommended respite periods in **Table 5**.

Table 5. Recommended Respite Periods

Monday to Friday	Saturday
7:00am-8:00am – No noisy works (respite)	8:00am-9:00am – No noisy works (respite)
8:00am-12:00am - Works	9:00am-12:00am - Works
12:00pm-1:00pm – No noisy works (respite)	12:00pm-1:00pm – No noisy works (respite)
1:00pm-4:00pm - Works	
4:00pm-6:00pm – No noisy works (respite)	

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9.6 Noise Management Contingency Measures

In the event of unacceptable noise as identified through complaints and investigation, contingency measures should be investigated and implemented which may include:

- Alternative equipment and/ or processes;
- Acoustic enclosures and/or screening; and
- Reviewing work schedules to minimise potential noise-associated impacts (e.g., respite periods).

Noise monitoring, if required, is to be undertaken by an acoustic consultant, directly engaged by the site manager. The monitoring should include the following:

- Differentiate the construction noise sources from background and/or other extraneous noise;
- Identify and document excessive noise emitted from construction machinery or operation; and
- Undertake additional readings in the event of a noise valid complaint.

9.7 Community Consultation and Complaints Management

The CEMP requires community consultation and communication to ensure the surrounding neighbourhood and environment are aware of on-site work processes and potential noise and vibration disruptions. In the case that there are any works that could pose any impact to the surrounding area, the following information will be provided to the local community including, but not limited to:

- On-site activities that may create noise, vibration or other disturbance; and
- Work approved to be undertaken outside standard construction hours in particular noisy works before such works are undertaken.

A 24-hour community liaison phone number and permanent site contract will be provided, so complaints can be received and addressed. Should complaints arise they are to be dealt with in a responsible and uniform manner. Local residents and landowners should be informed by mail and on-site signage of a direct phone number where any complaints regarding on-site works can be recorded. All complains are to be investigated by the Site Manager and/or Principle Contractor. The information required from the complaint should include, but is not limited to:

- Location of complainant;
- Time/s of occurrence of incident/s;
- Nature of impact to the individual, community and/or environment;
- Suspected source;
- Weather conditions or other environmental factors that may influence the outcome of the incident/s.

Updates of work progress, construction activities and planned work solutions will be provided where significant changes in noise and vibration are expected. The following processes are to be employed following the receival of a noise and/or vibration complaint.

In the event of a valid noise complaint, the suitable personnel will undertake compliance noise monitoring and report to the client as soon as possible. A testing method will be included, that complies with AS 2659.1:1998 and encompass:

- Sound level meter configures for “fast” time weighting and “A” frequency weighting;
- Test environment will be free from reflecting object where possible. Where the noise monitoring is conducted with walls or a build façade, then a reflection correction of up to -2.5dBA will be applied to remove the effect of increasing sound reflection from such structures;
- Testes will not be carried out during the rain or when the wind speed at the site exceeds 5m/s;
- Conditions such as wind velocity, wind direction, temperature, relative humidity and cloud cover will be recorded.

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In the event of a valid vibration complaint, the suitable personnel will undertake compliance vibration monitoring and report to the client as soon as possible. A testing method will be conducted including:

- Transducer to be affixed to ground or building in accordance with AS 277 5 – 2004;
- Monitoring to be conducted for at least three distances from the plant, including a representative distance for the nearest sensitive structures and/or receivers;
- The testing will be conducted at each location to obtain a suitable representation of the range of vibration levels that would occur from the tested plant.

10. Construction Soil and Water Management Sub-Plan

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14 and C18.

Measures are outlined in guidance from the Managing Urban Stormwater: Soils and Construction – Volume 1, 4th Edition, Landcom 2004.

Refer to Preliminary Site Investigation Concept Plan and Stage 1; William Clarke College,10 Morris Grove, Kellyville NSW (Ref. E25768.E01_Rev2), prepared by EI Australia in May 2023 for site condition for soil and groundwater.

10.1 Surface Waters Management

Site drainage is anticipated to follow with the site's topography. The regional topography surrounding the site has a gentle slope northwest. All site drainage is expected to flow into the municipal stormwater system or towards a dam within the northwestern portion of the site.

Stormwater outlets from the site may require sandbagging to filter stormwater migrating off-site. The following control measures should be implemented to minimise surface water runoff and must be in place prior to works commencing and assist in managing spills in the event of an environmental incident.

- Perimeter silt/ sediment fencing including temporary sediment traps or straw bales (where appropriate inside the site);
- Plant, equipment, and vehicles will be regularly inspected to ensure minimise leaks or spills and prevent pollution from being tracked either onto or from the site;
- Spill and sediment tracking off the site from vehicles leaving the site will be managed to minimise pollutant and sediment loads that could otherwise enter street stormwater catchment;
- Disconnecting and/ or capping/ sealing all services to underground stormwater and sewer connections either at ground level, as the pipes leave the site, or at the mains;
- Drain filters/sediment traps in front or near site entry points or shaker grids;
- Installation of tarps/coverings on-site waste bins during non-work hours to prevent materials blowing Stormwater flowing through the site should be avoided, if possible, stormwater should be diverted to run-off outside the site;
- Construction of stormwater diversion channels and linear drainage dumps with catch pits in the remediation area to divert and isolate stormwater from any contaminated areas; and
- Implementation of a sediment-specific management plan such as sediment fencing should be installed where stormwater may flow off-site.

Appropriate measures must be undertaken to ensure that potentially contaminated sediments and water do not leave the site. This could include, but is not limited to:

- Stormwater flowing through the site should be avoided, and if possible, stormwater should be diverted to run-off outside the site;
- Construction of stormwater diversion channels and linear drainage dumps with catch pits in the remediation area to divert and isolate stormwater from any contaminated areas; and

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- Implementation of sediment-specific management plan such as sediment fencing should be installed where stormwater may flow offsite.

10.2 Soil Stockpile Control

Soil materials to be stockpiled on site must be done in such a way that the material is well contained and surrounded with adequate erosion controls such as sediment fencing. If stockpiles are to remain onsite for an extended period, they must be covered with geofabric or heavy-duty plastic to avoid erosion. Stockpiles must be maintained to allow for identification in the case of them being used on-site.

10.3 Soil Management

10.3.1 Sediment Fencing

Geotextile sediment fencing is the most efficient and widely used sediment barrier for construction sites. These fences trap sediment while allowing water to leave the site. They retain suspended solids coarser than 20µm, are simple to construct, cost-effective and easily moved. For a construction site, sediment fences will be effective within the following parameters:

- Not designed to filter concentrated flows and therefore needs to be placed following the land contours whenever possible;
- It should last for up to six (6) months but requires regular maintenance and weekly checks. The performance of a sediment fence diminishes considerably when crushed by the delivery of building materials. It must remain vertical and keyed into the soil;
- Where the sediment fence is not installed correctly, water will inevitably flow through the point of least resistance forming a preferential pathway. Therefore, damaged fences must be repaired promptly;
- Sediment fences need to be trenched in at least 150mm and buried so that the water flows through and not underneath. Soil on both sides of the fence must be compacted to avoid seepage under the barrier; and
- If there needs to be a break in the fence for any reason (eg. an access point) a contour bank/diversion bank or bund needs to be constructed to direct water back to the fence. The sediment fence must have uphill returns at either end to prevent sediment from flowing around it.

10.3.2 Straw Baler Filter

Straw Baler Filters are suitable for low flows of water and are only recommended to be used in limited applications (eg. reducing velocity flow). Sufficient bales must be used across the site, if too few are used during a storm event this will likely increase erosion on the site.

10.3.3 Infrastructure and Drainage

Trenching for underground services should be carried out in such a manner that there is minimal rotation and vertical displacement of the original soil profile as the lower soil profile is more erodible. Pipes used for stormwater drainage should be sealed to minimise the risk of leakage. Drainage, sewerage and water infrastructure is to be regularly maintained and repaired to prevent leakages. Concrete of suitable strength and reinforcement cover is to be used for drainage structures and wherever contact with water and increased soil moisture is expected.

Watering or irrigation practices are to be managed to avoid excessive infiltration and water logging. Natural drainage patterns and infiltration rates must be maintained as far as practicable. Drainage should not be designed to discharge to groundwater or salinity affected areas that is likely to cause increased waterlogging adjacent to the road or that concentrated surface runoff. Direct runoff from paved areas into lined stormwater drains rather than along grassed channels as necessary. Groundwater extraction must not occur on the site.

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10.3.4 Stormwater

During development, hay bales and other temporary erosion control devices should be placed at appropriate locations in areas where concentrated flows are expected, and suitable dish drains should be constructed to retard flow and trap silt particles during heavy runoff. Temporary detention ponds in construction sites should be regularly monitored for water quality and cloudy water should be treated by flocculation with gypsum. This is critical before a storm event. Surface drains should be provided along the top of batter slopes or greater than 2.5 metres height to reduce the potential for concentrated flows of water flows slopes which may cause scour. Ensure an appropriate ratio of hard (impermeable) and permeable surfaces to avoid rainwater runoff infiltrating the ground in large volumes at any given location.

10.3.5 Diversion

Where required, stormwater can be diverted up-slope with diversion banks. Diverted stormwater should be discharged onto stable areas and should not be diverted into neighbouring properties (without written permission from landowners).

10.3.6 Stockpile Locations

All stockpiles are to be stored in a designated location (at least two (2)m from hazard areas) behind sediment controls. Stockpiles are to be protected from surface waters by using diversion banks up-slope and with sediment structures down-slope.

10.3.7 Maintenance

Maintenance of sediment and erosion controls are required to ensure their success. If a storm event occurs during construction, evaluating the effectiveness of the established controls is required. A key strategy in an effective maintenance program is the ongoing modification of controls to accommodate changing conditions and stages of development. This includes anticipating potential risks and being prepared for changes, such as storing extra sediment fencing material.

10.4 Site Stabilisation

Site stabilisation works will be undertaken with guidance from the Managing Urban Stormwater: Soils and Construction – Volume 1, 4th Edition, Lancom 2004.

Stabilisation and/or rehabilitation works are to be undertaken within 20 days of works being completed; or if an area will be left inactive for more than 20 days.

The following are required for site stabilisation and/or rehabilitation:

- Management of soil loss during construction works will be prevented by immediate stabilisation of exposed surfaces (e.g. use of Jute mesh and/or soil binder);
- Disturbed areas revegetated or mulched to minimise time that areas are exposed. Work front to be progressively re-vegetated as work progresses and where further disturbance from construction activities will be minimal;
- Construction vehicles kept to well defined haul roads;
- Maintain Sediment and Erosion Control Measures (Section 14) until:
    - Re-vegetation of disturbed areas with cover of no less than 75%;
    - Identified weed species are removed and other environmental weeds are controlled;
    - Sediment fences will be removed from the site once stable grass cover is achieved; and
    - Soil is suitably stabilised with no evidence of erosion gullies.

Disturbed areas will be stabilised and rehabilitated to reduce erosion potential.

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11. Flood Management Sub-Plan

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14, C18, and C24.

Refer to Flood Management Procedures prepared by Ozzbuild in February 2026, Ref. Rev 2-20260211 attached in **Appendix C**.

In the event of flood flow for small to large size events, including 1 in 1 year ARI (Annual Recurrence Interval), 1 in 5 year ARI and 1 in 100 year ARI, the following measures will be implemented:

- 1 in 1 year ARI: The flood flow is expected to be confined to the main watercourse channels, and not reach the site;
- 1 in 5 year ARI: The flood flow is unlikely to reach the site; and
- 1 in 100 year ARI: The flood flow is unlikely to reach the site.

In the event that flooding does occur onsite, the following mitigation measures will be required, which include; daily weather observations, securing of site, machinery and construction material when not in use, procedures for the removal of flood-sensitive machinery and construction materials, and an Emergency Response Plan to manage flood risk.
A strategy to maintain water management is to conduct a water quality monitoring program that includes the sampling, analysis and reporting of water quality from both within existing waterways or nearby waterways.

Furthermore, site flows from the site will be managed through:

- Bunding to direct site flows to stormwater drains or away from sensitive receptors;
- Drainage controls;
- Replace concrete patio slabs with pavers, flagstone, or bricks that allow water to soak between items; and
- Install a rain barrel to catch stormwater runoff.

11.1 Construction Phase Flood Risk

During construction, the site presents elevated flood risk compared to the completed development due to:

- Disturbed and compacted soils with reduced infiltration capacity;
- Stockpiles and construction materials that may be mobilised by floodwaters;
- Temporary drainage infrastructure with lower hydraulic capacity than permanent works;
- Potential for sediment, chemical, and waste mobilisation to receiving waters

11.2 Risk Classification

Flood risk during construction is classified in accordance with the NSW Floodplain Development Manual. Refer to **Table 6** for flooding risk and response.

Table 6. Flooding risk and response

Flood Category	AEP	Risk Level	Action Required
Minor flood	>5% AEP	Low	Monitor; implement erosion and sediment control measures
Moderate flood	1–5% AEP	Medium	Evacuate non-essential personnel; secure materials
Major flood	<1% AEP	High	Full site evacuation; emergency response
Probable Maximum Flood	Extreme	Extreme	Full emergency response; notify all agencies

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11.3 Flood Monitoring

The following resources will be used to track flood risk in real time:

- Bureau of Meteorology (BoM): rainfall forecasts, flood watches, and flood warnings and BoM Flood Warning Network www.bom.gov.au;
- NSW State Emergency Service (SES): flood warnings and emergency alerts www.ses.nsw.gov.au;

The following on-site monitoring will be maintained during construction:

- Daily review of BoM forecasts by the Site Environmental Representative (SER) or Site Manager;
- Visual inspection of site drainage, sediment basins, and waterway proximity following any rainfall event >10mm;

The following trigger threshold and measures are recommended (**Table 7**).

Table 7. Flooding trigger levels

Level	Threshold	Action
Level 1 Watch	• Rainfall forecast >25 mm in 24 hours; OR • Minor flood warning issued;	• Inspect and clear site drainage; • Secure or remove loose materials, waste, and stockpiles from low-lying areas; • Pre-position sandbags and temporary bunding at critical locations; • Brief all workers on flood risk and evacuation procedures; • Review and implement erosion and sediment control measures;
Level 2 Alert	• Rainfall forecast >50 mm in 24 hours; OR • Moderate flood warning issued;	• Secure materials and plant; • Restrict site access to essential personnel; • Notify subcontractors and key stakeholders; • Confirm evacuation routes are clear and accessible.
Level 3 Evacuate	• Major flood warning issued; OR • Site inundation imminent;	• Full site evacuation; • Notify emergency contacts; • Implement emergency response; • Do not re-enter site until flood waters have receded and site has been inspected and cleared.

11.4 Post-Flood Inspection and Reinstatement

Following a flood event, the following actions are required before construction resumes:

- Structural inspection of all temporary works, retaining walls, shoring, and formwork;
- Inspection and reinstatement of all erosion and sediment control measures;
- Assessment and clean-up of sediment deposition on and off site;
- Waste and debris collection and disposal via licensed contractor;
- Incident report prepared and submitted to the relevant authority as required;

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11.5 Equipment Management

In the event of heavy rains during construction, all equipment must be properly stored to prevent soil, lubricating oils, and other hydrocarbons from running off machinery/equipment.

11.6 Personnel Training, Evacuation and Refuge Protocols

- All site personnel to receive flood awareness training as part of site induction;
- Flood response procedures to be reviewed at toolbox talks prior to forecast severe weather events;
- Emergency evacuation drill to be conducted at project commencement;
- Installation of an alert system which may include an airhorn or loudspeaker to quickly and effectively notify all workers.

12. Wet Weather Management Sub-Plan

12.1 Access/Egress in Wet Weather

The following safety measures can be implemented to ensure the safety of workers and the general public including:

- Installing gravel in areas of high foot traffic areas and driveways;
- Installing temporary non-slip mats in high foot traffic areas;
- Installing silt fencing and/or temporary drainage channels to prevent water pooling onsite;
- Add additional lighting to prevent early morning/late afternoon injuries;
- Implement designated dry zones to give workers and visitors a safe place to change into appropriate footwear and clothing if necessary;
- Install additional signage in areas with uneven ground and slippery surfaces; and
- Ensure all walkways are clear of debris and materials.

13. Dust Control Sub-Plan

13.1 Air Monitoring and Controls

Dust shall be monitored during the construction works and must be managed by the site manager. If dust is created by the transport and movement of construction material, management options include, but are not limited to:

- Water carts to wet dust-prone surfaces;
- Mist cannons/dust suppression sprinklers on activities that generate dust; and
- Ceasing procedural works during extreme weather events such as high winds.

13.2 Dust Management

In the event that materials are required to be stockpiled on-site, they must be done in such a way that the material is well contained and surrounded with adequate erosion controls such as sediment fencing. If stockpiles are to remain onsite for an extended period, they must be covered with geofabric or heavy-duty plastic to avoid erosion. Stockpiles must be maintained to allow for identification in the case of them being used on-site.

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14. Odour Control Sub-Plan

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14.

14.1 Odour Monitoring and Controls

Odour shall be monitored during the construction works and must be managed by the site manager. If odours are created by the excavation and earth moving works and transport and movement of construction material, management options include, but are not limited to:

- Ceasing procedural works during extreme weather events such as high winds; and
- Odorous materials may be placed in a bunded area and covered with impermeable plastic sheeting.

If odours are reported on-site, the odours should be investigated by an environmental consultant and a landfill gas meter will be employed to detect O_2, CH_4, and H_2S (if suspected). Additionally, the environmental consultant will use a photonisation detector (PID) to detect volatile compounds. If the PID exceed >30ppm appropriate breathing masks must be worn by site workers. If reading exceeded >300ppm odour suppressants must be employed.

15. Waste Management Sub-Plan

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14.

15.1 Waste Re-Use, Recycling, Storage and Control

All wastes generated during the project are effectively stored, handled, treated, reused, recycled and/or disposed of lawfully and in a manner that protects environmental values.

The objectives include:

- Recycle or re-use uncontaminated spoil either on- or off-site;
- Recycle or re-use materials either on- or off-site;
- Manage off-site water re-use in accordance with relevant NSW EPA resource recovery exemptions and requirements; and
- Dispose of waste at appropriately licenced facilities.

The measurements used for these objectives include audits and management reviews. Weighbridge dockets, landfill receipts and consignment disposal confirmation are to be provided to the environmental consultant and site manager. A truck log will be kept by the site manager detailing disposed loads against on-site origin. All loaded trucks and other project-related heavy vehicles carrying materials to result in dust generation will be covered to prevent dust emissions during transport in accordance with relevant road regulations. Waste is to be disposed of within licensed landfills that shall be in accordance with NSW EPA guidelines. Waste that is disposed of in locations other than licenced landfills shall be penalised in accordance with the landowners and NSW EPA guidelines.

All soil material to be removed from the site must be classified in accordance with NSW EPA (2014) *Waste Classification Guidelines.* No soil material is to leave the site without such classification.

15.2 Construction Material Waste

Waste (including construction waste) to be disposed of within licensed landfills that shall be in accordance with EPA guidelines. Waste that is disposed of in locations other than licenced landfills shall be penalised in accordance with the landowners and EPA guidelines.

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15.3 Litter Control

All staff working on the project must dispose of litter (including wrappings, plastic takeaway containers, drink cans, cigarette butts and construction waste) in the appropriate areas. All litter produced on site is to be disposed of in accordance with EPA waste disposal requirements. A skip bin is required on-site for the collection of waste generated during the construction process. The skip bin must be located in close proximity to the construction area, however, must not obstruct or hinder construction processes. The skip bin requires appropriate coverage in the case of rain or wind to avoid unauthorised disposal of non-construction-related materials.

15.4 Bulk Earthworks

Refer to the construction program for anticipated excavation volumes.

15.5 Soil and Waste Disposal and Removal Off-Site

All soil material to be removed from the site must be classified by a suitably qualified environmental consultant in accordance with NSW EPA (2014) *Waste Classification Guidelines.* All soils to be removed off-site must be documented to comply with audit and management review processes. This includes, but is not limited to, weighbridge dockets, landfill receipts, consignment disposal confirmation, and truck logs for load disposal originating from the on-site origin. It is the responsibility of the site manager to ensure the collection, validation and archival process for all relevant documentation.

All waste to be removed off-site must be documented to comply with audit and management review processes. This includes but is not limited to, weighbridge dockets, landfill receipts, consignment disposal confirmation, and truck logs for load disposal originating from the on-site origin. It is the responsibility of the site manager to ensure the collection, validation and archival process for all relevant documentation. Construction waste is to be disposed of within licensed landfills that shall be in accordance with EPA guidelines. Waste disposal timing will be undertaken based on the construction stage. Skip bins are not to be overfilled and must be filled sufficiently to warrant the energetic expense of undertaking the transportation and disposal of waste.

15.6 Location and Design of Waste Management Facilities

All waste management controls onsite are required to:

- Skip or bulk bins are required to have tight-fitting lids;
- Be conveniently located to enable easy access for on-site movement and collection;
- Be incorporated with other loading/unloading facilities;
- Have sufficient space for the quantity of waste generated and careful source separation of recyclable materials;
- Have sufficient space to contain any on-site treatment facilities, such as compaction equipment;
- Have adequate weather protection and, where required, be enclosed or undercover;
- Be secure and lockable;
- Be well-ventilated and drained to the sewer; and
- Be clearly sign-marked to ensure appropriate use.

A sufficient quantity of skip or bulk bins should be provided for the separate storage of each type of construction and demolition material generated on site. This will assist in maximising source separation and resource recovery, while reducing the costs and quantity of materials disposed of at landfill. The size of the receptacles should be appropriate to the nature of waste generated and the available storage area.

As waste materials are generated, they must be segregated and placed in dedicated separate skips, builders site bins, or enclosed waste bays. In addition, separate receptacles for the safe disposal of hazardous waste types (e.g., batteries, lightbulbs, etc.) will be provided where applicable.

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Temporary toilets are to be installed on site during the site establishment phase within the rear of the site, outside of the area of demolition and construction. Waste collection will be routinely arranged with the supply company.

15.6.1 Space and Siting Requirements

The waste storage area will be located adjacent to the entrance to the site to enable access and allow sufficient space for the required skip bins and servicing requirements. The storage area will also be flexible in order to cater for change of use throughout demolition works. Where space is restricted, dedicated stockpile areas will be allocated onsite, with regular transfers to the dedicated skip bins for sorting and collections. The position of the designated waste holding area onsite may change according to building works and the progression of the development. Access, visual amenity and WHS will always be integral to the selection of waste storage area locations. Any stockpile locations will consider slope and drainage factors to avoid contamination of stormwater drains during rain events. All waste storage areas must be within the site boundaries and clearly signed.

15.6.2 Safety and Signage

The following safety measures should be considered for waste storage areas:

- Location should not interfere with sight lines of drivers entering or leaving the site.
- Skip bins should be clearly visible and located in well-lit areas.
- Safe paths of travel should be designated using reflective tape, barriers and cones.
- Skip bins must be secured and must not be over-filled to reduce risk of injury through bins moving and falling objects.

Standard signage will be installed in all waste areas, with all skip bins colour coded and labelled appropriately on all sides to allow clear identification of the type of waste to be deposited into each bin.

15.6.3 Servicing and Transport

The frequency of waste removal from site will be determined by the volume of materials deposited into the dedicated skip bins. Skip bins will be monitored on a daily basis by the site manager to ensure they do not overflow. If skip bins are reaching capacity, removal and replacement should be organised for within 24 hours. All skip bins leaving the site will be covered with a suitable tarpaulin to reduce spillage of waste while in transit. All waste collection for demolition works will be conducted between approved hours as per Council requirements (typically between 7am and 5pm Monday to Friday, and between 8am and 1pm on Saturdays). All waste generated on site will be transported to an approved and appropriately licensed resource recovery facility and/or landfill site.

15.7 Construction Waste Volumes and Management

The approach to construction waste management covers all construction phases and has been developed with consideration of the Hills Shire Council, NEPM and NSW EPA requirements. By identifying the estimated waste generation and management for the construction waste associated with this development, strategic processes for management have been developed. This ensures that all waste resulting from construction activities is managed in an effective, safe and environmentally aware manner. Specifically:

- To minimise the generation of waste to landfill;
- To maximise waste material avoidance and reuse on-site;
- To ensure that where practicable, an efficient recycling procedure is applied to waste materials; and
- To raise awareness among employees and subcontractors of their waste management responsibilities.

Management strategies reflect current best-practice requirements and relevant Sections of the

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Protection of the Environment Operations Act 1997 and the NSW EPA Waste Classification Guidelines, Part 1: Classifying Waste, as well as consideration of industry best practices for this type of development. It will be the responsibility of the site developers to ensure all contractors clearly specify where all wastes are to be transported, the capacity of the nominated facilities to receive/manage the waste and ensure that reports on management aspects (types, quantities and disposal pathways) are provided.
Note: The testing and classification of any excavated material is not covered in this report. Where necessary separate specialist testing will be conducted by a suitably qualified person.

Refer to **Table 8** for construction waste management.

Table 8. Construction waste management

	Destination		
Type of Material	**On-Site (Reuse or Recycle)**	**Off-Site**	**Disposal**
Excavation material	Excavated Material will need to be Classified as either VENM/ENM for it be considered suitable for reuse onsite or reused on another site. Or if classified as a Waste, then it will need to be disposed of to an appropriately licensed facility.	If material is considered a Waste ie General Solid Waste, then the material must be disposed of to an appropriately licensed facility. Excavation materials will be collected and classified in accordance with NSW EPA regulations. If the material is considered natural material (VENM or ENM) then it may be considered suitable to be utilized offsite at another property. However appropriate approvals and documentation will need to be kept for review.	Facility: TBA upon appointment of a contractor. It must be classified in accordance with NSW EPA regulations prior to lawful disposal within a licensed facility.
Concrete	No on-site reuse	Collected by contactor and disposed at concrete recycling facility	Facility: TBA upon appointment of contractor
Timber	No on-site reuse	Recyclable timber (untreated) will be collected and recycled at appropriate timber yard. Unrecyclable timber will be disposed at landfill	Facility: TBA upon appointment of contractor
Plasterboard	No on-site reuse	Collected by contactor and disposed at recycling facility	Facility: TBA upon appointment of contractor
Metal	No on-site reuse	Collected by specialist metal subcontractor for	Facility: TBA

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		recycling	upon appointment of contractor
Green waste	Where possible green waste material will remain on-site and be reused in landscape areas	Collected and disposed at green waste/mulching facility	Facility: TBA upon appointment of contractor. No disposal to landfill
Mixed hard plastics	No on-site reuse	Collected by contactor for recycling. Facility: TBA upon appointment with contactor	No disposal to landfill
Mixed recyclables	No on-site reuse or recycling	Separated on-site into dedicated receptacles. Collected by the waste subcontractor for recycling	Facility: TBA upon appointment of contractor. No disposal to landfill
General waste	No on-site reuse or recycling	Separated on-site into dedicated receptacles. Collected by the waste subcontractor for disposal to landfill	Facility: TBA upon appointment of contractor

All potentially recyclable materials are to be separated and stored on-site for an appointed waste/recycling contractor to inspect and determine the suitability of the material for recycling (or even reuse). If approved for either action, then the contractor can then remove the items. For materials that are not designated as potentially able to be reused or recycled, then they are to be disposed of at a landfill licenced to receive those specific materials.

16. Groundwater Management Sub-Plan

Based on regional geology and hydrogeology, standing water level is anticipated to be approximately 60m bgl. Risk of groundwater impact from site construction is considered low. However, construction works may create contamination event/s that could lead to groundwater infiltration if left unmanaged.

16.1 Construction Materials Contaminants of Concern

The primary groundwater contamination risk for this project is from construction materials, potential contaminants and their sources are identified below (**Table 9**).

Table 9. Construction Materials Contaminants of Concern and Migration Pathway

Construction Material / Activity	Potential Contaminant	Migration Pathway
Concrete batching and placement	pH (alkaline leachate), Calcium, Sodium	Leaching through soil profile via fractures
Grouting (cementitious)	pH, silica, cement additives	Direct injection or surface leaching
Bitumen / asphalt placement	TRH, PAHs, BTEX	Surface runoff and leaching
Treated timber (sleepers, formwork)	Copper Chrome Arsenate (CCA)treated; creosote (PAHs)	Leaching from contact with soil/water
Hydraulic fluids / lubricants (equipment)	TPH, mineral hydrocarbons	Spills
Drilling fluids	Bentonite, polymer additives	Direct injection via borehole
Reinforcement coatings	Zinc, epoxy compounds	Leaching from stockpiles or placement areas

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16.2 ANZG 2018 Groundwater Assessment Criteria

If investigation is required, Groundwater shall be analysed and compared against the following ANZG 2018 and NEPM 2013 site assessment criteria.

17. Unexpected Finds Protocol

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C14.

Environmental incidents have the potential to occur during this type of works. For the purposes of this UFP, environmental incidents include matters such as:

- Chemical spills and leaks including hydrocarbons;
- Fires;
- Discovery of Asbestos;
- Discovery of undocumented underground infrastructure;
- Discovery of potentially significant cultural items;
- Aerosolised contamination including dust;
- Discharges of contaminated waters to the environment;
- Discovery of odours;
- Discovery of staining;
- Discovery of buried waste/building materials;
- Clearing or damage to vegetation outside of the designated clearing areas; and
- Breaches of the hygiene management actions.

The environmental management representative is to be informed of any potentially notifiable environmental incidents under the POEO Act and Conditions of Approval immediately. All incidents are to be reported within 24 hours.

An incident report will be prepared for any incident or potential incident with actual or potential significant off-site impacts on people or the biophysical environment. A report outlining the basic facts will be supplied to the Hills Shire Council within 24 hours of the incident. A further detailed report will be prepared and submitted following an investigation of the causes and identification of necessary corrective action and additional preservative measures within five (5) days.

The cause or impacts of any incident as it relates to the Conditions of Approval will be addressed as per the Secretary of the Hills Shire Council and NSW EPA guideline requirements. Environmental incidents do not include matters where there is no impact, or no risk of impact, to the environment or do not cause concern for external groups, for example, a routine variance to compliance with this ERMP. All works must be carried out in accordance with relevant Australian Standards, NEPM and NSW EPA guidelines.

17.1 Unexpected Contamination Including Buried Waste and/or Building Materials

In the event that any unexpected materials or contamination are discovered, all works in the area must cease, and the environmental consultant is to be engaged for assessment. The environmental consultant will be required to document and report all discoveries of unexpected materials and follow the appropriate assessment, remediation and validation process. All unexpected findings and assessment documentation, including waste disposal receipts, must be retained by the site manager. The environmental consultant will prepare a remedial approach based on the identified contamination. All reporting stages and procedures are to be undertaken in accordance with the NEPC, National Environment Protection (Assessment of Site Contamination) Measures (NEPM), 2013; NSW EPA, *Consultants Reporting on Contaminated Land: Contaminated Land Guidelines,* 2020; NSW EPA, *Contaminated Land Guidelines*, *Sampling Design Part 1 – Application*, 2022; NSW EPA, *Waste Classification Guidelines Part 1: Classifying Waste,* 2014.

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17.2 Unexpected Finds – Aboriginal and Non-Aboriginal Heritage

The site is not listed on the Australian Heritage database or the Australia National Heritage List for Aboriginal and Non-Aboriginal items, therefore, the discovery of Aboriginal and Non-Aboriginal items is unlikely.

Indigenous and non-indigenous heritage is protected by the *Environment Protection and Biodiversity Conservation Act 1999*, the *Aboriginal and Torres Strait Islander Heritage Protection Act 1984* and the *Protection of Movable Cultural Heritage Act 1986*.

If items or materials are identified or suspected to be present, a ***Stop Work*** is to be implemented and a suitably qualified consultant is to be engaged to undertake the following assessment:

- Preliminary Aboriginal Cultural Heritage Investigation (Level 1)
- Aboriginal Cultural Heritage Assessment (Level 2)

Based on the outcome of the assessment, work can only recommence on site once the heritage consultant or suitably qualified person has completed the assessment and considers the site suitable for continued works.

17.3 Discovery of Contaminated Soils

In the event that contaminated land is discovered, all works must cease, and the supervisor and environmental consultant are to be notified immediately. The area is to be fenced off with a 10m perimeter and any potential surface runoff is to be diverted away from the contamination zone. The site supervisor is to record all details and provide them to the environmental consultant. From then, the environmental consultant will notify the relevant stakeholders and will prepare an Unexpected Finds Notification. All work will cease in that area until written instructions are given. The environmental consultant will be required to document and report all discoveries of unexpected materials and follow the appropriate assessment, remediation and validation process. All unexpected findings and assessment documentation, including waste disposal receipts, must be retained by the site manager.

17.4 Interception of Groundwater

In the event that groundwater is intercepted, all works must cease, and the supervisor and environmental consultant are to be notified immediately. The site supervisor is to record all details and provide them to the environmental consultant. From then, the environmental consultant will notify the relevant stakeholders and will prepare an Unexpected Finds Notification. All work will cease in that area until written instructions are given. The environmental consultant will be required to document and report all discoveries of unexpected materials and follow the appropriate assessment, remediation and validation process. All unexpected findings and assessment documentation, including waste disposal receipts, must be retained by the site manager.

A Dewatering Management Plan (DWMP) is required if groundwater is anticipated.

17.5 Discovery of Odours

If odours are reported on-site, the odours should be investigated by an environmental consultant and a landfill gas meter will be employed to detect O_2, CH_4, and H_2S (if suspected). Additionally, the environmental consultant will use a photonisation detector (PID) to detect volatile compounds. If the PID exceed >30ppm appropriate breathing masks must be worn by site workers. If reading exceeded >300ppm odour suppressants must be employed.

17.6 Discovery of Staining

In the event that staining is discovered, all works must cease, and the supervisor and environmental consultant are to be notified immediately. The site supervisor is to record all details and provide them to the environmental consultant. From then, the environmental consultant will notify the relevant stakeholders and will prepare an Unexpected Finds Notification. All work will cease in that area until written instructions are

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given. The environmental consultant will be required to document and report all discoveries of unexpected materials and follow the appropriate assessment, remediation and validation process. All unexpected findings and assessment documentation, including waste disposal receipts, must be retained by the site manager.

17.7 Unexpected Contamination Procedure

In accordance with William Clarke College SSDA Conditions of Consent for Stage 1 Works Responsibility Matrix (SSD-35715221 MOD-2) for Section C20.

Prior to the commencement of any construction, the Applicant must prepare an unexpected contamination procedure to ensure that potentially contaminated material is appropriately managed. Where any material identified as contaminated is to be disposed off-site, the disposal location and results of testing submitted to the Planning Secretary prior to its removal from the site.

18. Incident Management Contingency

If an unexpected incident occurs the person responsible for the site must be contacted immediately. If the incident is related to any spills and leaks, contact an environmental specialist within 24 hours.

18.1 Contingency Management

On-site conditions can vary over sites; therefore, the CEMP must be dynamic and capable of adapting to unexpected conditions and materials. Unexpected conditions and materials can result in harm to human and environmental health and must be managed appropriately. The table below (**Table 10**) summarises conditions and materials which may be discovered during work.

Table 10. Unexpected conditions and remedial actions

Unexpected Condition/Material	Remedial Action
Medical emergency	Immediate "All Stop." Administer first aid by certified personnel; Clear accessways for emergency services; Follow all applicable WHS procedures; Notify all relevant personnel immediately.
Excessive dust	Use mist cannons of dust generating activities; employ water carts to wet site roads.
Excessive rain/flooding	Maintain stormwater divergent channels and drainage sumps; maintain site roads and cover high traffic areas with gravel; cover stockpiles with heavy-duty plastic and surround with sediment fencing; shut down the site until stormwater is manageable.
High winds	Secure all equipment; stop all high works and excavations; cover stockpiles with heavy-duty plastic and wet grounds to prevent dust; shut down the site until winds are manageable.
Excessively wet materials	Leave in-situ if already stockpiled, dewater; surround with sediment fencing.
Sediment pond water for discharge, analytical exceedance	Perform water in-situ treatment methods until acceptable analytical levels are reported. Arrange off-site disposal by an appropriately licenced contractor.
Excessive odours	On-site scientist to constantly monitor with PID; site manager is to upgrade PPE if necessary.
Excessive noise	Identify source of noise, inspect equipment and repair accordingly; provide noise silencers if necessary.
Compliant management	Notify the site manager and principal environmental consultant. Report complaints as per internal WHS plan procedures.

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Sediment fence failures	Cease works and repair; change sediment control method (hay bales, geofabric).
Oil/fuel spill	Cease works, refer to WHS plan, utilise spill kit, and move source to above impermeable surface.
Chemical spill	Cease works, refer to WHS plan, and notify environmental consultant immediately.
Utility strike	Evacuate area immediately (upwind for gas); notify site manager to call utility provider and emergency services; utilise the most recent DBYD to isolate the line; conduct GPR (Ground Penetrating Radar) scan before restarting.
Equipment/ Machinery failures	Maintain spare parts, maintain alternate rental options.
Discovery of cultural and/or building heritage items	Cease works and notify the environmental consultant immediately.
Discovery of drummed material	Cease works and notify the environmental consultant immediately.
Asbestos Containing Material (ACM)	Cease works and notify the environmental consultant immediately. Employ appropriate PPE, wet the area to limit dust generation, cover it with heavy-duty plastic and create a 10m exclusion zone around the area.
Non-spreadable sludge	Contact environmental consultant; employ appropriate PPE, segregation and bunding of discovered material, use of odour suppressant; cover with heavy duty plastic; environmental consultant to employ appropriate sampling of material; offsite disposal will require appropriate waste classification.
Structure instability	Cease works and notify the structural engineer immediately; evacuate the area.

18.2 Non-Compliances

If any works are suspected of not following procedures outlined in the CEMP or any other document that governs the procedural work procedures, this will be reported immediately to the principal environmental representative. The engaged environmental consultant has the authority to cease all procedural works until the issue is resolved.

19. Monitoring and Review

19.1 Noise and Vibration Performance Monitoring and Review

Noise monitoring, if required, will be performed by an acoustical consultant directly engaged by the contractor in accordance with the projects Conditions of Consent. Noise monitoring is recommended to be undertaken by attended noise measurements at the start of any new phase of works (i.e., demolition, excavation or remediation works etc.). The statistical parameters to be measured should include the following noise descriptors: LAmin, LA90, LA10, LA1, LAmax and LAeq. Unattended noise measurements should be conducted over consecutive 15-minute periods. The survey methodology and any equipment should comply with the requirements discussed in Standard AS 1055.1-1997. In addition, as part of the management of noise from proposed works, the following noise measurements are recommended to be undertaken.

- Attended noise level measurements of typical demolition activities should be undertaken at site;
- Attended noise surveys of the site and surrounding impacts on neighbours should be undertaken during the following as a minimum:

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- Start of partial demolition; and
- In response to any ongoing complaints received from neighbours.

Vibration monitoring should be undertaken including the following:

- Vibration Monitoring to include long term continuous vibration logging if required;
- Monitors set to record maximum vibration levels including Peak Particle Velocity (PPV) magnitudes;
- Monitors are required to be SMS enabled such that any events recorded above 'alert levels can be instantaneously sent to suitable builder, acoustic consultant and contractor representatives;
- In the event results are received above 'alert levels the following response to events are required as detailed in the table below (**Table 11**);
- Vibration monitoring should be undertaken for the designated periods of demolition as a minimum or on agreement with neighbouring stake holders in the event monitoring details no negative impacts during the demolition portion of the project; and
- Vibration monitoring to be undertaken during the excavation stage of the project, for works generating vibration, if any.

19.2 Waste Materials Monitoring and Review

It is recommended that the following measures be taken for demolition and excavation waste management to provide reliable waste generation figures:

- Compare projected waste quantities with actual waste quantities produced;
- Conduct waste audits of current projects (where feasible);
- Note waste generated and disposal methods;
- Look at past waste disposal receipts; and
- Record this information to help in waste estimations for future waste management plans.

Records of waste volumes recycled, reused or contractor removed are to be maintained. Additionally, dockets/receipts verifying recycling/disposal in accordance with the WMP must be kept and presented to Hills Shire Council or NSW EPA if and when required.

Daily visual inspections of waste storage areas will be undertaken by site personnel and inspection checklists/logs recorded for reporting to the Site Manager on a weekly basis or as required. These inspections will be used to identify and rectify any resource and waste management issues. Waste audits are to be carried out by the Building Contractor to gauge the effectiveness and efficiency of waste segregation procedures and recycling/reuse initiatives. Where audits show that the above procedures are not carried out effectively, additional staff training should be undertaken, and signage re-examined.

19.3 CEMP Review

During works, the site manager must be on site to ensures that all workers follow the Occupational Health and Safety guidelines and relevant NEPM and NSW EPA guidelines. If any unexpected incident occurs in regard to the environmental condition of the site and/or surrounding area, contact an environmental consultant.

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Table 11. Checklist

Process	Responsible Party	Frequency
Inspection of work site during all works to evaluate the effectiveness of the environmental controls. Any maintenance or deficiencies in the environmental controls should be recorded and actions including notifying the relevant consultants should be prioritised.	site manager and/or principal contractor	Weekly and post rain fall event
Record keeping of correspondence with public authorities, regulatory licences, permits, environmental plans, environmental training documents.	site manager and/or principal contractor	As required
Management review including effectiveness of environmental controls, training and induction processes, compliance with statutory and regulatory guidelines.	site manager and/or principal contractor	Monthly

20. Environmental Action Monitoring

Any monitoring results that exceed set criteria require immediate notification to the site manager/principal contactor to act on quickly and notify the appropriate regulatory authorities. Refer to **Table 12** for the action and monitoring checklist.

Table 12. Action and Monitoring checklist

Environmental Action	Objective	Target	Measurement	Performance Indicator
Noise and vibration	To comply with legislative requirements and ensure that noise and vibration from demolition activities does not cause environmental harm/impact	No valid noise / vibration complaints resulting from demolition works for the duration of demolition	No complaints lodged in the database for the duration of demolition	0 events
		No noise and vibration impacts on external receptors		
		Undertake work activities through reasonable means in addressing project specific noise/vibration management levels	Logger to track noise and vibration data	Meet set target or below
Soil and water	To comply with legislative requirements and ensure that water discharged off-site from demolition and erosion and	No sediment impacts to the surrounding environment and waterways as a result of the works	Daily visual monitoring, weekly and/or post rainfall records and reporting including water quality data	0 off-site impacts

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	sediment control activities does not cause environmental harm/impact	No off-site water quality impacts as a result of erosion and sediment controls and/or on-site contamination event		
		All waste to be disposed/discharged in accordance with legislation	Records of all waste removal including disposal receipts, weighbridge dockets, reports	
		No spills, uncontrolled releases or incidents	Incidents or spills to be recorded in an Environmental Incident and Complaint Report	0 events
Air quality	To comply with legislative requirements and ensure that air quality from demolition activities does not cause environmental harm/impact	No exceedances of air quality goals as per the NSW EPA NAQ	Dust and gas monitoring during demolition works	0 exceedances of air quality goals and/or trigger levels
Hazardous materials and waste management	To ensure that hazardous / contaminated material from demolition activities is disposed of in accordance with legislative requirements.	No environmental incidents or pollution events occur	All transport of any found contaminated material will be tracked	0 events
			No pollution events of the surrounding environmental and water ways by contaminated material	
Biodiversity and cultural heritage	To comply with legislative requirements and ensure the protection of flora, fauna and archaeological material are protected from demolition activities	No unapproved vegetation or habitat removal; no injury or death of native animal species	Daily visual monitoring, adherence to relevant plans	0 events
		Compliance with cultural stop work order in the event of archaeological finds		

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Traffic, access and pedestrian	To comply with legislative requirements and in accordance with the CTMP and CTPMSP

21. Health and Safety Sub-Plan

Refer to the Work Health and Safety Management Plan prepared by Ozzbuild Group Pty Ltd.

Measures are outlined in guidance from the Occupational Health and Safety Management Systems – AS/NZS 4801:2001.

21.1 Work Health and Safety Plan

The site manager is responsible for implementing a site-specific Work Health and Safety Plan (WHS Plan) prior to procedural works in accordance with relevant Australian Standards, NEPM and NSW EPA guidelines. The WHS Plan must identify and assess risks that may be imposed on-site workers, occupants and the public.

The WHS Plan should detail subjects including vehicle decontamination, suitable Personal Protective Equipment (PPE) and safety controls. The WHS plan must be read and understood by Site Workers as part of their site induction, prior to beginning any procedural works.

Refer to Action Plan prepared by site manager.

22. Regulatory Approvals and Licenses

22.1 Duty to Report

Under Section 60 of the *Contaminated Land Management Act 1997*, the owner of the land that has become contaminated, whether before or during the owner's ownership, must notify the NSW EPA in writing.

22.2 State Environmental Planning Policy (Resilience and Hazard) 2021

The State Environmental Planning Policy (Resilience and Hazard) 2021 sets the regulatory framework for contaminated land and remediation works for NSW.

22.3 Asbestos

Asbestos must be managed in accordance with the Work Health and Safety Act (2011), the Work Health and Safety Regulation (2017), How to Safely Remove Asbestos: Code of Practice, SafeWork NSW Codes of Practice and NSW EPA (2014) *Waste Classification Guidelines*. Asbestos removal must be completed under the supervision of a NSW Licensed Asbestos Assessor (LAA) and by a licensed Asbestos removalist appropriately licensed to carry out Class A (friable) or Class B (non-friable) removals. SafeWork NSW must be notified by the licensed Asbestos removalist contractor 5 days before the Asbestos removal work is scheduled to commence.

Asbestos air monitoring should be undertaken at the site while Asbestos removal works within areas suspected to be contaminated with Asbestos are being completed. The Asbestos removal contractor is required to notify SafeWork NSW if respirable Asbestos fibre levels reach or exceed 0.02 fibres/mL. Asbestos air monitoring must be undertaken in accordance with SafeWork NSW Codes of Practice.

Part 7 of the POEO (Waste) Regulations 2014, details the special requirements relating to Asbestos waste and must be followed when dealing with Asbestos waste transportation and disposal.

The general requirements applying to the transportation of Asbestos include:

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admin@neoconsulting.com.au
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- Bonded Asbestos must be securely packed at all times during transportation (i.e. wrapped in a double layer of heavy-duty plastic);
- Friable Asbestos must be kept in a sealed container at all times during transportation;
- Asbestos-contaminated soils must be wetted down;
- All Asbestos waste (other than bonded or friable Asbestos material) including Asbestos contaminated soils must be covered and leak-proof during transportation; and
- Reporting on the transportation of Asbestos waste must follow Section 79, Part 7 of the POEO (Waste) Regulations 2014.

The general requirements applying to the disposal of Asbestos include:

- Only appropriately licensed landfill facilities are allowed to receive Asbestos waste;
- The person transporting the Asbestos waste must notify the landfill facility Manager that the load contains Asbestos;
- Unloading the Asbestos waste must be done so that no dust is generated and employ dust suppression techniques; and
- Once deposited at the licensed landfill facility, Asbestos waste is to be stored appropriately.

22.4 NSW Water Construction Dewatering License

If groundwater is reached during excavations for the inground pool, a Dewatering Management Plan is required. This will oversee the process for the groundwater that may need to be discharged off-site. Prior to any discharge of groundwater off-site, a license is required from NSW Water.

22.5 Additional Licensing

Transporters of contaminated waste are required to be appropriately licensed to transport waste material. Waste classification documentation and landfill facility receipts must be kept on file for the site's validation program.

23. Maintenance Schedule and Procedures

During work, the site manager must be on-site to ensure that all workers follow the Occupational Health and Safety guidelines and relevant NSW EPA guidelines. If any unexpected incident occurs in regard to the environmental condition of the site and/or surrounding area, contact an environmental consultant.

24. Conclusion

This CEMP is to remain in place for the duration of construction works. This plan is considered a living document and should be updated as required which may include at the following times:

- Changes in conditions on-site;
- Ineffective control measures;
- Regulatory revisions, updates or new releases; and
- Revision to the proposed site activities.

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Limitations

NEO Consulting performed the services in a manner consistent with the normal level of care and expertise exercised by members of the environmental consulting profession. No warranties, express or implied are made. All conclusions and recommendations regarding the site are the professional opinions of NEO Consulting personnel involved with the project, subject to the qualifications made above. NEO Consulting assumes no responsibility or liability for errors in any data obtained from regulatory agencies, statements from sources outside of NEO Consulting, or developments resulting from situations outside the scope of this project. NEO Consulting will not be liable to revise the report to account for any changes in site characteristics, regulatory requirements, assessment criteria or the availability of additional information, subsequent to the issue date of this report. NEO Consulting is not engaged in environmental consulting and reporting for the purpose of advertising sales promoting, or endorsement of any client interests, including raising investment capital, recommending investment decisions, or other publicity purposes.

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APPENDIX A

Construction Traffic Management Plan

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CONSTRUCTION TRAFFIC MANAGEMENT PLAN

OZZBUILD Pty. Ltd.

William Clarke College 10 Morris Grove, Kellyville NSW 2155



December 15th, 2025

ALI FAYAD - SYDNEY TRAFFIC
Unit 50, 45-51 Huntley Street, ALEXANDRIA NSW 2015

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2 ABOUT THE PROJECT.

2.1 Background

The project undertaken comprises car park upgrades, stormwater infrastructure upgrades including associated road works, construction of new driveways, and new landscaping works, including all associated civil works necessary to achieve compliance with the approved design and relevant OZZBUILD PTY LTD standards.

Company Responsible for the Construction: OZZBUILD PTY LTD.

Contact Person(s): Tom Gordon

Phone Number: 0421 949 604

Email: tom@ozzbuild.com.au

Ryan Ward
Managing Director, Ozzbuild Pty Ltd

Email: ryan@ozzbuild.com.au

This CTMP has been prepared by an engineer who holds the Transport of New South Wales Prepare a Work Zone Traffic Management Plan (PWZTMP) accreditation, detailed as follows:

Document Review

Name	Issued by	Dated	Review date
CTMP R1	Ali Fayad - TCTPWZ#: 1011477	15/12/2025	

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2.2 Location



Image 1 Site Location

10 Morris Grove, Kellyville NSW 2155 is located on a Local Road.

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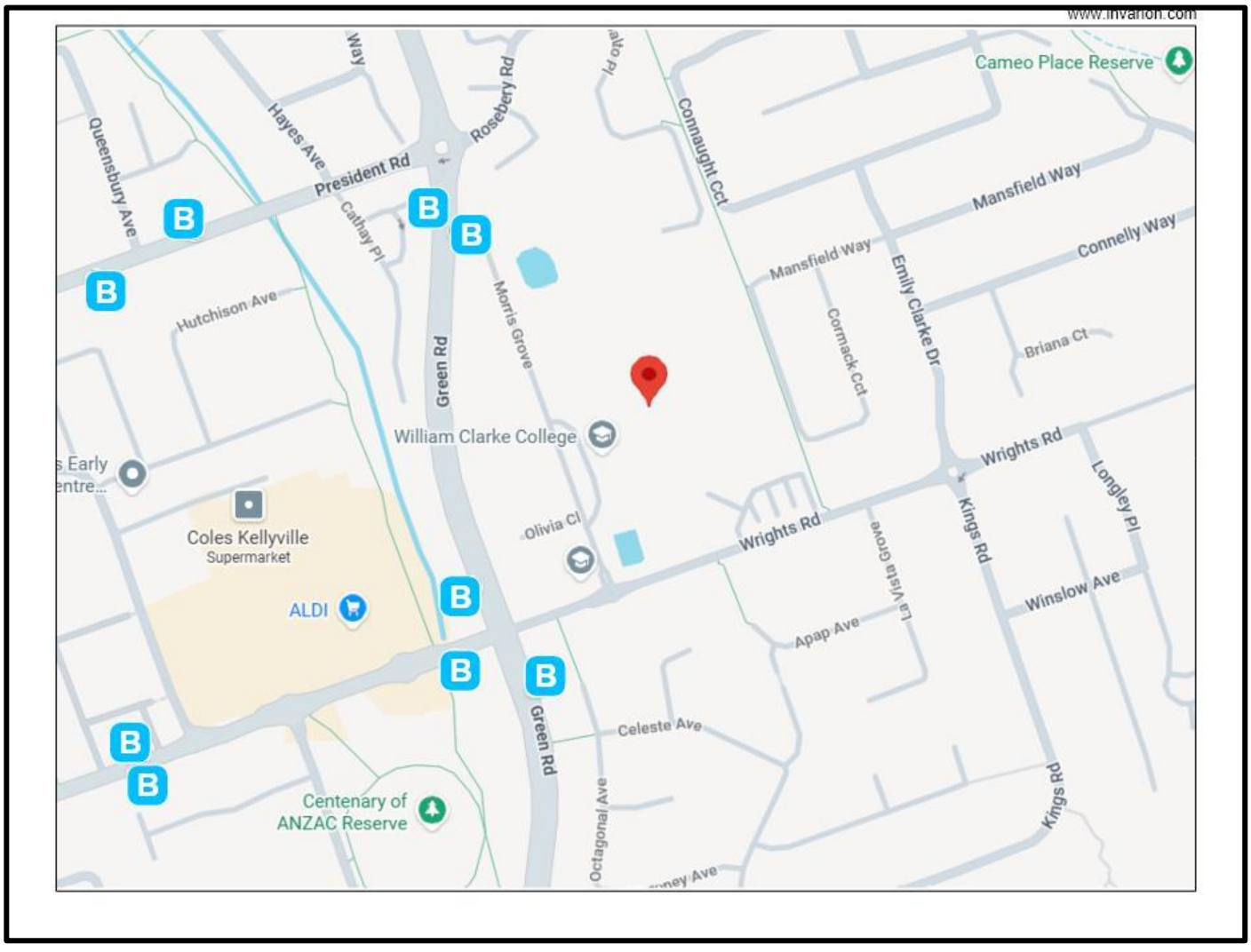
Public Transport Facilities



Public Transport Facilities (Image 2, Google Images)

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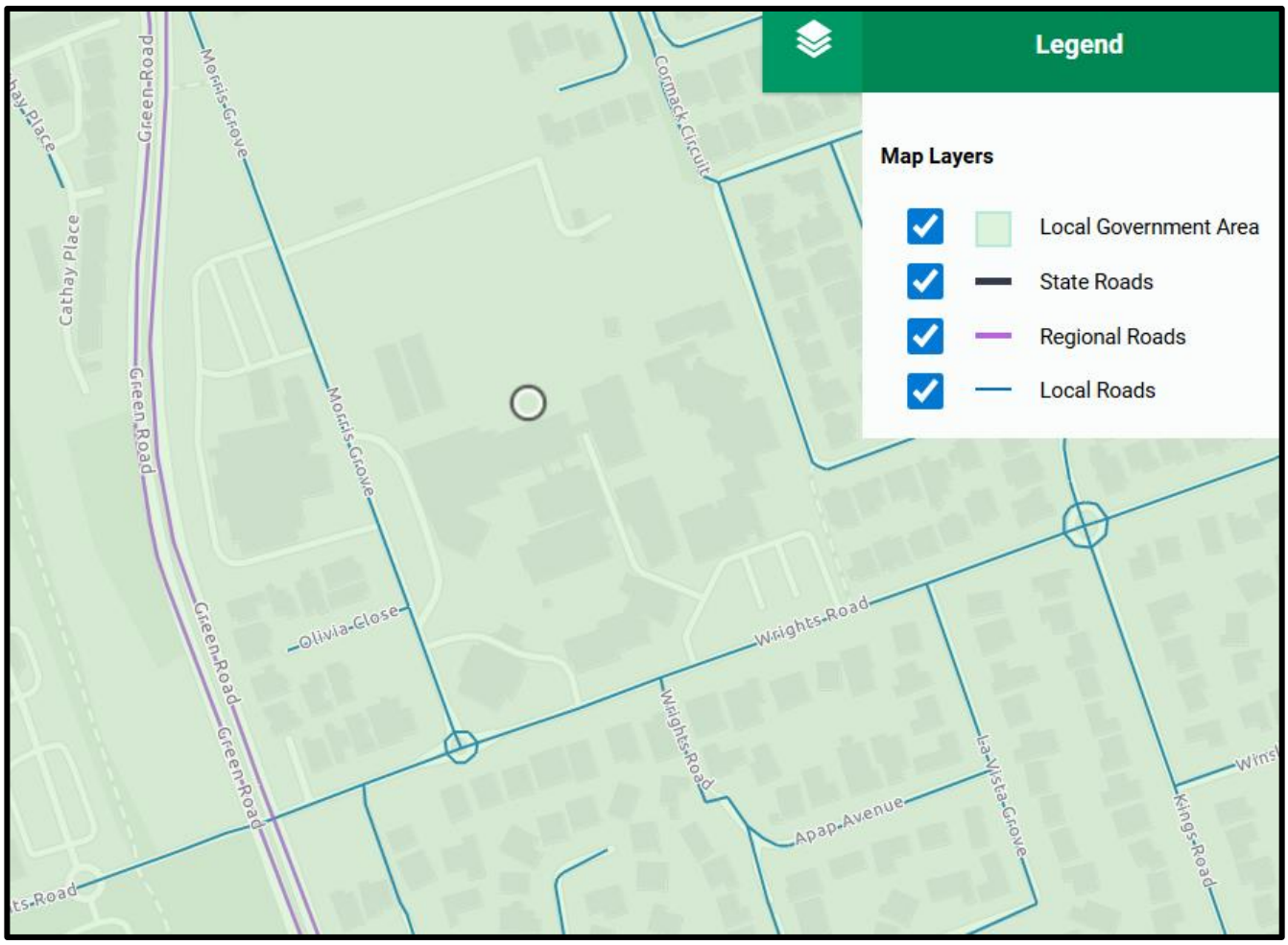

Road Network Configuration (Image 3, NSW Road Network Classifications)

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2.3 Purpose

The purpose of this Construction Traffic Management Plan (CTMP) is to The Hills Shire Council requirements and describe how OZZBUILD PTY LTD proposes to manage traffic and pedestrian movement safely whilst carrying out their respective activities. It is also to ensure public safety and minimize any impact to the adjoining pedestrian and vehicular traffic systems. Confirming appropriate measures have been considered for site access, storage, and the operation of the site during all phases of the construction process in a manner that respects adjoining owner's property rights and projects amenity in the locality, without unreasonable inconvenience to the community. The CTMP is intended to minimize the impact of construction activities on the surrounding community, in terms of vehicle traffic (including traffic flow and parking) and pedestrian amenity adjacent to the site.

2.4 Objectives

The key objectives of this CTMP are:
To satisfy the key legal requirements related to Traffic, Transport and Access;

- To ensure no one is injured on the project and there is no property damage;
- To maximize the value and outcomes of traffic monitoring activities;
- To minimize delays to traffic and consider the needs of all road users; and
- To ensure compliance with relevant specifications and the TfNSW – 'Traffic Control at Work Sites' Handbook Version 6

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2.5 Responsibilities

The development requires highly coordinated efforts from several agencies:

2.5.1 OZZBUILD Pty Ltd:

- Co-ordinates the logistics for holding the works, Marshalling/ Programming,
- Arranges advertising for road closure locations, times, other traffic disruptions / delays and alternative route information via letterbox drop.
- Provides traffic information signposting as identified in the CTMP and associated Traffic Control Plan (s) (TCPs).
- Provides resources and traffic management infrastructure for traffic control and road closures as identified in the CTMP.

2.5.2 Sydney Traffic:

- Prepares the Construction Traffic Management Plan and Traffic Control Plans.
- Monitor traffic and pedestrians on all roads and footpaths approaching the work location to minimize pedestrian/traffic congestion on the day.
- Provides traffic information signposting as identified in the Traffic Control Plan (s) (TCPs).
- Provides resources and traffic management infrastructure for traffic control and road closures as identified in the CTMP.

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3 CONSTRUCTION

3.1 Construction Activities

STAGE	***ESTIMATED DURATION***
Demolition	05/01/2026 – 23/01/2026
Excavation	24/01/2026 – 31/01/2026
Stormwater civil works	02/02/2026 – 14/02/2026
Concrete	16/02/2026 – 28/02/2026
Asphalt	02/03/2026 – 07/03/2026
Landscape	09/03/2026 – 13/03/2026

The estimated duration of the project is 10 weeks from starting works.

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3.2 Working Hours

Permitted Construction Hours – The Hills Shire Council
Construction activities associated with this project will be undertaken in accordance with The Hills Shire Council's permitted construction hours, as follows (or as otherwise required by specific development consent conditions):

- **Monday to Friday:** 7:00 am – 6:00 pm
- **Saturday:** 8:00 am – 5:00 pm
- **Sundays and Public Holidays:** No construction works permitted

All works will comply with The Hills Shire Council's Construction Code of Practice (where applicable), the Protection of the Environment Operations Act and relevant Australian Standards to ensure the minimisation of impacts on the surrounding community, including noise, vibration, dust, sediment control, and construction-related traffic. Where works outside these standard hours are required, a separate application must be submitted to and approved by Council prior to commencement.

Excavation, demolition, piling, and construction works involving the use of heavy machinery, rock breakers, or similar equipment must only be undertaken between 7:00 am and 6:00 pm Monday to Friday, and between 8:00 am and 5:00 pm on Saturdays, in accordance with The Hills Shire Council requirements. Such works must not be carried out on Sundays or public holidays unless otherwise permitted by the conditions of development consent.

All works must comply with The Hills Shire Council's applicable Construction and Demolition guidelines, the Protection of the Environment Operations Act, and Australian Standard **AS 2436–2010: Guide to Noise Control on Construction, Maintenance, and Demolition Sites**, ensuring that noise, vibration, dust, and other potential impacts on the surrounding community are minimised.

Works may be undertaken outside the permitted hours only where:

- They are required in an emergency to prevent loss of life, protect property, or prevent environmental harm; or
- A written approval for **Out-of-Hours Works** has been obtained in advance from **The Hills Shire Council**, including any required community notification.

3.3 Work Zones

Work Zone 1 is approximately 25 m adjacent to the front of Property No. 10, Morris Grove, Morris Grove NSW 2155.

Work Zone 2 is approximately 25 m adjacent to the side of Property No. 10, Morris Grove, at Wrights Road, NSW 2155.

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3.4 Ingress/Egress of Vehicles

Adequate advanced warning and directional signage will be placed upon entry and exit of the site.

All loading/unloading will take place within the work zone adjacent to the front of Property No. 10, Morris Grove, Morris Grove NSW 2155 and adjacent to the side of Property No. 10, Morris Grove, at Wrights Road, NSW 2155**.**

No construction vehicles should obstruct any pedestrian crossings or footpaths.

No construction vehicles should queue/layover on any road without approval from the Council.
All exiting trucks will be loaded to their prescribed weight limits. All trucks will be covered by tarpaulin or like prior to exiting as required.
All trucks leaving the site shall be monitored, having had access to unpaved or contaminated areas shall deposit via a wheel wash facility to prevent mud, dust, or debris from being deposited on Council Roads. The wheel wash facility shall be constructed prior to any truck movements occurring. Water from the wheel wash facility must not cause pollution. Any direction of council with regards to cleaning trucks or the clean-up of Road Pavements adjoining the site shall be complied with immediately.

Traffic control must be on-site at all times whilst activities are outside the property boundary to monitor the ingress/egress of vehicles to site and ensure the safety of vehicles and pedestrians passing site for the duration of work.

This CTMP and all plans associated with it should be given to all drivers visiting the site prior to arrival.

Given the low levels of work, frequency and more specifically the size of vehicles, unrestricted movements to and from site will apply. The routes outlined below serve as the recommended routes to be used.

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3.4.1 Ingress Route Site 1

7 Olivia Cl
Kellyville NSW 2155

↑ Head south on Green Rd towards Wrights Rd

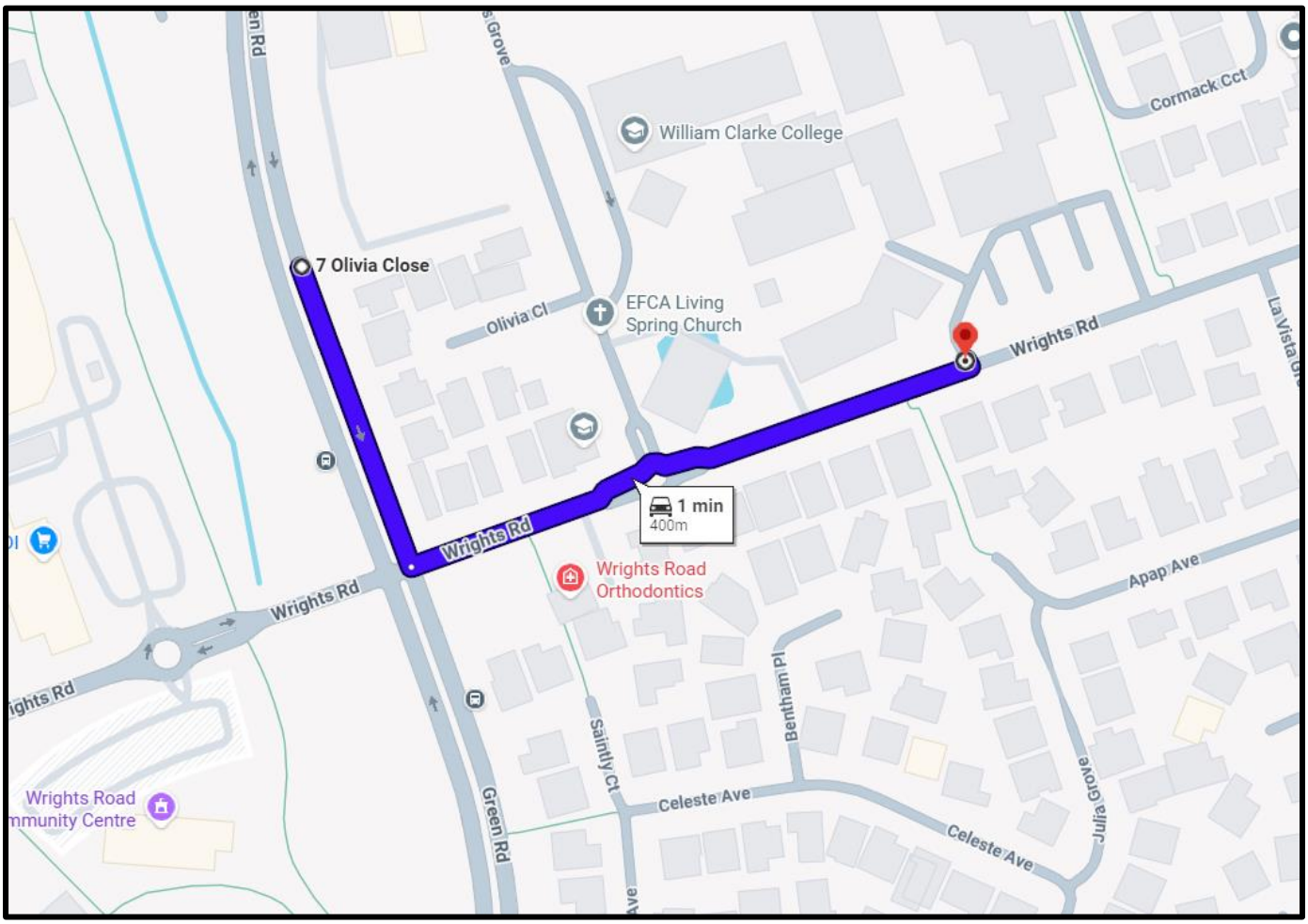
140 m

↰ Turn left at the 1st cross street onto Wrights Rd
Go through 1 roundabout

260 m

↰ Turn left

4 m



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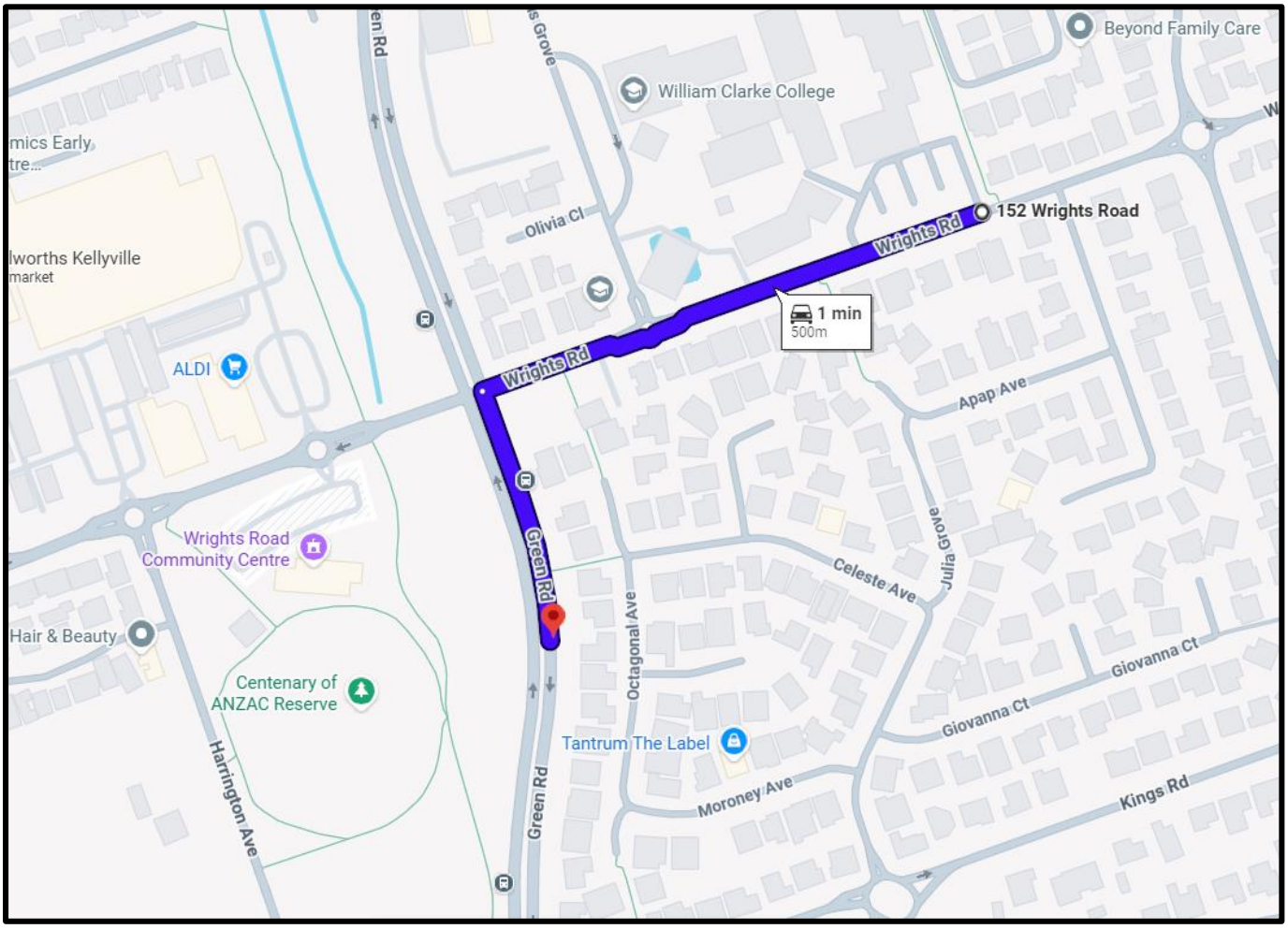
3.4.2 Egress Route Site 1

152 Wrights Rd
Kellyville NSW 2155

↑ Head west on Wrights Rd
Go through 1 roundabout
350 m

↰ Turn left onto Green Rd
Destination will be on the left
160 m

5 Octagonal Ave
Castle Hill NSW 2154



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3.4.3 Ingress Route Site 2

7 Olivia Cl
Kellyville NSW 2155

Head south on Green Rd towards Wrights Rd

160 m

Turn left at the 1st cross street onto Wrights Rd

110 m

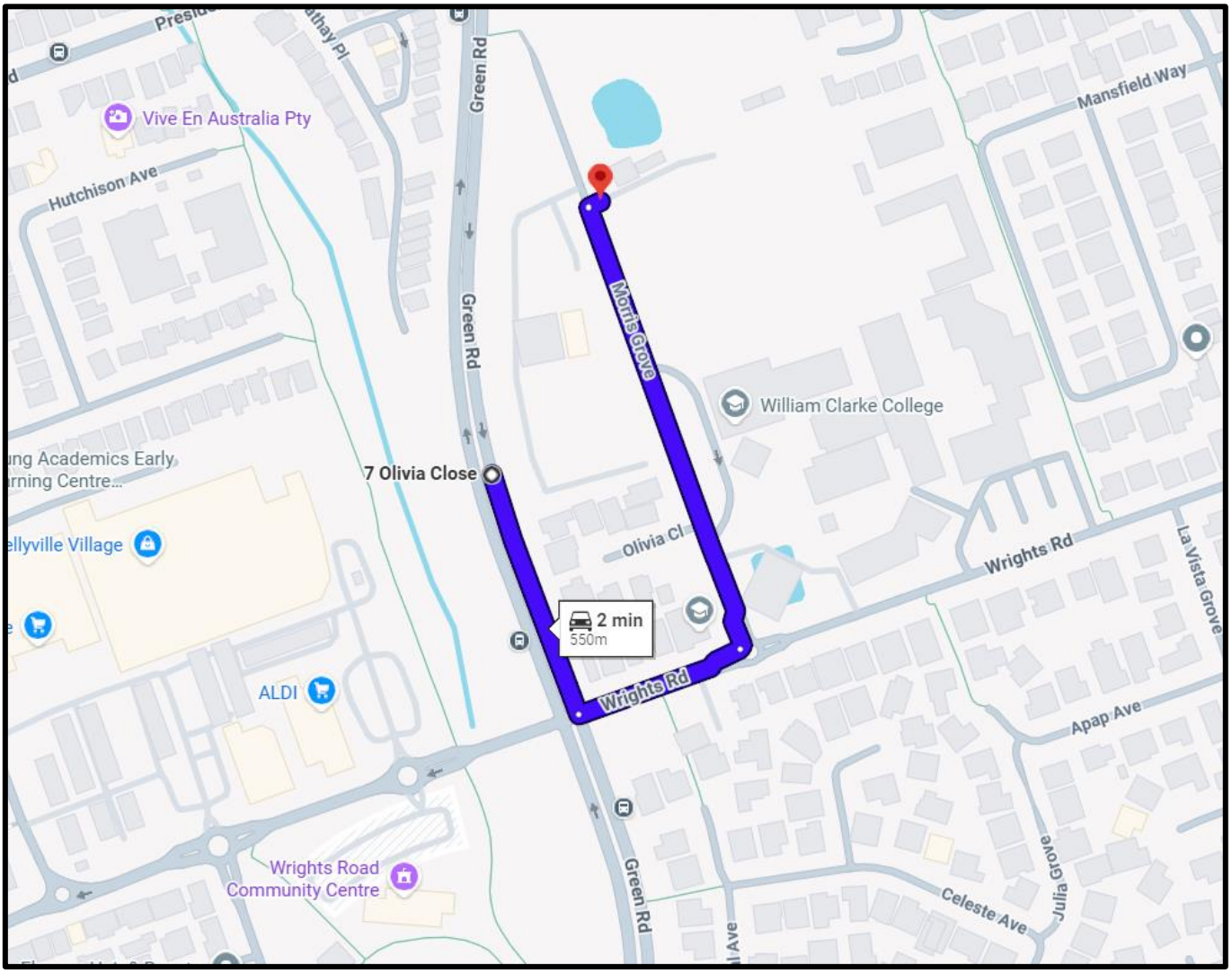
At the roundabout, take the 1st exit onto Morris Grove

290 m

Turn right

74 m

10 Morris Grove
Kellyville NSW 2155



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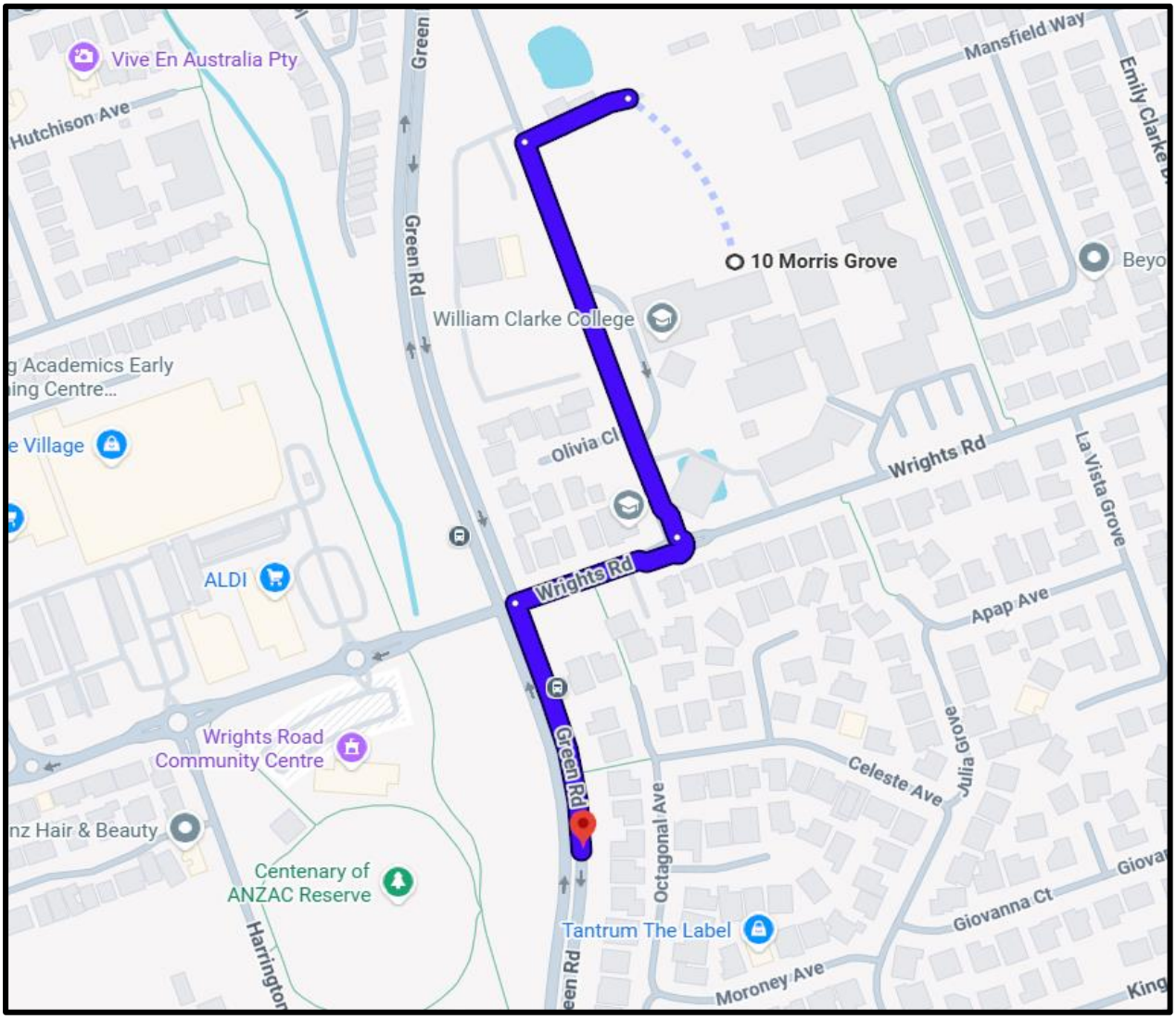
3.4.4 Egress Route Site 2

10 Morris Grove
Kellyville NSW 2155

- Head west towards Morris Grove
  74 m
- Turn left onto Morris Grove
  280 m
- At the roundabout, take the 2nd exit onto Wrights Rd
  130 m
- Turn left onto Green Rd
  170 m

5 Octagonal Ave
Castle Hill NSW 2154



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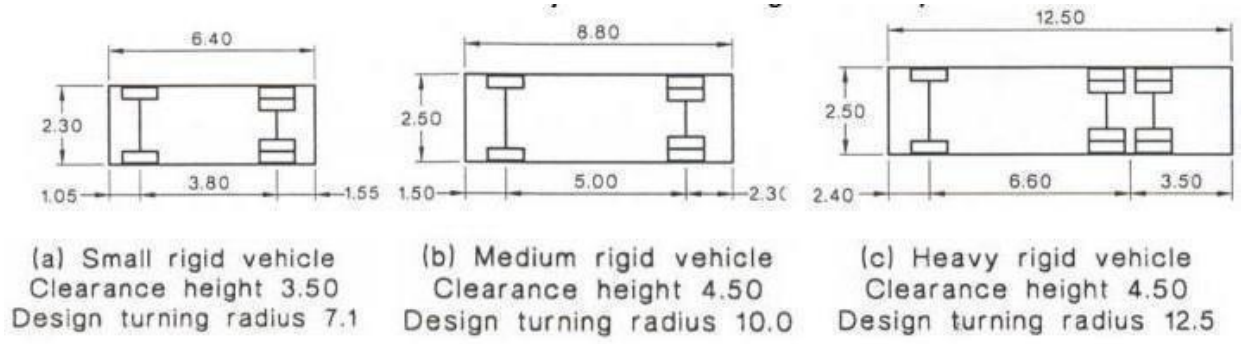
3.5 Transport Vehicles

OZZ BUILD PTY LTD Homes Pty Ltd will have an active and ongoing involvement in the management and monitoring of works during the construction phase. They will ensure, as previously mentioned, that no vehicle will make deliveries outside the Council's approved DA times, as well as that all delivery vehicles will arrive at pre-arranged times on site. All vehicles approaching the work site will adhere to the road rules and observe any signage in place.



(a) Small rigid vehicle
Clearance height 3.50
Design turning radius 7.1

(b) Medium rigid vehicle
Clearance height 4.50
Design turning radius 10.0

(c) Heavy rigid vehicle
Clearance height 4.50
Design turning radius 12.5

STAGE	MOVEMENTS AT PEAK	RANGE OF VEHICLES DURING STAGE	LARGEST VEHICLES
Demolition	4-6/day	SRV, MRV, HRV	HRV
Excavation	4-6/day	SRV, MRV, HRV, AV	AV
Stormwater Civil works	2-4/day	SRV, MRV, HRV, AV	AV
Concrete	6-8/day	SRV, MRV HRV	HRV
Asphalt	4-6/day	SRV, MRV, HRV	HRV
Landscape	2-4/day	SRV, MRV	MRV

The largest vehicle expected to be on-site is a Semi Trailer 19 m

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3.6 Hoisting Devices

Hiab Trucks and Lifting Operations

Hiab trucks will be utilised for lifting operations associated with the works. All lifting activities will be carried out within the designated work zone and in accordance with relevant safety legislation, Australian Standards, and site-specific Safe Work Method Statements (SWMS).

Hiab Truck Dimensions:

- **10-tonne rigid: approximately 2.5 m (W) × 9.0 m (L) × 4.0 m (H)**
- **12-tonne rigid: approximately 2.5 m (W) × 11.0 m (L) × 4.4 m (H)**

Council will be notified, and the relevant approvals will be attained, prior to hoisting device standing on-site when needed.

3.7 Tree Protection

There will be no tree protection areas in place for the duration of the project.

3.8 Removal and Storage of Rubbish or Spoil

All waste/spoil material will be stored on-site within the site boundary.

All waste/spoil material will be removed from the property via trucks at planned intervals and/or when required.

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4 IMPACTS AND MANAGEMENT

4.0 Road/Lane Closures

A 15 m lane closure adjacent to the site boundary is proposed along the front of the property at 10 Morris Grove, Kellyville NSW 2155, Opposite side of 143 Wrights Rd, Kellyville NSW 2154 and Opposite side of 151 Wrights Rd, Kellyville NSW 2154.
This includes 10 m adjacent to the site boundary to allow for the designated Work Area, and a 5 m taper zone to provide adequate space for vehicles to merge safely into the trafficable lane and to maintain a protective buffer for workers on-site.

Traffic Control will be on-site at all times whilst activities are outside the property boundary to manage pedestrian movement along Morris Grove and Wrights Road to ensure the safety of vehicles, pedestrians and workers within the area.

4.1 Pedestrians and Cyclists

Pedestrian access will be maintained along the footpath.

No trip hazards should be present on the pedestrian footpath.

Authorized traffic controllers will be on-site at all times whilst the works are outside the property boundary to control the safety of pedestrians, vehicles and workers around the work site.

All works, specifically during ingress/egress of construction will take into consideration pedestrians, vehicles, and cyclists.

Advanced warning/directional signage will be installed according to approved TCP to warn pedestrians, vehicles, and cyclists of the works.

Only authorized personnel will be permitted within the building site unless accompanied by site management, if not inducted to the site

Whist within the confines of the building site, all personnel will attire in correct PPE to ensure that they are visible to moving traffic.

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4.2 Public Transport

There will be no disruptions to public transport routes for the duration of the project.

BUSES WILL ALWAYS BE GIVEN PRIORITY WHEN NEEDED.

4.3 Parking

A total of four (4) on-site parking spaces will be available for use for the duration of the project.

All staff associated with the site will be encouraged to carpool or use public transport, whenever possible to travel to and from the site.

Parking spaces, or access thereto will not be constrained or enclosed by any form of structure such as fencing, cages, walls, storage space, or the like, without prior consent from Council.

4.4 Emergency Vehicles

Emergency services will not be affected by the proposed work.

In the event where emergency vehicles are required to the site or surrounding properties, unimpeded access along the surrounding road network will be maintained and priority to emergency services will be given.

4.5 Access to Surrounding Properties and Noise

The works will not affect access to surrounding properties.

Regarding noise impacts, OZZBUILD PTY LTD will strive to keep all noise associated with the work kept to a minimum. Likewise, no noise will be made outside the approved hours for site.

All reasonable and feasible steps must be undertaken to ensure that the work, including demolition, excavation and building complies with the Protection of the Environmental Operations (Noise Control) Regulation 2000.

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4.6 Notice for Surrounding Properties

Residents and surrounding businesses will be notified a minimum of 7 days prior to implementation of any traffic control measures. They will also be notified prior to each stage of the project.

4.7 Environmental

A range of measures will be in place to manage and minimize any possible impact on the environment regarding dust control and air emissions. Such measures will include, but not limited to:

- Containment and removal of any hazardous materials in accordance with EPA regulations;
- **Roadway (and nature strip and/or footpath) must be kept in a serviceable condition for the duration of construction. At the direction of Council, undertake remedial treatments such as patching at no costs to Council**.
- Noise pollution will be minimized through a range of measures such as:
    - Control of noise at source where practicable (e.g., using screenings, shielding);
    - Use of noise suppression covers when plant and machinery is operational;
    - Use of electrically powered plant where possible;
    - Where possible, noisy plant equipment will be kept away from sensitive noise boundaries or alternatively within enclosures.

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5 TRAFFIC CONTROL PLAN (TCP)

A TCP is defined in the TfNSW TCWS Manual as a diagram showing signs and devices arranged to warn traffic and control it around, past or, if necessary, through a work site or temporary hazard. The proposed TCP is located in Appendix B.

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5.1 Objectives

The provision of a safe environment for road users and works staff is a key objective of OZZBUILD PTY LTD.

The TCP was developed with the aim to:

- Warn drivers of changes to the usual road conditions;
- Inform drivers about changed conditions;
- Guide drivers through the work site, and
- Ensure the safety for workers, motorists, pedestrians, and cyclists

5.2 Context

The TCP prepared were based on the principles and measures outlined in this CTMP, which details the road safety and traffic principles, strategies and measures that will be applied to enable OZZBUILD PTY LTD to fulfil its obligations and the requirements of relevant authorities.

The TCP was designed to address the following issues where applicable:

- Use of traffic control devices;
- Speed limit requirements;
- Provision for pedestrian traffic and their safety.
- Provision for cyclists and their safety;
- Provision for vehicle and plant movements
- Parking restrictions and parking facilities
- Provision for trade vehicles and plant movements
- Informing all site personnel of any high-risk areas; and
- Providing adequate signage within the Construction Site for access and egress

5.3 Traffic Controllers

Certified Traffic controllers will attend the site location, where activity that disrupts the flow of vehicular and pedestrian traffic is in effect. The placement of signs will be done so by a qualified holder of the Traffic Control Plan Implementer Ticket as per the Australian Standards 1742.3.

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5.4 TCP Monitoring and Reporting

Specific measures for TCP reporting will be taken. These will include, but not be limited to the following:

- The traffic control plan scheme will be numbered, and a register maintained as a part of the CTMP;
- All traffic control devices and traffic control arrangements will be inspected daily to ensure the adequacy of such devices and arrangements as per the TCWS Manual issue 6;
- Traffic Management records and plans will be maintained as well as record/log;
- OZZBUILD PTY LTD may be required to provide records in the following event instances:
    - That a breach imposed by the NSW Police Service, on a motorist who does not comply with a regulatory sign is challenged in courts; or
    - In the event of an accident is alleged to have occurred when temporary traffic control is in place.

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5.5 Credentials

The CTMP was prepared by Ali Fayad, TfNSW Prepare a Work Zone Traffic Management Plan Number 1011477.

5.6 Traffic Control signs & devices

Traffic control devices are an important tool for influencing safety for road users, where temporary traffic controls are implemented at work sites. During the construction of this project an TfNSW accredited traffic controller will assess the warrant for traffic control devices in accordance with the relevant guides/standards such as: TfNSW – TCWS Manual issue 6, Australian Standard – AS1742 Manual of uniform traffic control devices, and any relevant documents listed on the 'TfNSW Guide to Signs and Marketing reference list' to make sure that all the traffic control devices are installed and maintained correctly.

The provision of timely, clear and consistent messages to road users is essential. An TfNSW accredited traffic controller will ensure all signs and devices installed during the construction of this project are:

- Assessed for use in accordance with the appropriate warrants
- Manufactured in accordance with the requirements of the Australian Standards;
- Installed in accordance with the relevant guides and standards;
- Not contradictory to existing signs or markings;
- When unwarranted, covered or removed; and
- Regularly maintained and repaired / replaced when damaged.

All signposting installed throughout the project will comply with the requirements outlined in the TfNSW TCWS Manual issue 6, AUSTROADS Guide to Traffic Engineering Practice, Part 8 – Traffic Control Devices and the relevant parts of Australian Standard 1742.3

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6 APPENDICES

- Appendix A- Route to nearest Medical Centre
  Route to nearest Medical Centre
- Appendix B- Traffic Control Plan
  Appendix C- Site Images
  Swept Path Analysis
- Appendix D- Code of Conduct - Heavy Vehicle Drivers

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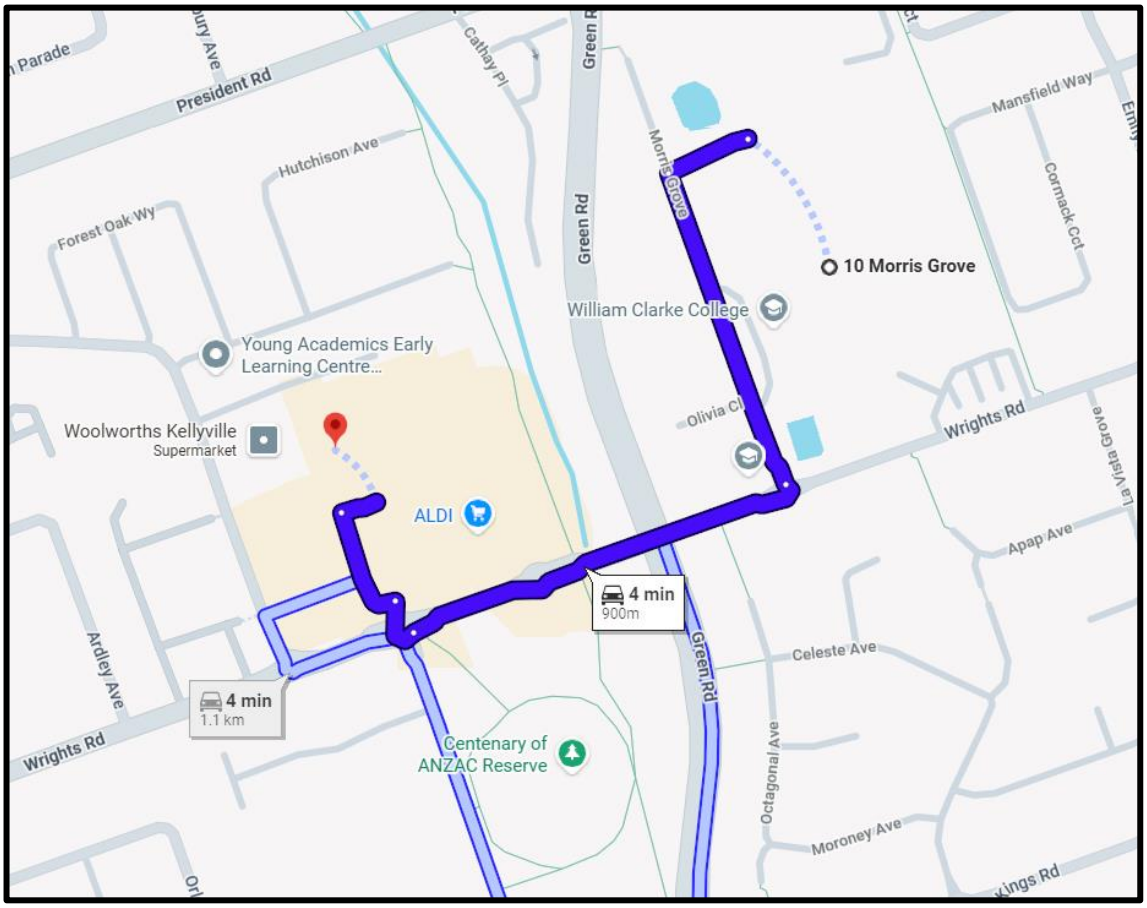
Appendix A

Nearest Medical Centre

10 Morris Grove
Kellyville NSW 2155

- Head west towards Morris Grove
  74 m
- Turn left onto Morris Grove
  280 m
- At the roundabout, take the 2nd exit onto Wrights Rd
  Go through 1 roundabout
  350 m
- At the roundabout, take the 3rd exit
  50 m
- Turn left
  100 m
- Turn right
  Destination will be on the left
  31 m

Kellyville Village Medical Centre
Shop 10, Kellyville Village Shopping Centre, 90 Wrights Rd, Kellyville NSW 2155



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Nearest Hospital

10 Morris Grove
Kellyville NSW 2155

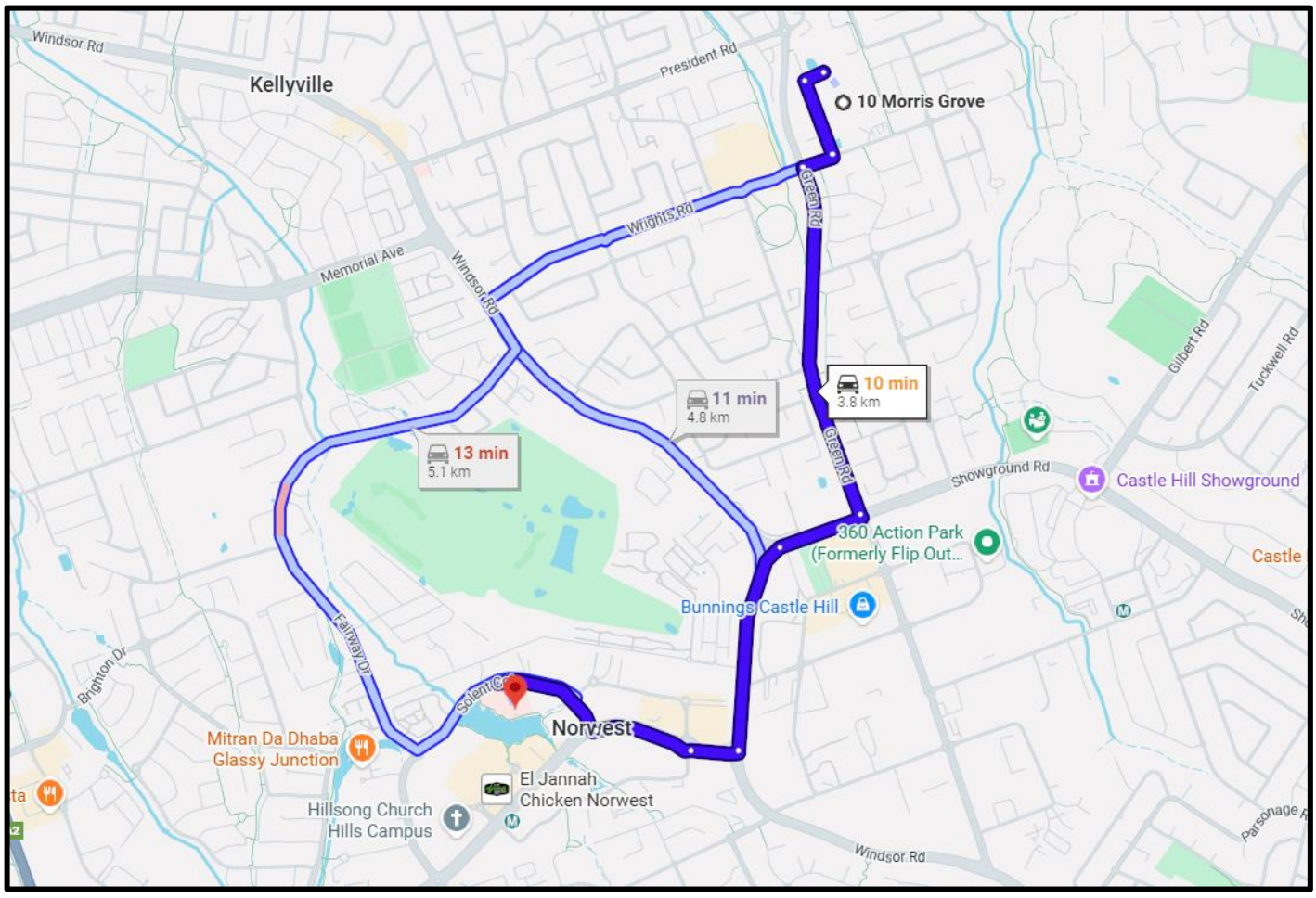
> Take Morris Grove to Green Rd

3 min (500 m)

> Continue on Green Rd. Take Windsor Rd to Solent Cct in Norwest

6 min (3.3 km)

Lakeview Private Hospital
17/19 Solent Cct, Norwest NSW 2153



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Appendix B

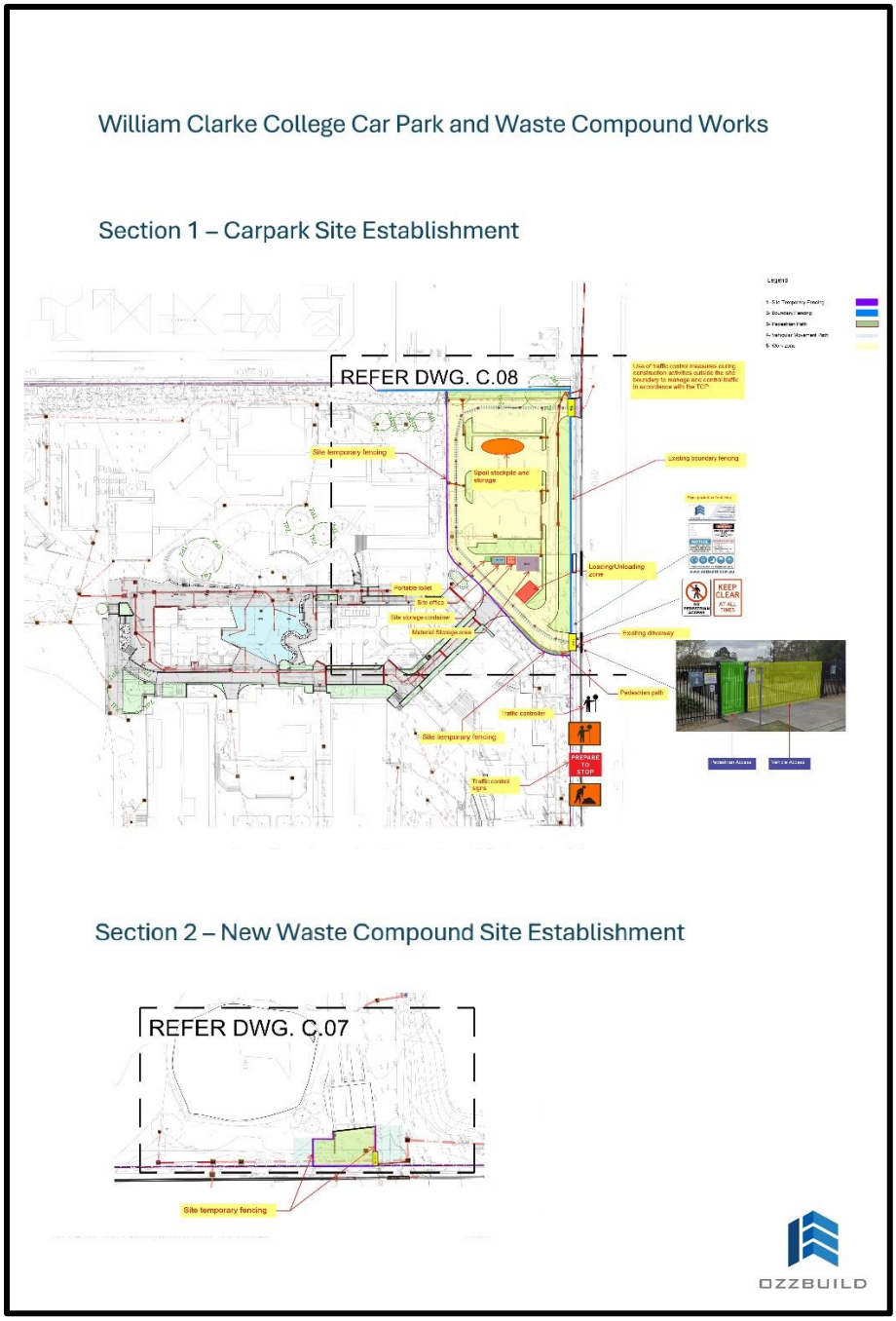
Traffic Control Plan:



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Appendix C

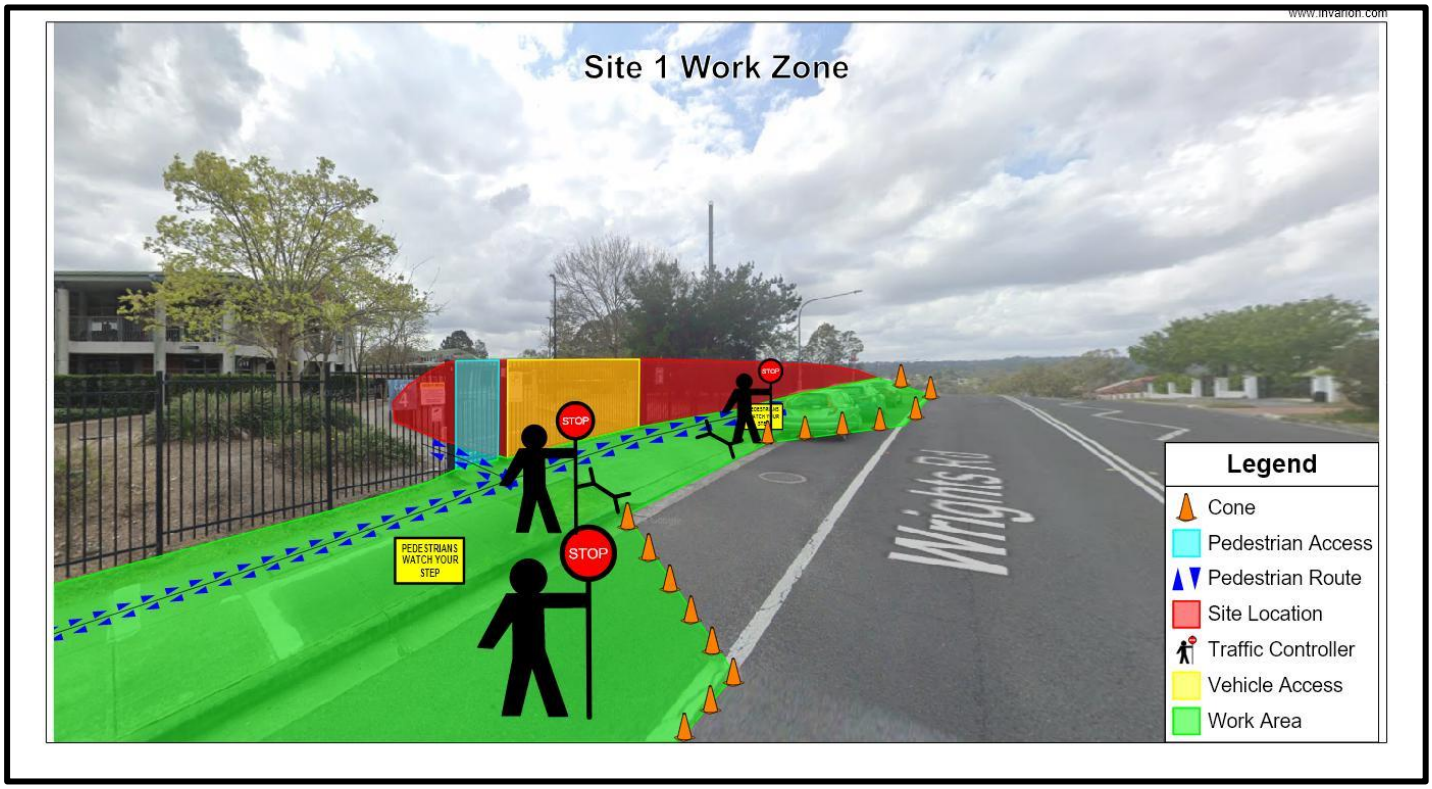
WCC - Site establishment plan:



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

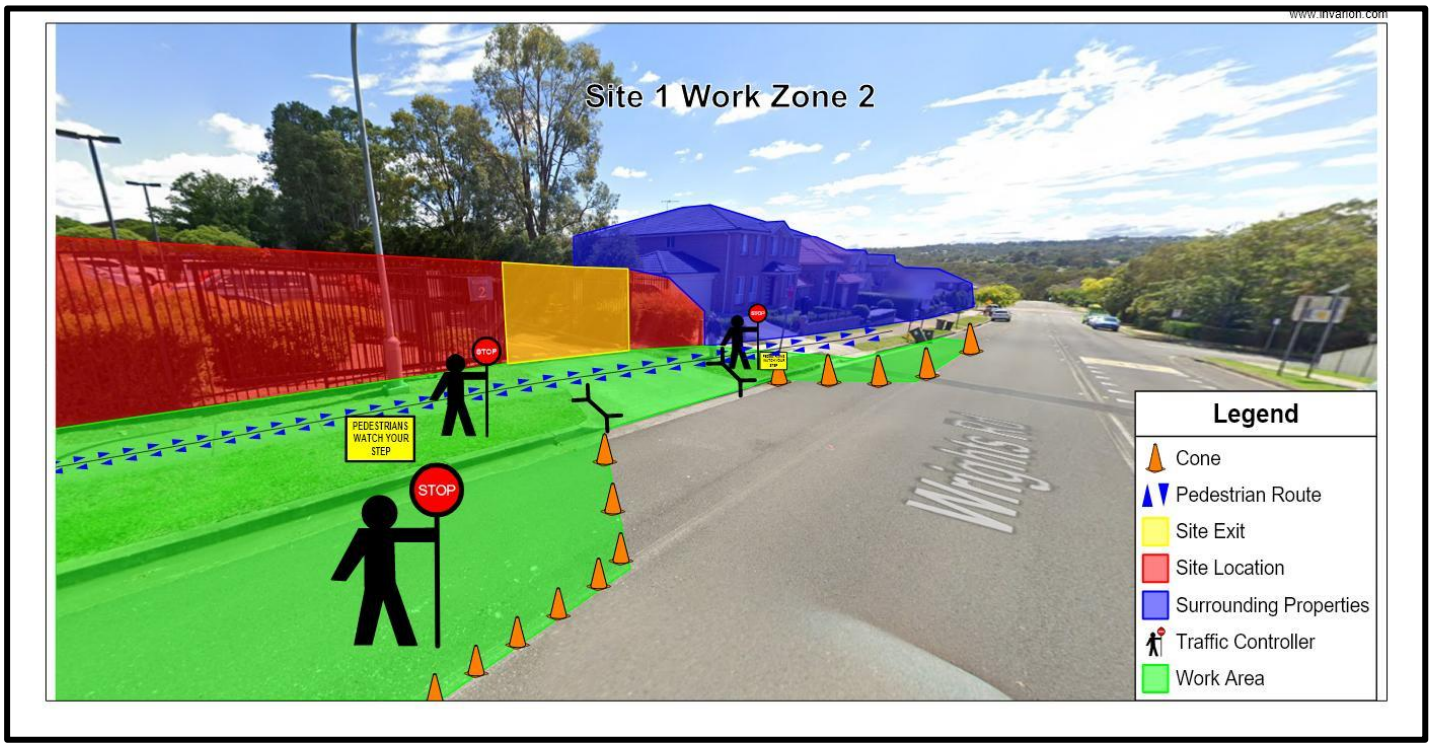
Work Zone Images

Wrights Road, Kellyville NSW 2155



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Wrights Road, Kellyville NSW 2155



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Morris Grove, Kellyville NSW 2155



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Site Images

Site 1 Access – Wrights Road



SYDNEY TRAFFIC CONTROL
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Site 1 Exit – Wrights Road



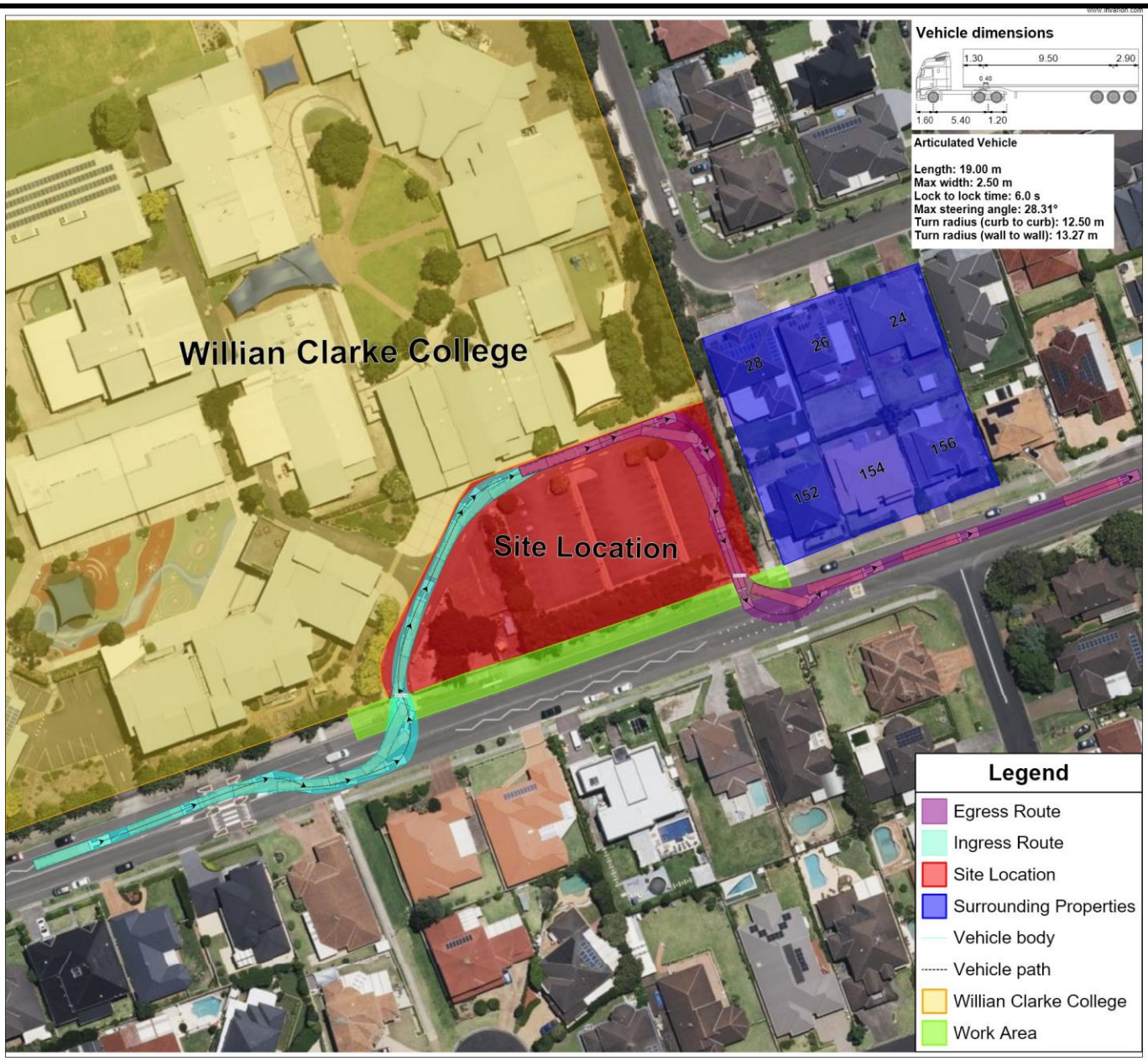
SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Site 2 Access – Morris Grove



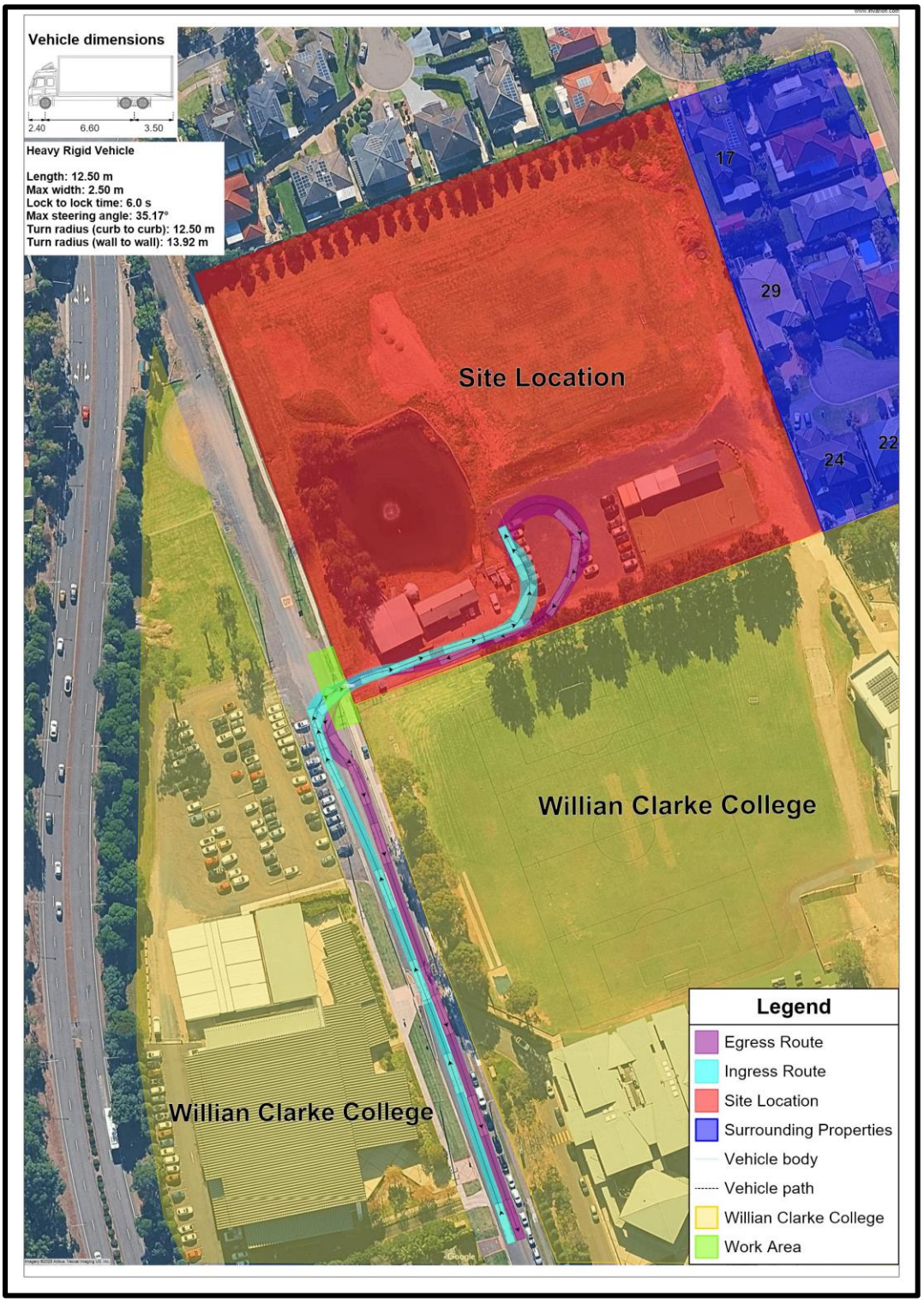
SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Swept Path Analysis – Articulated Vehicle (AV) Wrights Road



SYDNEY TRAFFIC CONTROL
Set the standards the others try & follow

Swept Path Analysis – Heavy Rigid Vehicle (HRV) Morris Grove



Appendix D

OZZBUILD

Code of Conduct
Heavy Vehicles Drivers

This Code of Conduct has been prepared to satisfy Condition C19 of the State Significant Development Approval. It applies to all heavy vehicle drivers involved in earthworks and construction activities associated with the development.

1. Implementation & Minimisation

This Code is to be implemented prior to the commencement of any construction works and communicated to all relevant drivers.

2. Minimisation

Minimising impacts on the local and regional road network (Condition C19(a))

a. Heavy vehicles must comply with all posted load limits, axle limits, and road condition restrictions on local and regional roads.
b. Vehicles must not be overloaded.
c. All vehicles must be cleaned prior to leaving site where there is a risk of tracking mud, spoil, or debris onto public roads.
d. Any damage to public roads attributable to construction traffic must be reported immediately to site management for rectification.

Minimising conflicts with other road users (Condition C19(b))

a. Drivers must comply with all NSW road rules and traffic control directions.
b. Particular care must be taken in residential areas and near pedestrians, cyclists, and other vulnerable road users.
c. Vehicles must not obstruct intersections, footpaths, driveways, bus stops, or property access points.
d. Engine idling on public roads must be minimised.

Minimising road traffic noise (Condition C19(c))

a. Engine braking is prohibited in residential areas unless required for safety.
b. Vehicles must be maintained in good working order to minimise noise emissions.
c. Horn use must be limited to safety-related situations only.
d. Construction traffic must comply with approved construction hours under the consent.

Use of specified haulage routes (Condition C19(d))

a. Heavy vehicle drivers must use only the approved haulage and access routes for the development.
b. Use of local residential streets as shortcuts is strictly prohibited.
c. Any changes to haulage routes must be approved by site management prior to use and, where required, in accordance with the consent.
d. GPS navigation systems must not override the approved haulage routes.

OZZBUILD

3. Responsibilities of Relevant Persons

The following are the responsibilities of relevant persons under this policy:

a. The Site Manager is responsible for:
   i. Create and maintain a safe work environment by enforcing this policy.
   ii. Ensure that heavy vehicle subcontractors are provided with a copy of this policy.
   iii. Address any reported incidents promptly and follow up to ensure resolution.

b. Workers, Subcontractors and other persons in the Workplace are responsible for:
   i. Treat others with dignity and respect, avoiding aggressive, abusive, or violent behaviour.
   ii. Report any incidents to Site Manager and/or Project Manager immediately.
   iii. Follow all safety protocols established by the company to reduce the risk.

4. Reporting

Ozzbuild encourages all Workers, Subcontractors and other persons in the Workplace who witness or experience any form misconduct are encouraged to report the incident immediately to the Site Manager of the incident. The Site Manager will ensure that:

a. any incidents of are investigated in a timely manner, this may include:
   i. written reports;
   ii. reviewing workplace policies;
b. actions and recommendations arising from cases of misconduct are implemented in a timely manner which may include:
   i. verbal or written warning;
   ii. suspension; or
   iii. termination.
c. all actions taken to manage any misconduct are appropriately documented.

All reports of misconduct will be investigated promptly, confidentially and impartially.

Plan Review

Name	Position	Review Date
Saeed Namin	Estimator & Safety Officer	December 2025
Thomas Gordon	Project Manager	December 2025
Chanell Richardson	Administration Manager	February 2025

NEO CONSULTING

APPENDIX B

Code of Conduct – Heavy Vehicles Drivers

NEO CONSULTING

Code of Conduct
Heavy Vehicles Drivers

This Code of Conduct has been prepared to satisfy Condition C19 of the State Significant Development Approval. It applies to all heavy vehicle drivers involved in earthworks and construction activities associated with the development.

1. Implementation & Minimisation

This Code is to be implemented prior to the commencement of any construction works and communicated to all relevant drivers.

2. Minimisation

Minimising impacts on the local and regional road network (Condition C19(a))

a. Heavy vehicles must comply with all posted load limits, axle limits, and road condition restrictions on local and regional roads.
b. Vehicles must not be overloaded.
c. All vehicles must be cleaned prior to leaving site where there is a risk of tracking mud, spoil, or debris onto public roads.
d. Any damage to public roads attributable to construction traffic must be reported immediately to site management for rectification.

Minimising conflicts with other road users (Condition C19(b))

a. Drivers must comply with all NSW road rules and traffic control directions.
b. Particular care must be taken in residential areas and near pedestrians, cyclists, and other vulnerable road users.
c. Vehicles must not obstruct intersections, footpaths, driveways, bus stops, or property access points.
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a. Engine braking is prohibited in residential areas unless required for safety.
b. Vehicles must be maintained in good working order to minimise noise emissions.
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Use of specified haulage routes (Condition C19(d))

a. Heavy vehicle drivers must use only the approved haulage and access routes for the development.
b. Use of local residential streets as shortcuts is strictly prohibited.
c. Any changes to haulage routes must be approved by site management prior to use and, where required, in accordance with the consent.
d. GPS navigation systems must not override the approved haulage routes.

3. Responsibilities of Relevant Persons

The following are the responsibilities of relevant persons under this policy:

a. The Site Manager is responsible for:
   i. Create and maintain a safe work environment by enforcing this policy.
   ii. Ensure that heavy vehicle subcontractors are provided with a copy of this policy.
   iii. Address any reported incidents promptly and follow up to ensure resolution.

b. Workers, Subcontractors and other persons in the Workplace are responsible for:
   i. Treat others with dignity and respect, avoiding aggressive, abusive, or violent behaviour.
   ii. Report any incidents to Site Manager and/or Project Manager immediately.
   iii. Follow all safety protocols established by the company to reduce the risk.

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c. all actions taken to manage any misconduct are appropriately documented.

All reports of misconduct will be investigated promptly, confidentially and impartially.

Plan Review

Name	Position	Review Date
Saeed Namin	Estimator & Safety Officer	December 2025
Thomas Gordon	Project Manager	December 2025
Chanell Richardson	Administration Manager	February 2025

NEO CONSULTING

APPENDIX C

Flood Management Procedure

NEO CONSULTING

Flood Management Procedure

This Flood Management Procedure has been prepared to satisfy Condition C24 of the relevant State Significant Development Approval flood management condition. It applies for the duration of construction works and is to be implemented prior to the commencement of any construction.

Implementation and Communication

This Flood Management Procedure will be implemented prior to commencement of construction works, communicated to all workers during toolbox talks and maintained for the duration of construction.

Flood warning and notification procedures (Condition C24(a))

1. Flood warnings will be monitored via the Bureau of Meteorology (BoM), emergency services alerts, and any site-specific flood warning systems.
2. The Site Manager is responsible for monitoring weather forecasts and flood warnings daily and during periods of heavy rainfall.
3. Where a flood warning or elevated flood risk is identified, all workers on site will be notified immediately via toolbox talks, direct instruction and phone messaging.
4. Work in flood-prone areas will cease when flood risk thresholds are reached or when directed by site management.

Evacuation and refuge protocols (Condition C24(b))

1. In the event of a flood warning or flooding impacting the site, all workers will evacuate immediately when instructed by site management.
2. Workers will proceed via nominated safe access routes to the Emergency Assembly Point identified on the Site Establishment Plan.
3. Evacuation routes will be maintained in a clear and accessible condition at all times and will avoid flood-prone areas where practicable.
4. Where conditions prevent immediate evacuation, workers will move to a safe location as directed by site management until evacuation to the Emergency Assembly Point is possible or emergency services provide further instruction.
5. All workers will be accounted for at the Emergency Assembly Point following any evacuation.

Plan Review

Name	Position	Revision No	Review Date
Thomas Gordon	Project Manager	Rev 2	February 2026
Chanell Richardson	Administration Manager	Rev 2	February 2026
Saeed Namin	Estimator & Safety Officer	Rev 1	December 2025