



Liverpool Hospital Redevelopment – New Car Park Independent Environmental Audit



Assessment of ADCO Environmental System Compliance Against the SSD 10388 Conditions of Consent

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This report has been prepared and reviewed in accordance with our Quality control system.

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1. Executive Summary

This independent audit was completed to assess the compliance of the Liverpool Hospital Multi-Storey Carpark Project (the Project) with the requirements of Development Consent SSD 10388 Conditions C48 and C50. This was the third audit of the project and was conducted by AQUAS on 10th May 2022. The audit covered review of conditions under Schedule 3 Parts A, B, C and D of the Development Consent SSD 10388, dated 30 November 2020.

Health Infrastructure (HI) is the Proponent for the Project and has appointed Johnstaff Projects as the Project Manager and ADCO as the Construction Contractor.

The project has progressed in accordance with the Staging Report, which was approved by the Department of Planning and Environment (DPE) on 21 January 2021 – Revision D. At the time of the audit the car park structure was complete; current works included construction of spiral ramp, façade installation, solar panel structure installation, landscaping, M&E works and other.

The audit found the Project to be generally compliant to the conditions of Development Consent SSD 10388 with the following key strengths noted:

- The carpark construction activities have been carried out in accordance with the project program and Staging Report with no harm caused to the environment.
- The Construction Environmental Management Plan (CEMP) and Subplans have been maintained up to date and implemented, as required, during the construction works.
- Environmental inspections have been undertaken weekly using Hammertech system, which includes photos, corrective actions and follow up of inspection findings.
- Ongoing communications have been maintained, including interface group meetings, disruption notices and consultation with the Hospital, Council and other stakeholders, as required.
- No incidents or complaints were recorded during this audit period.
- Implementation of the following environmental mitigation measures were noted:
 - Traffic controls implemented as per the Traffic Control Plans (TCP), controlled vehicle access and use of traffic controllers;
 - Erosion and sediment controls in place including silt fencing, use of sandbags and rumble grid at the site access/egress;
 - Site noticeboards in place with safety and environmental information available for all;
 - Construction site fenced and secured with CCTV installed;
 - Waste bins available at various locations, segregation and recycling implemented;
 - No mud tracking on the road; and
 - Good general housekeeping noted.

Summary of Audit Findings

The audit identified three Non-compliances are as follows:

- **Non-Compliance NC-01:** Evidence could not be found of the Proponent notification to DPE of non-compliances raised during the Independent Environmental Audit of 29 October 2021 in accordance with Conditions A27, A28.
- **Non-Compliance NC-02:** Evidence was not available of the Proponent communicating with DPE regarding approval of the proposed independent auditors for this audit, in accordance with Condition C46. Refer to section 2.3 of this report.
- **Non-Compliance NC-03:** Evidence was not available of the Proponent submission to DPE and the Certifying Authority of the second Independent Environmental Audit Report and response to findings within 2 months of the audit being conducted, as required by Conditions C51, C52.

This audit reviewed the conditions of Part D – Prior to Occupation and found that many of the conditions were not yet triggered. However, it was recommended that preparation to address these be expedited, as the operational stage of the project is approaching.

The non-compliances identified during this audit should be addressed by the proponent to attain full compliance with SSD 10388 and continually improve the environmental performance of the Project.

2. Introduction

2.1 Background

ADCO Constructions Pty Ltd (ADCO – The Contractor) has been appointed by Health Infrastructure (The Proponent) through Johnstaff for the development of the Liverpool Hospital Multi-Storey Car Park Project, which comprises of the following:

- Construction and operation of an eight-level multi-storey carpark;
- demolition works;
- remediation works;
- road connections; and
- landscaping.

The Proponent engaged AQUAS to undertake the third independent environmental audit, which was conducted on 10th May 2022 during the construction phase of the project in compliance with the following Development Consent Conditions:

Condition C50

Independent Audits of the development must be carried out in accordance with:

- (a) the Independent Audit Schedule submitted to the Planning Secretary and the Certifier under condition C47 of this consent, as amended by condition C48; and
- (b) the Independent Audit Post Approval Requirements (IAPAR DPE 2020).

Condition C51

In accordance with the specific requirements in the Independent Audit Post Approval Requirements, the Applicant must:

- (a) review and respond separately to each Independent Audit Report prepared under condition C50 of this consent;
- (b) submit the response to the Planning Secretary and the Certifier; and
- (c) make each Independent Audit Report and response to it publicly available 60 days after submission to the Planning Secretary.

2.2 Project Details

Project Name	Liverpool Hospital Redevelopment – New Carpark
Project Application Number	SSD 10388 Mod-1 dated 9 December 20201
Project Address	Corner of Elizabeth & Goulburn Street, Liverpool NSW 2170
Project Phase	Construction
Project Activity Summary	<p>Key construction activities occurring onsite included:</p> <ul style="list-style-type: none"> • Car park structure was complete; • Construction of spiral ramp and bridge connection to the car park; • Façade and art works installation; • Solar panel structure installation; • Stormwater, civil connections (north completed, south in progress); • Landscaping and civil works; • Lift installation and electrical connections to main power; and

- Tower crane is soon to be dismantled.

2.3 Audit Team

Details of the following AQUAS environmental auditors for this audit were submitted to the Department of Planning by the Proponent:

Name	Company	Position	Certification
Luis Garzon	AQUAS	Lead Environmental Auditor	SAI Global Certification as Lead Environmental Auditor (Cert No. 121326)

The written approval from DPE for AQUAS as Independent Auditors was received on 19 May 2021 and copy is attached as **Appendix A**. The Independent Audit declaration forms signed by the auditors are attached as **Appendix C**.

However, a non-compliance was raised during this audit (NC-02) for the approval of auditors to this audit, as the Independent Audit Post Approval Requirements (2020) indicates that: *'The appointment of the auditor and technical experts must be agreed in writing by the Planning Secretary before each audit is commissioned. Each member of the audit team must receive the Department's agreement'*.

2.4 Audit Objectives

The objective of this audit was to undertake the third independent environmental audit focused on construction requirements and implementation of environmental management plans in compliance with the Development Consent Condition SSD 10388 and in accordance with the following:

- the Independent Audit Schedule submitted to the Planning Secretary and the Certifier under condition C47 of this consent, as amended by condition C48; and
- the Independent Audit Post Approval Requirements (IAPAR DPE 2020).

2.5 Audit Scope

The scope of this audit comprised the review of the project compliance against SSD 10388 Mod-1 Conditions Parts A, B, C and D, including the following:

- Review of implementation of management plans:
 - ADCO Environmental Management Plan (EMP)
 - Construction Noise and Vibration Management Plan
 - Construction Traffic and Pedestrian Management Plan
 - Waste Management Plan
- Site inspection, as conducted on 10th May 2022;
- Review of environmental records on 10th May 2022;
- Interviews with site personnel; and
- Consultation with stakeholders.

2.6 Audit Period

This was the third independent environmental audit carried out by AQUAS on the Project, which covers the review of environmental documentation and records from 29 of October 2021 to 10 May 2022.

It is noted that this report is based on the result of random sampling and documentation/records supplied by the auditee, as well as site activities observed during the site inspection carried out on the day of audit.

3. Audit Methodology

3.1 Approval of Auditors

The initial letter from the Planning Secretary agreeing to the auditors is attached as **Appendix A**.

3.2 Audit scope development

AQUAS developed the audit scope and a checklist based on the Project Development Consent Requirements Application No. SSD 10388 (including Mod-1). Refer to **Appendix D** of this report.

3.3 Audit Process

3.3.1 Opening Meeting

An opening meeting was held on 10 May 2022 at 8:30am with project personnel from Johnstaff, ADCO and AQUAS, as per the Audit Attendance Sheet. Refer to **Appendix B** of this report.

Key items discussed included:

- Confirmation of the purpose and scope of the audit;
- Overview of the project and current status of the works;
- Staging of works per the Staging Report;
- Occurrence of environmental incidents and complaints; and
- Overview of the audit process in accordance with the proposed Audit Program.

3.3.2 Conduct of Audit

Audit activities included the following:

- Review of the project documentation (CEMP and Subplans) to verify compliance with the Development Consent Conditions SSD 10388;
- Site inspection to review implementation of mitigation measures and environmental controls;
- Conduct of the audit following the checklist prepared in accordance with the Development Consent Conditions, through interviews with personnel and review of records provided as evidence of compliance;
- Preparation of identified findings and any actions noted during site inspection for discussion during closing meeting;
- Review of records provided by the Proponent and contractor after the conduct of site inspection and interview with personnel;
- Submission of draft audit report to the Proponent for their review and their response to the audit findings; and
- Submission of final report to the Proponent for their submission to DPE and to be posted on the Project website.

3.3.3 Closing Meeting

The closing meeting was held on 10 May 2022 at 2:15pm with representatives of Johnstaff, ADCO and AQUAS. General feedback was provided, and the findings of the audit were discussed during this meeting.

The AQUAS auditor acknowledged the cooperation, openness, and hospitality of ADCO staff during the conduct of this audit.

3.4 Interviewed Personnel

Name and position of persons interviewed:

Name	Organisation	Position
Maya Krvavac	ADCO	Project Engineer
Matthew Mangin	ADCO	HSE Advisor
Allen Walker	Johnstaff	Senior Project Manager

3.5 Details of Site Inspection

A site walk around the construction area was conducted with focus on the following controls:

- Erosion and sedimentation controls including sediment fences.
- Site access/egress;
- Roads surrounding the site for dust/mud tracking;
- Waste management;
- Site security fence/screening;
- Traffic management;
- Noise and vibration management;
- Soil and water management;
- Site signage; and
- General housekeeping.

Photos taken during site inspection are included in the **Appendix E**.

3.6 Consultation

A consultation email was sent to DPE in advance of the of the audit to request feedback about the project and any focus areas to be reviewed by AQUAS during this audit. Refer to **Appendix F** for consultation records.

In accordance with the IAPAR document (DPE 2020), section 3.2 only requires consultation with DPE and they shall decide if consultation with other stakeholders is required.

Department of Planning and Environment

The Department asked to give specific consideration to the following:

- a. The environmental performance of the development is assessed, including but not limited to actual versus predicted impacts

AQUAS Response: Please refer to sections 5.6 and 5.7 of this report.

- b. A high level assessment of the environmental management plans is included

AQUAS Response: Please refer to section 5.5 of this report.

- c. Matters considered relevant to this audit:

- Communication of compliance obligations to relevant contractors
- Provision of required information on the project website
- Ongoing consultation with affected community
- Notification of incidents and non-compliances to the Department
- The management of noise and vibration
- The management of traffic

AQUAS Response:

All the items highlighted above were reviewed as part of the review of conditions of consent.

- **Communication of Compliance Obligations**

ADCO includes the Conditions of Approval in the subcontractors' contracts. In addition, contractors are required to undertake induction prior to commencing work onsite.

Inductions address requirements in the conditions of approval, including work hours, traffic, emergency management, use of spill kits, erosion and sediment controls, etc. The contractor noted that induction slides will be updated to include the Stage 2 works. Examples of contracts and induction records were sighted during the audit.

- **Project Website**

The project information required was available in Health Infrastructure website at <https://www.hinfra.health.nsw.gov.au/our-projects/project-search/liverpool-health-and-academic-precinct>. The second audit report and response to findings was not included (refer to non-compliance NC-04). Monitoring results were included up to the time when monitoring was undertaken. At the time of the audit the information was not very well organised, some documents were duplicated, and non-relevant documents were published. Within the following 3 days of the audit the Proponent rearranged the webpage by removing redundant documents, grouping information such as monitoring reports and adding the second audit report and response to findings.

- **Community Consultation**

The proponent noted that the main affected community stakeholder is the Hospital. The impact on residents and other possible members of the community is considered minor. Communications for any high-impact works are managed through the Disruption Work Notices system (DN). Examples of DNs were sighted as part of Condition A8. It is noted that there are no complaints recorded due to disruption to community.

- **Notification of incidents and non-compliances**

The audit found that non-compliances identified in the previous audit had not been appropriately notified. The importance of meeting the notification requirements was highlighted during the audit. Refer to non-compliance NC-02. No environmental incidents were recorded for this audit period.

- **Management of noise and vibration**

The contractor noted that monitoring was conducted during the early stages of the project but no works causing high-impact noise or vibration have taken place during the audit period. There was no record of construction vehicles arriving to site outside of work hours, and quackers were installed for plant operated onsite. Disruption Works Notices are issued to communicate with hospital about noise/vibration disruptions. No complaints are recorded due to noise and vibration.

The contractor advised that there will be high-impact noise and vibration during the project Stage 2, which involves demolition of the existing car park. Noise and vibration monitoring and controls will be put in place, as required.

- **Management of traffic**

It was noted that the site access via Burnside Drive caused little traffic impacts, as this not a high-traffic road. Traffic controllers are available 7am-3pm on working days and, as noted during the site inspection, vehicles were contained within the site. Traffic routes for construction vehicles are in place. The contractor noted that there is a temporary car park located on Elizabeth St. between Bigge and George Streets for construction parking.

3.7 Audit Compliance Status Descriptors

The following audit criteria were used for the rating of audit findings.

Status	Description
Compliant	The auditor has collected sufficient verifiable evidence to demonstrate that all elements of the requirement have been complied with within the scope of the audit.

Status	Description
Non-Compliant	The auditor has determined that one or more specific elements of the conditions or requirements have not been complied with within the scope of the audit.
Not Triggered	A requirement has an activation or timing trigger that has not been met at the time when the audit is undertaken, therefore an assessment of compliance is not relevant.

4. Document Review

The following documents were reviewed and/or sighted as part of this audit:

- SSD-10388 (Carpark) Development Consent – 30/11/2020 (Mod-1, 09/12/2021)
- Environmental Management Plan Version 10.0 of 22/12/2021
- Construction Interface Group minutes dated 3/5/22 No. 113
- Staging Report by Wolfpeak Issue D, dated 22/01/2021
- Staging Demolition Plan, Drawing LHAP-AR-FPA-DRG-CP-030001 Issue 08 of 1/12/20.
- Contractors Monthly Report 16, dated 29/04/2022
- Construction Traffic Management Plan by ATS Ref No. ATS 1739 – Revision 3, 28/01/2021
- Construction Noise and Vibration Management Plan Stage 1 Revision 4 – 30/04/2021
- Waste Management Plan Version 3 – 20/09/2021
- Monthly Waste Report from Orange Waste – 03/2022
- Email acknowledgement of submission of Independent Environmental Audit Report No. 2 to DPE, dated 17/05/2022
- Proponent Response to Independent Audit Findings Reference AQ1303C.02 Liverpool Hospital Multi-Storey Car Park, dated 15/12/2021
- Sydney Water Section 73 certificate, dated 04/02/2021.

5. Audit Findings

This audit was completed to assess the implementation of the CEMP and environmental controls established by ADCO against the requirements of Development Consent SSD 10388. The audit confirmed that the Contractor has implemented the approved Project Environmental Management Plan and subplans to satisfactory level.

The following table summarises the audit findings by rating category:

Findings Rating	Findings
Compliant	92
Non-Compliant	5
Not Triggered	71
Total Requirements	168

5.1 Assessment of Compliance

The audit determined that the Proponent has generally implemented the controls for environmental management within the construction activities that are currently being undertaken. The comparison of audit requirements against the compliance ratings is as follows:

SSD Requirements	Requirements	Findings
Part A – Administrative Controls	37	Compliant 27
		Non-compliant 2
		Not Triggered 8
Part B – Prior to commencement of Construction	35	Compliant 32
		Non-Compliant 0
		Not Triggered 3
Part C – During Construction Appendix 1 – Incident Notification and Reporting	57	Compliant 24
		Non-Compliant 3
		Not Triggered 30
Part D – Prior to Commencement of Operation	26	Compliant 3
		Non-Compliant 0
		Not Triggered 23
Appendix 2 – Advisory Notes	13	Compliant 6
		Non-Compliant 0
		Not Triggered 7

5.2 Notices, Incidents and Complaints

The Proponent noted that no agency notices, orders, penalty notices or prosecutions have been issued, and no reportable environmental incidents have occurred to date.

A Complaints Register is in place where details of complaints will be recorded, including resolution reached. No complaints have been received to date. The Complaints Register is available to the public in the Project website.

5.3 Review of Previous Audit Findings

Previous audit non-compliances were reviewed as part of the audit, as follows:

Finding No.	SSD Condition	Audit Finding	Follow-up Comments	Status
Non-Compliance-01	A2. Terms of Consent.	Based on the audit identifying one non-compliance against the conditions of approval, condition A2 is assessed as non-compliant. Also, the audit noted that the EMP version 8.0 dated 28/10/2021 includes reference to some of the EIS and mitigation measures. However, to ensure all measures are covered, the EMP should reference the specific EIS document or be added as an attachment.	Actions were not taken in relation to the non-compliance against condition C46. This same issue will be raised again in this report under Non-Compliance NC-02 – refer to Section 5.9 EMP (version 10) now includes references to the Environmental Impact Statement (EIS) and mitigation measures.	Closed 10/05/2022
Non-Compliance-02	C46: Independent Environmental Audit	Written approval from DPE for the proposed independent auditors was not received prior to the conduct of this independent audit. Refer to section 2.3 of this report.	No evidence was available of approval of auditors for this third audit. This issue will be raised again in this report under Non-Compliance NC-02 – refer to Section 5.9	Closed (Refer to new NC-02) 10/05/2022

In addition, previous audit recommendations were reviewed with the following actions noted:

OFI No.	Condition of Consent Description	Recommendations
Opportunity for Improvement - 01	A22. Monitoring and Environmental Audits Any condition of this consent that requires the carrying out of monitoring or an environmental audit, whether directly or by way of a plan, strategy or program, is taken to be a condition requiring monitoring or an environmental audit under Division 9.4 of Part 9 of the EP&A Act. This includes conditions in respect of incident notification, reporting and response, non-compliance notification, Site audit report and independent auditing.	It was recommended to include in Section 6.0 (Environmental) of the Monthly PCG Report more details to cover the relevant project environmental information e.g. statistics with number and results of inspections, waste recycling data, any environmental incidents, breaches and/or complaints, etc. Action: Presented PCG Monthly report dated 29/04/2022. Environment section 6.0 now included statistics on issues raised during inspections (e.g. 2 positive, no negative), stats from the waste contractor regarding recycling, etc. – OFI Closed

5.4 Audit Site Inspection

The site inspection was conducted at 8:45am on 10 May 2022. The AQUAS auditor and ADCO project staff walked through the construction site where environmental controls were observed, including:

- Traffic signage and traffic controllers onsite;
- Construction vehicles contained within the construction site;
- Site signage at entry points;
- Spill kits in place;
- Fencing and hoardings installed around the perimeter of the site, no graffiti observed;
- Inspections of equipment carried out;
- Appropriate erosion and sediment controls implemented for the site conditions;
- Security cameras installed;
- Skip bins available in various locations for waste segregation;
- Site Noticeboard onsite with project contacts, safety and environmental information;
- Staff wearing suitable PPE; and
- Good housekeeping.

There were no issues raised during the site inspection. Environmental mitigation measures were implemented and maintained in good condition. Refer to photos of the site inspection in **Appendix E**.

5.5 Suitability of Plans and the EMS

The EMP and sub-plans developed for the project were approved by Certifying Authority in compliance with the requirements of the Development Consent 10388. Mitigation measures from the EIS were defined in the EMP and subplans.

Compliance of the Plans against conditions of the SSD 10388 has been verified as follows:

- **Construction Environmental Management Plan** – Refer to Appendix D, Condition B12
The Plan includes project information, site requirements, compliance obligations, objectives and targets, training, communications, subcontractor management, monitoring, incident management and description of aspects and controls, which were verified through the site inspection and review of SSD 10388 conditions *Part C – During Construction*.
- **Construction Traffic and Pedestrian Management Plan** – Refer to Appendix D, Condition B13
The Plan includes background information, e.g. about the road network, key intersections, public transport; it describes site arrangements, construction vehicle types and routes, work zones, Traffic Control Plans, construction worker transport strategy, swept path analysis and other. The implementation of controls noted in TCPs were verified through the site inspection and review of SSD 10388 conditions *Part C – During Construction*.
- **Construction Noise and Vibration Management Plan** – Refer to Appendix D, Condition B14
The Plan specifically addresses requirements of the Conditions of Consent. It outlines sensitive receivers, hours of work, noise and vibration criteria, preliminary noise emission and vibration assessments and recommended measures, monitoring, community interactions and handling of complaints. It is noted that this Plan addresses requirements for Stage 1 only. The implementation of controls noted in TCPs were verified through the site inspection and review of SSD 10388 conditions *Part C – During Construction*.
- **Construction Waste Management Plan** – Refer to Appendix D, Condition B15
The Plan addresses onsite waste management, outlines the main waste materials and includes construction waste targets. A Bulk earthworks Plan is included. The implementation of controls noted in TCPs were verified through the site inspection and review of SSD 10388 conditions *Part C – During Construction*.

ADCO Environmental Management System (EMS) is ISO certified and the suitability of the Plans was

demonstrated during this audit with strength on documentation and record keeping, implementation of environmental controls, communication, and corrective action processes.

It is noted that a new Construction Noise and Vibration Management Plan is required for the works in Stage 2 for demolition of the existing car park. The contractor advised that this is being developed.

5.6 Development Past Performance

The audit indicated that the project's environmental performance is positive, as noted from the following aspects:

- The Environmental Management Plan and associated subplans have been reviewed, updated, and ongoing implementation was observed;
- The Staging Report approved by DPE has been followed and SSD 10388 conditions have been monitored;
- There have been no environmental incidents, disputes or legal notices recorded against the project;
- The project has NIL complaints recorded in the Complaints Register from the commencement of construction;
- Environmental controls have been implemented and maintained;
- Over 80% of waste generated by the development has been recycled.

However, the general performance of the project against the conditions of the SSD 10388 is affected due to non-compliances identified in relation to administrative conditions, namely communications with DPE for approval of auditors, reporting of non-compliances and submission of previous audit reports – refer to Section 5.9 below.

5.7 Actual and Predicted Impacts

The main impacts noted during the audit, including the site inspection, are generally as predicted in the Environmental Impact Statement for the project, including:

- Visual and built form
Visual impact of the development when viewed from the public domain, not changed from what was predicted in the EIS. At the time of the audit façade art works were being installed, which will bring a positive visual impact to the design of the car park.
- Traffic and parking
The increase in construction traffic has been managed as per the Construction Traffic and Pedestrian Management Plan with no changes in the construction vehicles routes, and site entrance via Burnside Drive, which normally has low traffic, bringing no significant changes to the predicted impacts.
Once the new car park becomes operational it will accommodate additional parking facilities bringing a positive impact to the development. The existing road network has capacity to support increased traffic associated with the development.
- Noise and vibration
As noted during the review of relevant SSD conditions, noise of current works has had a low impact on the vicinity of the development and possible sensitive receivers. It is anticipated that noise and vibration impacts will increase during the implementation of Stage 2, and the contractor will implement mitigation measures as necessary.

It is noted that no significant changes or additional impacts were noted in the actual construction works as compared to the predicted impacts of the development defined in the Environmental Impact Statement (EIS) developed by Urban Ethos, dated 08 May 2020.

5.8 Key Strengths

The project is generally compliant to the conditions of Development Consent SSD 10388 with the following key strengths noted:

- The carpark construction activities have been carried out in accordance with the project program and Staging Report with no harm caused to the environment.
- The Construction Environmental Management Plan (CEMP) and Subplans have been maintained up to date and implemented, as required, during the construction works.
- Environmental inspections have been undertaken weekly using Hammertech system, which includes photos, corrective actions and follow up of inspection findings.
- Ongoing communications have been maintained, including interface group meetings, disruption notices and consultation with the Hospital, Council and other stakeholders, as required.
- No incidents or complaints were recorded during this audit period.
- Implementation of the following environmental mitigation measures were noted:
 - Traffic controls implemented as per the Traffic Control Plans (TCP), controlled vehicle access and use of traffic controllers;
 - Erosion and sediment controls in place including silt fencing, use of sandbags and rumble grid at the site access/egress;
 - Site noticeboards in place with safety and environmental information available for all;
 - Construction site fenced and secured with CCTV installed;
 - Waste bins available at various locations, segregation and recycling implemented;
 - No mud tracking on the road; and
 - Good general housekeeping noted.

5.9 Audit Findings and Recommendations

The following table summarised the non-compliances identified during this audit.

Refer to the attached **Appendix D** for full details of findings including evidence of compliance.

Finding No.	Condition of Consent ID and Requirement	Audit Finding and Recommendation
Non-Compliance-01	<p><u>Non-Compliance Notification:</u></p> <p>A27: The Planning Secretary must be notified through the major projects portal within seven days after the Applicant becomes aware of any non-compliance. The Certifier must also notify the Planning Secretary through the major projects portal within seven days after they identify any non-compliance.</p> <p>A28: The notification must identify the development and the application number for it, set out the condition of consent that the development is non-compliant with, the way in which it does not comply and the reasons for the non-compliance (if known) and what actions have been, or will be, undertaken to address the non-compliance.</p>	<p>Evidence could not be found of the Proponent notification to DPE within the required timeframe of non-compliances raised in the Independent Environmental Audit Report issued 9 December 2021.</p> <p>Recommendation: Proponent to ensure that any non-compliances identified for the project are notified to DPE within seven days, and ensure that all the details outlined in Condition A28 are included in the notification.</p>

Finding No.	Condition of Consent ID and Requirement	Audit Finding and Recommendation
Non-Compliance-02	<p><u>Independent Environmental Audit</u></p> <p>C46: Proposed independent auditors must be agreed to in writing by the Planning Secretary prior to the preparation of an Independent Audit Program or commencement of an Independent Audit.</p>	<p>Written approval from DPE for the proposed independent auditors was not received prior to the conduct of this independent audit.</p> <p>Recommendation: Proponent to ensure that approval of auditors by DPE is sought prior to the conduct of each independent environmental audit, in accordance with the SSD Conditions and the Independent Audit Post Approval Requirements (DPE 2020).</p>
Non-Compliance-03	<p><u>Independent Environmental Audit</u></p> <p>C51: In accordance with the specific requirements in the Independent Audit Post Approval Requirements, the Applicant must:</p> <ul style="list-style-type: none"> (a) Review and response separately to each Independent Audit Report prepared under condition C50 of this consent; (b) Submit the response to the Planning Secretary and the Certifier; and <p>Make each Independent Audit Report and response to it publicly available 60 days after submission to the Planning Secretary.</p> <p>C52: Independent Audit Reports and the Applicant's response to audit findings must be submitted to the Planning Secretary within two months of undertaking the independent audit site inspection as outlined in the Independent Audit Post Approval Requirements, unless otherwise agreed by the Planning Secretary.</p>	<p>Evidence was not available of the Proponent submission to DPE and the Certifier of the second Independent Environmental Audit Report and response to findings within 2 months of the audit being conducted.</p> <p>Recommendation: Proponent to ensure for future audit reports that:</p> <ul style="list-style-type: none"> – Response to audit findings is sent to DPE and the Certifier within 2 months of undertaking the audit site inspection (or as otherwise agreed with DPE); – The audit report and response to findings is made publicly available within 60 days of submission to DPE.

Appendix A. Auditors Approval



Planning,
Industry &
Environment

Ms Claire Muir
Senior Planning Advisor

NSW Health Infrastructure
PO Box 1060
North Sydney NSW 2059

19/05/2021

Dear Ms Muir

**Liverpool Hospital Carpark (SSD-10388)
Independent Environmental Auditors and Audit Schedule**

I refer to your submission (SSI-10388-PA-9) nominating Ms Annabelle Tungol, Mr Luis Garzon and Ms Ana Maria Munoz of AQUAS Pty Ltd as suitably qualified, experienced and independent persons to undertake the independent environmental audit and submitting the independent audit schedule in accordance with Conditions C46 and C47, Schedule 2, Part C of SSI 10388 (Approval) for the Liverpool Hospital Multi-storey Carpark (Project).

The NSW Department of Planning, Industry and Environment (Department) has reviewed the nomination and information you have provided and is satisfied that Ms Annabelle Tungol, Mr Luis Garzon and Ms Ana Maria Munoz are suitably qualified, experienced and independent.

Therefore, in accordance with Condition C46, Schedule 2, Part C of the Approval, the Secretary endorses the appointment of the following auditors:

- Ms Annabelle Tungol, AQUAS Pty Ltd
- Mr Luis Garzon, AQUAS Pty Ltd
- Ms Ana Maria Munoz, AQUAS Pty Ltd

Please ensure this correspondence is appended to the Independent Environmental Audit Report.

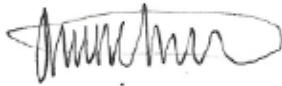
The independent environmental audit must be prepared, undertaken and finalised in accordance with Conditions C50 and C51, Schedule 2, Part C of the Approval.

The Department reserves the right to request an alternate auditor or audit team for any future audits.

Notwithstanding the endorsement for the above listed auditors for this Project, each respective project approval or consent requires a request for the agreement to the auditor or audit team be submitted to the Department, for consideration of the Secretary. Each request is reviewed and depending on the complexity of future projects, the suitability of a proposed auditor or audit team will be considered.

If you wish to discuss the matter further, please contact Ms Alex McGuirk, Senior Compliance Officer.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Thomas Minchin', enclosed within a faint, hand-drawn oval.

Thomas Minchin
Senior Compliance Officer
Compliance

As nominee of the Planning Secretary

Appendix B. Audit Attendance Sheet

Audit Attendance Sheet



PROJECT: Liverpool Hospital car Park AUDIT No.: 3

AUDITEE: Johnstaff/ADCO LEAD AUDITOR: Luis Garzon

MEETING LOCATION: ADCO site office

OPENING MEETING DATE AND TIME: 10/05/2022 - 8:30 am

CLOSING MEETING DATE AND TIME: 10/05/2022 - 2:15 pm

NAME	ORGANISATION	POSITION	SIGNATURE	
			OPENING MEETING	CLOSING MEETING
Luis Garzon	AQUAS	Lead Auditor	<i>Lg</i>	<i>Lg</i>
Matt Margin	ADCO	Safety Advisor	<i>M. Margin</i>	<i>M. Margin</i>
Maya Kravac	ADCO	Project Engineer	<i>lyn</i>	<i>lyn</i>
Sagie Khot	ADCO	Project Manager	<i>SK</i>	<i>SK</i>
Shamim Hussain	TSP	Senior Project Manager	<i>SH</i>	<i>SH</i>

Appendix C. Independent Audit Declaration Forms

Independent Audit Declaration Form

Declaration of Independence - Auditor

Project Name: Liverpool Hospital Multi-Storey Car Park

Consent Number: SSD 10388

Description of Project: Construction and operation of an 8-level carpark at Liverpool Hospital comprising of an at-grade carpark, demolition works, remediation works, road connection and landscaping.

Project Address: Liverpool Hospital, Liverpool NSW 2170

Proponent: Health Administration Corporation

Title of Audit: Independent Environmental Audit (No. 3)

Date: 31 May 2022

I declare that I have undertaken the Independent Audits and prepared the contents of the attached Independent Audit Report and to the best of my knowledge:

- The audit has been undertaken in accordance with the relevant condition(s) of consent and the *Independent Audit Post Approval Requirements (Department 2018)*;
- The findings of the audit are reported truthfully, accurately and completely;
- I have exercised due diligence and professional judgement in conducting the audit;
- I have acted professionally, objectively and in an unbiased manner;
- I am not related to any proponent, owner or operator of the project neither as an employer, business partner, employee, or by sharing a common employer, having a contractual arrangement outside the audit, or by relationship as spouse, partner, sibling, parent, or child;
- I do not have any pecuniary interest in the audited project, including where there is a reasonable likelihood or expectation of financial gain or loss to me or spouse, partner, sibling, parent, or child;
- neither I nor my employer have provided consultancy services for the audited project that were subject to this audit except as otherwise declared to the Department prior to the audit;
- neither I nor any technical specialist that may take part in the Independent Audits are an Environmental Representative for the project; and
- I have not accepted, nor intend to accept any inducement, commission, gift or any other benefit (apart from payment for auditing services) from any proponent, owner or operator of the project, their employees or any interested party. I have not knowingly allowed, nor intend to allow my colleagues to do so.

Notes:

- a) Under section 10.6 of the *Environmental Planning and Assessment Act 1979* a person must not include false or misleading information (or provide information for inclusion in) in a report of monitoring data or an audit report produced to the Minister in connection with an audit if the person knows that the information is false or misleading in a material respect. The proponent of an approved project must not fail to include information in (or provide information for inclusion in) a report of monitoring data or an audit report produced to the Minister in connection with an audit if the person knows that the information is materially relevant to the monitoring or audit. The maximum penalty is, in the case of a corporation, \$1 million and for an individual, \$250,000; and
- b) The *Crimes Act 1900* contains other offences relating to false and misleading information: section 307B (giving false or misleading information – maximum penalty 2 years imprisonment or 200 penalty units, or both)

Name of Auditor: Luis Garzon

Signature: 

Qualification: Environmental Auditor – SAI Global Lead Environmental Auditor – Cert. No. C182241

Company: AQUAS Pty Ltd

Company Address: Level 7 / 116 Miller Street, North Sydney, NSW, 2060

Appendix D. Audit Checklist and Audit Findings

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
Part	A	ADMINISTRATIVE CONDITIONS				
1.	A	A1	Obligation to Minimise Harm to the Environment In addition to meeting the specific performance measures and criteria in this consent, all reasonable and feasible measures must be implemented to prevent, and, if prevention is not reasonable and feasible, minimise any material harm to the environment that may result from the construction and operation of the development.	There was no material harm reported and suitable environmental controls onsite were sighted as follows: <ul style="list-style-type: none"> - Erosion and sediment controls were implemented - Traffic controls were implemented as per the TCP; - Fencing and hoardings were installed around the perimeter of the site; - Security cameras were installed; - Site signage was in place; - Waste bins were found in various locations around the site; - Roads surrounding the site were clean. Weekly site inspections were conducted and recorded in the Hammertech system, no environmental issues raised by the Site Manager. Non-compliances identified during this audit are of administrative nature and did not pose any risk of harm to the environment.		Compliant
2.	A	A2	Terms of Consent The development may only be carried out: <ol style="list-style-type: none"> In compliance with the conditions of this consent; in accordance with all written directions of the Planning Secretary; generally in accordance with the EIS and Response to Submissions and Amended Development Application; and in accordance with the approved plans from Fitzpatrick + Partners (Architectural drawings) and Clouston Associates (Landscape drawings). 	a) the development generally complies with the conditions of consent. Note: 3 non-compliances have been raised under parts A and C. b) SSD 10388 was granted on 30/11/2020 and all architectural and landscape drawings were stamped by DPE on the 30/11/2020. c) The EMP version 10 dated 22/12/2021 includes reference to some of the EIS and mitigation measures. However, to ensure all measures are there, the EMP should reference the specific EIS document or added as an attachment. d) Approved Architectural and Landscape drawings submitted to DPE and sighted on the website: https://www.planningportal.nsw.gov.au/major-projects/project/25756		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
3.	A	A3	Consistent with the requirements in this consent, the Planning Secretary may make written directions to the Applicant in relation to: (a) the content of any strategy, study, system, plan, program, review, audit, notification, report or correspondence submitted under or otherwise made in relation to this consent, including those that are required to be, and have been, approved by the Planning Secretary; (b) any reports, reviews or audits commissioned by the Planning Secretary regarding compliance with this approval; and (c) the implementation of any actions or measures contained in any such document referred to in (a) above.	No new directions from DPE have been received. No modifications to the SSD conditions have been requested.		Not Triggered
4.	A	A4	The conditions of this consent and directions of the Planning Secretary prevail to the extent of any inconsistency, ambiguity or conflict between them and a document listed in condition A2(c). In the event of an inconsistency, ambiguity or conflict between any of the documents listed in condition A2(c), the most recent document prevails to the extent of the inconsistency, ambiguity or conflict.	No inconsistencies, ambiguity or conflict have been identified.		Not Triggered
5.	A	A5	Limits of Consent This consent lapses five years after the date of consent unless work is physically commenced.	Project completion will be within 15 months; it is estimated the project to be finished by May 2022.		Compliant
6.	A	A6	Prescribed Conditions The Applicant must comply with all relevant prescribed conditions of development consent under Part 6, Division 8A of the EP&A Regulation., i.e. <i>P6, Dv8A:</i> <i>Cl98 Compliance with Building Code of Australia and insurance requirements under the Home Building Act 1989;</i> <i>98A Erection of signs</i> <i>98B Notification of Home Building Act 1989 requirements</i> <i>98C Conditions relating to entertainment venues</i> <i>98D Condition relating to maximum capacity signage</i> <i>98E Condition relating to shoring and adequacy of adjoining property.</i>	Compliance with BCA and signage requirements – sighted Construction Certificate CRO-21004 (CC#1b) dated 29/01/2021 has been issued by Blackett Maguire + Goldsmith (BMG).		Compliant
7.	A	A7	Planning Secretary as Moderator In the event of a dispute between the Applicant and a public authority, in relation to an applicable requirement in this approval	No disputes between the Applicant and a public authority had occurred to the date of the audit.		Not Triggered

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			or relevant matter relating to the Development, either party may refer the matter to the Planning Secretary for resolution. The Planning Secretary's resolution of the matter must be binding on the parties.			
8.	A	A8	Evidence of Consultation Where conditions of this consent require consultation with an identified party, the Applicant must: <ul style="list-style-type: none"> (a) consult with the relevant party prior to submitting the subject document for information or approval; and (b) provide details of the consultation undertaken including: <ul style="list-style-type: none"> (i) the outcome of that consultation, matters resolved and unresolved; and (ii) details of any disagreement remaining between the party consulted and the Applicant and how the Applicant has addressed the matters not resolved. 	The following consultation records were sighted: <ul style="list-style-type: none"> – Construction Interface Group meeting (weekly) sighted minutes on the 26/10/2021 No.89 with ADCO, Johnstaff, HI, Hospital Representatives and other builders in the area talking about disruption notices, construction works, etc. – Disruption Notice DN_017 for 27-29 Sep 2021 e.g. installation of new HV equipment. Indicates level of disruption, risk, likely disruptions, Covid protocols, etc. This is sent to Johnstaff and HI for approval – e.g. Aconex correspondence included the approval. Evidence of consultation was available with relevant parties for some conditions, e.g. <ul style="list-style-type: none"> – Council and TfNSW for the CTPMP – See B13 – Heritage NSW for Archaeological Research – See B26 – Sydney Trains for protection of rail corridor – See B31 Also presented evidence of Construction Interface Group – minutes of 3/5/22 No. 113, Lendlease, ADCO, Johnstaff, HI, others. Disruption Notice DN-27 for works on 14/05/22 – removal of B-Class hoarding. Goes through the impacts, areas affected, description, risk assessment, stage planning, etc.		Compliant
9.	A	A9	Staging The project may be constructed and operated in stages. Where compliance with conditions is required to be staged due to staged construction or operation, a Staging Report (for either or both construction and operation as the case may be) must be prepared and submitted to the satisfaction of the Planning Secretary. The Staging Report must be submitted to the Planning Secretary no later than one month before the commencement of construction of the first of the proposed stages of construction (or if only staged operation is proposed, one month before the commencement of operation of the first of the proposed stages of operation).	Staging report from Wolfpeak dated 22/1/2021 (Rev. D). Report was approved by DPE on the 18/2/2021. Construction commenced on the 9/2/2021. A Staging Demolition Plan was also available – Drawing LHAP-AR-FPA-DRG-CP-030001 Issue 08 of 1/12/20.		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
10.	A	A10	<p>A Staging Report prepared in accordance with condition A9 must:</p> <ul style="list-style-type: none"> (a) if staged construction is proposed, set out how the construction of the whole of the project will be staged, including details of work and other activities to be carried out in each stage and the general timing of when construction of each stage will commence and finish; (b) if staged operation is proposed, set out how the operation of the whole of the project will be staged, including details of work and other activities to be carried out in each stage and the general timing of when operation of each stage will commence and finish (if relevant); (c) specify how compliance with conditions will be achieved across and between each of the stages of the project; and (d) set out mechanisms for managing any cumulative impacts arising from the proposed staging. 	<p>Staging report include in Section 2 a table that indicates the stage, the stage activities, an indicative commencement dates and indicative completion dates.</p> <p>Stage 1 (current works – split in two CC), Stage 2 demolition, Stage 3 operations, remaining works (outside of this scope).</p> <p>Additionally, Appendix A includes a staging matrix for relevant Part A and Part B conditions.</p> <ul style="list-style-type: none"> a) Included in table 2 b) Included in table – this will be during Stage 3 c) Appendix A d) Section 5 		Compliant
11.	A	A11	Where a Staging Report is required, the project must be staged in accordance with the Staging Report, as approved by the Planning Secretary.	Staging Report dated 22/01/2021 (Rev. D) was approved by DPIE on the 18/2/2021.		Compliant
12.	A	A12	Where construction or operation is being staged in accordance with a Staging Report, the terms of this consent that apply or are relevant to the works or activities to be carried out in a specific stage must be complied with at the relevant time for that stage as identified in the Staging Report.	Construction is carried out in accordance with the Staging Report dated 22/01/2021 (Rev. D), approved by DPIE on the 18/2/2021 - RE: Liverpool Hospital Multi- Storey Carpark (SSD 10388) Submission of a Staging Report (Condition A9).		Compliant
13.	A	A13	<p>Staging, Combining and Updating Strategies, Plans or Programs</p> <p>The Applicant may:</p> <ul style="list-style-type: none"> (a) prepare and submit any strategy, plan (including management plan, architectural or design plan) or program required by this consent on a staged basis (if a clear description is provided as to the specific stage and scope of the development to which the strategy, plan (including management plan, architectural or design plan) or program applies, the relationship of the stage to any future stages and the trigger for updating the 	<p>Staging Report for the project was sighted. Report was developed by Wolfpeak 15/01/2021 (Rev. B) and approved by DPIE on the 15/01/2021.</p> <p>A revised Staging Report was submitted to DPIE on 22/01/2021 (Rev. D) and was approved by DPIE on the 18/02/2021.</p> <p>No updates.</p>		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			<p>strategy, plan (including management plan, architectural or design plan) or program);</p> <p>(b) combine any strategy, plan (including management plan, architectural or design plan), or program required by this consent (if a clear relationship is demonstrated between the strategies, plans (including management plan, architectural or design plan) or programs that are proposed to be combined); and</p> <p>(c) update any strategy, plan (including management plan, architectural or design plan), or program required by this consent (to ensure the strategies, plans (including management plan, architectural or design plan), or programs required under this consent are updated on a regular basis and incorporate additional measures or amendments to improve the environmental performance of the development).</p>			
14.	A	A14	Any strategy, plan or program prepared in accordance with condition A13, where previously approved by the Planning Secretary under this consent, must be submitted to the satisfaction of the Planning Secretary.	Staging Report (Rev. B to Rev D) had been sent to DPIE for approval.		Compliant
15.	A	A15	If the Planning Secretary agrees, a strategy, plan (including management plan, architectural or design plan), or program may be staged or updated without consultation being undertaken with all parties required to be consulted in the relevant condition in this consent.	Staging Report has been developed in consultation with HI and DPIE.		Compliant
16.	A	A16	Updated strategies, plans (including management plan, architectural or design plan), or programs supersede the previous versions of them and must be implemented in accordance with the condition that requires the strategy, plan, program or drawing.	Latest revision of the Staging Report and Plans is implemented.		Compliant
17.	A	A17	<p>Structural Adequacy</p> <p>All new buildings and structures, and any alterations or additions to existing buildings and structures, that are part of the development, must be constructed in accordance with the relevant requirements of the BCA.</p> <p><i>Notes: Part 8 of the EP&A Regulation sets out the requirements for the certification of the development</i></p>	Construction Certificates CRO-21004 (CC#1b) dated 29/01/2021 and CRO-21017 (CC#2) dated 25/03/2021 were issued by Blackett Maguire + Goldsmith (BMG) and included compliance with BCA requirements.		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
18.	A	A18	External Walls and Cladding The external walls of all buildings including additions to existing buildings must comply with the relevant requirements of the BCA.	Sighted: External Wall Design Statement from Fitzpatrick & Partners PL dated 23/02/202. Statement is included in the CRO-21017 (CC#2) dated 25/03/2021 from BMG item #71.		Compliant
19.	A	A19	Site Contamination Remediation approved as part of this development consent must be carried out in accordance with the <i>Remediation Action Plan</i> (RAP), dated 30 April 2020, prepared by JK Environments, or any updated RAP, prepared by a Certified Contaminated Land Consultant.	Presented Remediation Works Statement dated 4/12/2020 by ADCO. Statement is included in the CRO-21017 (CC#2) dated 25/03/2021 from BMG item #9.		Compliant
20.	A	A20	Applicability of Guidelines References in the conditions of this consent to any guideline, protocol, Australian Standard or policy are to such guidelines, protocols, Standards or policies in the form they are in as at the date of this consent.	Requirements in guidelines such as BCA and Australian Standards are included in the Design and BCA Certificates.		Compliant
21.	A	A21	Consistent with the conditions of this consent and without altering any limits or criteria in this consent, the Planning Secretary may, when issuing directions under this consent in respect of ongoing monitoring and management obligations, require compliance with an updated or revised version of such a guideline, protocol, Standard or policy, or a replacement of them.	No directions received from the Planning Secretary regarding updated or revised versions of documents.		Not Triggered
22.	A	A22	Monitoring and Environmental Audits Any condition of this consent that requires the carrying out of monitoring or an environmental audit, whether directly or by way of a plan, strategy or program, is taken to be a condition requiring monitoring or an environmental audit under Division 9.4 of Part 9 of the EP&A Act. This includes conditions in respect of incident notification, reporting and response, non-compliance notification, Site audit report and independent auditing. <i>Note: For the purposes of this condition, as set out in the EP&A Act, "monitoring" is monitoring of the development to provide data on compliance with the consent or on the environmental impact of the development, and an "environmental audit" is a periodic or particular documented evaluation of the development to provide information on compliance with the consent or the environmental management or impact of the development.</i>	HSE Internal audit by ADCO was completed in 9/7/2021. Air Monitoring Results daily readings are reported in Monthly Report. Results showed zero for the past 3 Months. Monthly Reports have a separate Environment Section Reporting (6.0) and include the Environmental component in the CRG meeting minutes. Not conducting any monitoring at the moment. Completed an internal HSE audit on 9/07/21 – results captured in Hammertech. New Evidence: Sighted Contractors Monthly Report 16 of 29/04/2022 – Section 6 Environmental Management, includes stats on		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
				issues raised during inspections (2 positive, no negative), Stats from the waste contractor regarding recycling.		
23.	A	A23	Access to Information At least 48 hours before the commencement of construction until the completion of all works under this consent, or such other time as agreed by the Planning Secretary, the Applicant must: <ul style="list-style-type: none"> (a) make the following information and documents (as they are obtained or approved) publicly available on its website: <ul style="list-style-type: none"> i) the documents referred to in condition A2 of this consent; ii) all current statutory approvals for the development; iii) all approved strategies, plans and programs required under the conditions of this consent; iv) regular reporting on the environmental performance of the development in accordance with the reporting arrangements in any plans or programs approved under the conditions of this consent; v) a comprehensive summary of the monitoring results of the development, reported in accordance with the specifications in any conditions of this consent, or any approved plans and programs; vi) a summary of the current stage and progress of the development; vii) contact details to enquire about the development or to make a complaint; viii) a complaints register, updated monthly; ix) audit reports prepared as part of any independent audit of the development and the Applicant's response to the recommendations in any audit report; x) any other matter required by the Planning Secretary; and (b) keep such information up to date, to the satisfaction of the Planning Secretary. 	Website for the project has been set-up in the Health Infrastructure / Liverpool Hospital: https://www.hinfra.health.nsw.gov.au/our-projects/project-search/liverpool-health-and-academic-precinct?viewmode=0 A link to the Planning Portal website is in place to access the EIS and SSD conditions Environmental performance reports: are covered through the audit report and pre-construction compliance report.		Compliant
24.	A	A24	Compliance The Applicant must ensure that all of its employees, contractors (and their sub-contractors) are made aware of, and are instructed	Conditions of Approval is included in the subcontractors contracts. Sighted email sent on the 5/3/2021 from ADCO to Traino Group - Concreter contractor Ref. No. ADCO CONTRANSNIT-000132. Also, email sent 9/2/2021 to Rockform		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			to comply with, the conditions of this consent relevant to activities they carry out in respect of the development.	<p>contractor re-issuing some documents, which included a copy of the SSD.</p> <p>Presented site safety rules including environmental management controls which was posted on their notice board. Reference to the SSD environmental controls are communicated verbally in the site-specific induction.</p> <p>New Evidence:</p> <p>Slides in place – work hours, traffic, emergency, spill kits, Ersed, etc. Some info will be printed and posted in the induction room. Did not carry out during covid due to restrictions.</p> <p>Records of inductions maintained in Hammertech – e.g. sighted staff inducted on 09/05/2022.</p> <p>Slides will be updated to include the Stage 2 works – demolition of existing car park.</p>		
25.	A	A25	Incident Notification, Reporting and Response The Planning Secretary must be notified through the major projects portal immediately after the Applicant becomes aware of an incident. The notification must identify the development (including the development application number and the name of the development if it has one), and set out the location and nature of the incident.	No incidents have occurred that required notification.		Not Triggered
26.	A	A26	Subsequent notification must be given and reports submitted in accordance with the requirements set out in Appendix 1 .	No incidents.		Not Triggered
27.	A	A27	Non-Compliance Notification The Planning Secretary must be notified through the major projects portal within seven days after the Applicant becomes aware of any non-compliance. The Certifier must also notify the Planning Secretary through the major projects portal within seven days after they identify any non-compliance.	<p>IEA report dated 22/6/2021. Non-compliances were notified to DPE on the 28/6/2021 through the Proponent Response to Audit Report. Letter from DPIE was received on the 2/8/2021.</p> <p>Process for non-compliance notification to the DPIE are now included in the EMP.</p> <p>New Evidence:</p> <p>Records were not available of notification of non-compliances identified per the previous Independent Environmental Audit Report, dated 09/12/2021.</p>	Non-compliance NC-01: The Proponent did not submit notification to DPE within seven days of non-compliances raised through Audit Report dated 09/12/2021.	Non-Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
28.	A	A28	The notification must identify the development and the application number for it, set out the condition of consent that the development is non-compliant with, the way in which it does not comply and the reasons for the non-compliance (if known) and what actions have been, or will be, undertaken to address the non-compliance.	Notification of non-compliances identified per Independent Environmental Audit Report dated 09/12/2021 was not sent to DPE.	Non-compliance NC-01: The Proponent did not submit notification to DPE within seven days of non-compliances raised through Audit Report dated 09/12/2021.	Non-Compliant
29.	A	A29	A non-compliance which has been notified as an incident does not need to also be notified as a non-compliance.	Noted.		Not Triggered
30.	A	A30	Revision of Strategies, Plans and Programs Within three months of: (a) the submission of a compliance report under condition A35; (b) the submission of an incident report under condition A26; (c) the submission of an Independent Audit under condition C52; (d) the approval of any modification of the conditions of this consent; or (e) the issue of a direction of the Planning Secretary under condition A2 which requires a review, the strategies, plans and programs required under this consent must be reviewed, and the Planning Secretary and the Certifier must be notified in writing that a review is being carried out.	The EMP was updated to include mitigation measures, as referenced in the Environmental Impact Statement (EIS). The revised EMP was uploaded to the project website on 3/5/2021 – version 6.0. EMP was revised again on the 28/10/2021 – version 8.0. EMP was sent to BMG on the 28/10/2021, Transmittal No. ADCO Con-TRASMIT-000293. New Evidence: – The EMP has been updated, the current Plan is Rev. 10 of 22/12/2021. – CTPMP and CNVMP will be updated to capture details of Stage 2 works.		Compliant
31.	A	A31	If necessary to either improve the environmental performance of the development, cater for a modification or comply with a direction, the strategies, plans, programs or drawings required under this consent must be revised, to the satisfaction of the Planning Secretary or Certifier (where previously approved by the Certifier). Where revisions are required, the revised document must be submitted to the Planning Secretary and / or Certifier for approval and / or information (where relevant) within six weeks of the review. Note: This is to ensure strategies, plans and programs are updated on a regular basis and to incorporate any recommended measures to improve the environmental performance of the development.	Revisions have been carried out as noted above		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

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32.	A	A32	Compliance Reporting No later than 48 hours prior to the commencement of construction, a Compliance Monitoring and Reporting Schedule prepared in accordance with the Compliance Reporting Post Approval Requirements, as amended by condition A33, must be submitted to the Planning Secretary and the Certifier.	Pre-construction compliance report (version 1) was prepared on the 2/1/2021 by ADCO. Report was submitted to DPIE on the 14/1/2021 by HI and approved on the 2/2/2020. Report was submitted to BMG on the 5/2/2021.		Compliant
33.	A	A33	Table 1 of the Compliance Reporting Post Approval Requirements is amended so that the Compliance Monitoring and Reporting Schedule, minimum frequency of Compliance Reports required is: (a) a Pre-Construction Compliance Report must be submitted to the Planning Secretary prior to commencement of construction; (b) a Pre-Operational Compliance Report must be submitted to the Planning Secretary prior to commencement of operation and/or use; and (c) Operation Compliance Reports are required for the duration of operation and must be submitted to the Planning Secretary at intervals, no greater than 52 weeks from the commencement of operation or as otherwise by the Planning Secretary.	Pre-construction compliance report (version 1) was prepared on the 2/1/2021 by ADCO and approved by DPIE on the 2/2/2020. Pre-Operational Compliance Report to be prepared (not yet triggered).		Compliant
34.	A	A34	Compliance Reports of the development must be prepared in accordance with the Compliance Reporting Post Approval Requirements.	Compliance Report was prepared by ADCO in accordance with CRPAR and was approved by DPIE on 2/2/2021. Pre-Operational Compliance Report to be prepared (not yet triggered).		Compliant
35.	A	A35	Compliance Reports of the development must be submitted to the Planning Secretary in accordance with timing outlined in the Compliance Monitoring and Reporting Schedule.	Compliance Report was submitted to DPIE on 14/1/2021 which is before the construction started (9/2/2021). Pre-Operational Compliance Report to be prepared (not yet triggered).		Compliant
36.	A	A36	The Applicant must make each Compliance Report publicly available 60 days after submitting it to the Planning Secretary.	Pre-construction compliance Report is now posted in project website from HI. Pre-Operational Compliance Report to be prepared (not yet triggered).		Compliant
37.	A	A37	Notwithstanding the requirements of the Compliance Reporting Post Approval Requirements, the Planning Secretary may approve a request for ongoing annual operation Compliance Reports to be ceased, where it has been demonstrated to the Planning	Planning has not requested the ongoing annual operation Compliance Reports to be ceased.		Not Triggered

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			Secretary's satisfaction that consistent operational compliance has been achieved.			
PART	B	PRIOR TO COMMENCEMENT OF CONSTRUCTION				
38.	B	B1	Notification of Commencement The Applicant must notify the Planning Secretary in writing of the dates of the intended commencement of construction and operation at least 48 hours before those dates.	Notification of commencement of construction was provided to DPIE on the 4/2/2021. Construction started on the 9/2/2021. Operation is to commence sometime in July 2022, notification not yet sent.		Compliant
39.	B	B2	If the construction or operation of the development is to be staged, the Planning Secretary must be notified in writing at least 48 hours before the commencement of each stage, of the date of commencement and the development to be carried out in that stage.	Notification of commencement was provided to DPIE on the 4/2/2021 (Stage 1). Construction started on the 9/2/2021. Notification of further stages (demolition of existing and operation of the new car park) not yet triggered.		Compliant
40.	B	B3	Certified Drawings Prior to the commencement of construction, the Applicant must submit to the satisfaction of the Certifier relevant structural drawings prepared and signed by a suitably qualified practising Structural Engineer that demonstrates compliance with this development consent.	Construction Certificates CRO-21004 (CC#1b) dated 29/01/2021 and CRO-21017 (CC#2) dated 25/03/2021 issued by BMG included copy of Structural Design Certificate dated 14/12/2020 and the Structural Drawings dated 20/11/2020 prepared by Taylor Thomson Whiting (NSW) PL.		Compliant
41.	B	B4	External Walls and Cladding Prior to the commencement of construction of the façade, the Applicant must provide the Certifier with documented evidence that the products and systems proposed for use or used in the construction of external walls, including finishes and claddings such as synthetic or aluminium composite panels, comply with the requirements of the BCA. The Applicant must provide a copy of the documentation given to the Certifier to the Planning Secretary within seven days after the Certifier accepts it.	External Wall Design Statement from Fitzpatrick & Partners PL dated 23/02/202. Statement is included in the CRO-21017 (CC#2) dated 25/03/2021 from BMG item #71.		Compliant
42.	B	B5	Protection of Public Infrastructure (a) Prior to the commencement of construction, the Applicant must: consult with the relevant owner and provider of services that are likely to be affected by the development to make suitable arrangements for access to, diversion, protection and support of the affected infrastructure;	Dilapidation report (10/12/2020) was prepared by Taylor Thomson Whiting (TTW). Included in the CC#1 item 21. Report was sent to Liverpool City Council, DPIE and HI on the 11/12/2020.		Compliant

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			(b) prepare a dilapidation report identifying the condition of all public infrastructure in the vicinity of the site (including roads, gutters and footpaths); and (c) submit a copy of the dilapidation report to the Planning Secretary, Certifier and Council.			
43.	B	B6	Pre-Construction Dilapidation Report Prior to the commencement of construction, the Applicant must submit a pre-commencement dilapidation report to Council and the Certifier. The report must provide an accurate record of the existing condition of adjoining private properties and Council assets that are likely to be impacted by the proposed works.	Dilapidation report (10/12/2020) from TTW was sent to Liverpool City Council on the 11/12/2020. Included in the Certifier's CC#1b, dated 29/01/2021 - item 21.		Compliant
44.	B	B7	Outdoor Lighting Prior to commencement of lighting installation, evidence must be submitted to the satisfaction of the Certifier that all outdoor lighting within the site has been designed to comply with AS 1158.3.1:2005 Lighting for roads and public spaces – Pedestrian area (Category P) lighting – Performance and design requirements and AS 4282-2019 Control of the obtrusive effects of outdoor lighting.	Certificate of Design – Electrical dated 26/2/2021 from Stantec was sent to the BMG. Included in the CC#2 item 89. Reference to the AS 1158.3.1:2005 was sighted in the certificate.		Compliant
45.	B	B8	Demolition Prior to the commencement of construction, demolition work plans required by AS 2601-2001 <i>The demolition of structures</i> (Standards Australia, 2001) must be accompanied by a written statement from a suitably qualified person that the proposals contained in the work plan comply with the safety requirements of the Standard. The work plans and the statement of compliance must be submitted to the Certifier.	Certification of demolition works from Jeffsann Excavations Pty Ltd dated 4/12/2020 was sent to BMG. Included in CC#1b item 24.		Compliant
46.	B	B9	Site Contamination Prior to the commencement of construction, except demolition works, further post-demolition validation investigation outlined in <i>Remediation Action Plan</i> (RAP), dated 30 April 2020, prepared by JK Environments, must be conducted to determine the full nature and extent of the contamination at the project area after demolition works. The post-demolition validation investigation(s) must be undertaken, and the subsequent report(s), must be prepared in accordance with relevant guidelines and prepared by a Certified Contaminated Land Consultant	This is not applicable for ADCO contract. Note: Sighted Certificate of Design - Geotechnical which was provided by ADCO to the BMG on 4/12/2020. Included in CC#1 item 17. Letter from JK Environments to ADCO 14/01/2021 indicating that they act in the capacity of the contamination validation consultant. The letter from JK Environments of 14/01/2021 indicates coverage of the existing MSCP (P2).		Not Triggered

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47.	B	B10	The <i>Remediation Action Plan</i> (RAP), dated 30 April 2020, prepared by JK Environments, must be updated following results of the post-demolition validation investigation(s) by a Certified Contaminated Land Consultant.	This is not applicable for ADCO contract.		Not Triggered
48.	B	B11	Environmental Management Plan Requirements Management plans required under this consent must be prepared in accordance with relevant guidelines, including but not limited to the Environmental Management Plan Guideline: Guideline for Infrastructure Projects (DPIE April 2020). <i>Note: The Environmental Management Plan Guideline is available on the Planning Portal at: https://www.planningportal.nsw.gov.au/majorprojects/assessment/post-approval</i> <i>Note: The Planning Secretary may waive some of these requirements if they are unnecessary or unwarranted for particular management plans</i>	EMP requirements are detailed in 'Reference Legislation' section of EMP page 100. ADCO EMS has been certified to the ISO 14001:2015 EMS604987, certification runs until 30/6/2023.		Compliant
49.	B	B12	Construction Environmental Management Plan Prior to the commencement of construction, the Applicant must submit a Construction Environmental Management Plan (CEMP) to the Certifier and provide a copy to the Planning Secretary. The CEMP must include, but not be limited to, the following: (a) Details of: (i) hours of work; (ii) 24-hour contact details of site manager; (iii) management of dust and odour to protect the amenity of the neighbourhood; (iv) stormwater control and discharge; (v) measures to ensure that sediment and other materials are not tracked onto the roadway by vehicles leaving the site; (vi) external lighting in compliance with AS 4282-2019 Control of the obtrusive effects of outdoor lighting; (vii) community consultation and complaints handling; (b) Construction Traffic and Pedestrian Management Sub-Plan (see condition B13); (c) Construction Noise and Vibration Management Sub-Plan (see condition B14);	a. Presented EMP (17/12/2020 - version 3) was reviewed as follows: (i) Detailed under Work Hours (Mon-Fri 0700-1800) (Sat 0800-1300). (ii) Detailed Under Principal's Contractors Details. (iii) Detailed under Air Quality and Dust (iv) Detailed in Erosion and Sediment Control Plan LHAP-CI-TTW-DRG-CP-003014/003030/003031 Issue 6 (under notes Section). (v) Detailed under Sediment Control and Water Quality. (vi) EMP is now updated to describes external lighting (vii) Detailed under complaints management. b. Detailed in Traffic management/ movement & Section 3, 4 of the CTPMSP. c. Detailed under Noise and Vibration. d. Detailed under Waste. e. Detailed under Cultural Heritage - Archaeological artefacts, Unexpected finds. f. Detailed under Hazardous Substances and Dangerous Goods		Compliant

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			(d) Construction Waste Management Sub-Plan (see condition B15); (e) an unexpected finds protocol for Aboriginal and non-Aboriginal heritage and associated communications procedure; (f) 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.	EMP version 3.0 was submitted to DPIE on the 21/12/2020. Email from DPIE was received on the 14/01/2021 acknowledging EMP and sub-plans were received. New Evidence: Current revision of the CEMP is V.10, dated 22/12/2021.		
50.	B	B13	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: (a) be prepared by a suitably qualified and experienced person(s); (b) be prepared in consultation with Council and TfNSW; (c) detail the measures that are to be implemented to ensure road safety and network efficiency during construction in consideration of potential impacts on general traffic, cyclists and pedestrians and bus services; and (d) detail heavy vehicle routes, access and parking arrangements.	(a) CTPMSP prepared by ptc. Consultants - Liverpool Hospital and Academic Precinct, Construction Traffic Management Plan, CTPMSP – Prepared by ptc. (14/12/2020). (b) Consultation between ptc and Liverpool City Council sighted - 13/01/2021 letter signed by Service Manager Traffic and Transport. Also consultation with TfNSW was sighted on from the 15/01/2021 to 22/01/2021 (c) Detailed in Section 3,4 Of CTPMSP and sub sections - Liverpool Hospital and Academic Precinct, Construction Traffic Management Plan, CTPMSP – Prepared by ptc. (14/12/2020). (d) Detailed in section 4.5 of CTPMSP and sub-sections - Liverpool Hospital and Academic Precinct, Construction Traffic Management Plan, CTPMSP Prepared by ptc. (14/12/2020). Approval on CTMP (28/01/2021 - Rev. 2) was received from TfNSW on the 17/02/2021. Letter was sent from ADCO to BMG (certifier) on the 21/01/2021 indicating CTMP will be updated to address comments from Liverpool City Council and TfNSW. Current Traffic Management Plan is dated 28/01/2021.		Compliant
51.	B	B14	The Construction Noise and Vibration Management Sub-Plan must address, but not be limited to, the following: (a) be prepared by a suitably qualified and experienced noise expert; (b) describe procedures for achieving the noise management levels in EPA's <i>Interim Construction Noise Guideline</i> (DECC, 2009);	(a) CNVMP prepared by Acoustic Logic - Multi-Storey Carpark, Liverpool Hospital Stage 1 – Construction Noise and Vibration Management Plan (30/4/2021 – version 4.0). (b) Included in section 5.2.3 and 6.6 and sub sections. (c) Detailed in section 6.4, 6.5, 6.6 and sub sections (d) Detailed in section 6.6, 9.1 and sub sections (e) Detailed in Section 9.1		Compliant

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			<ul style="list-style-type: none"> (c) describe the measures to be implemented to manage high noise generating works such as piling, in close proximity to sensitive receivers; (d) include strategies that have been developed with the community for managing high noise generating works; (e) describe the community consultation undertaken to develop the strategies in condition B14(d); (f) include a complaints management system that would be implemented for the duration of the construction; and (g) 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 condition B14(d). 	<ul style="list-style-type: none"> (f) Detailed in section 9.2 (g) Detailed in section 2 – figure 1 noise monitoring and measurement locations; section 7.3.1, 7.3.2 includes the vibration monitor data and results. Process to monitor noise and vibration is now included in the CNVMP. 		
52.	B	B15	<p>The Construction Waste Management Sub-Plan (CWMSP) must address, but not be limited to, the following:</p> <ul style="list-style-type: none"> (a) detail the quantities of each waste type generated during construction and the proposed reuse, recycling and disposal locations; and (b) removal of hazardous materials, particularly the method of containment and control of emission of fibres to the air, and disposal at an approved waste disposal facility in accordance with the requirements of the relevant legislation, codes, standards and guidelines, prior to the commencement of construction. 	<ul style="list-style-type: none"> (a) Waste Management Plan – Prepared by ADCO (26/08/2020). Waste type is detailed in Waste Management Targets (Pg.9). Waste Register was developed and being completed to date with type of waste, volume, disposal facility, disposal dockets and records were kept. The waste facility license was also checked by the engineers prior to disposal. (b) Detailed in the sub section on-site management (Pg. 5) <p>Sighted Waste Management Plan version 3.0 dated 20/09/2021. Waste register in place and materials are disposed of at a licensed facility.</p>		Compliant
53.	B	B16	<p>A Driver Code of Conduct must be prepared and communicated by the Applicant to heavy vehicle drivers and must address the following:</p> <ul style="list-style-type: none"> (a) minimise the impacts of earthworks and construction on the local and regional road network; (b) minimise conflicts with other road users; (c) minimise road traffic noise; and (d) ensure truck drivers use specified routes. 	<ul style="list-style-type: none"> (a) Detailed under Truck Routes - Driver Code of Conduct – Prepared by ADCO. (b) Detailed under Truck Route - Driver Code of Conduct – Prepared by ADCO. (c) Detailed under Truck Routes - Driver Code of Conduct – Prepared by ADCO. (d) Detailed under Truck Routes - Driver Code of Conduct – Prepared by ADCO. <p>Traffic Management and Movement Procedure Rev. 3 of 21/03/2019.</p>		Compliant
54.	B	B17	<p>Soil and Water</p> <p>Prior to the commencement of construction, the Applicant must install erosion and sediment controls on the site to manage wet weather events.</p>	<p>Detailed in LHAP-CITW-DRG-CP-003001 Erosion and Sediment Control Plan – 27/4/2021 issue 4.0. Civil Design Certificate (TTW) 08/12/2020.</p>		Compliant

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				In addition to the above measures a Site Plan was prepared to indicate there is a temporary possession of an area for storage. Sighted Site Plan No. LHAP-AR-FRA-DRG-CP-020001 Issue 9 dated 28/10/2021. Response to TTW accepting the temporary controls on the 28/10/2021. Refer to current ERSED controls noted under Condition C24.		
55.	B	B18	Prior to the commencement of construction, erosion and sediment controls must be installed and maintained, as a minimum, in accordance with the publication Managing Urban Stormwater: Soils & Construction (4th edition, Landcom 2004) commonly referred to as the 'Blue Book'.	Detailed in LHAP-CITW-DRG-CP-003001 Erosion and Sediment Control Plan - Civil Design Certificate (TTW) 08/12/2020. - - - Refer to current ERSED controls noted under Condition C24.		Compliant
56.	B	B19	Prior to the commencement of construction, the Applicant must describe the measures that must be implemented to manage stormwater and flood flows for small and large sized events, including, but not limited to 1 in 1-year ARI, 1 in 5-year ARI and 1 in 100-year ARI	Detailed in LHAP-CI-TTW-DRG-CP-003014/003030/003031 Stormwater Plan, Stormwater long-sections – Sheet 1, Stormwater long-sections – Sheet 2 - Civil Design Certificate (TTW) 08/12/2020.		Compliant
57.	B	B20	Prior to the commencement of construction, the Applicant must implement measures outlined in <i>Acid Sulfate Soil Management Plan</i> , prepared by JK Environments, dated 4 May 2020 to manage Acid Sulfate Soils. These measures must include handling, treatment, monitoring of water quality at treatment areas and disposal of Acid Sulfate Soils.	Sighted Acid Sulphate Management Plan from ADCO dated 9/12/2020. Included in the CC#1 item 31. PASS results did not present ASS. Waste classification report for the piling stockpile conducted by CSTS Environmental Pty Ltd dated 11/03/2021 classified as ENM no ASS. Waste Classification for GSW & April 2021 by CSTS, weighbridge Brandown (license Facility EPL 5186, Exp. 2025) 36.3 tonnes.		Compliant
58.	B	B21	Construction Parking Prior to the commencement of construction, the Applicant must provide sufficient parking facilities on-site for heavy vehicles, except where separate works zone have been approved, to ensure that construction traffic associated with the development does not utilise public and residential streets or public parking facilities.	Part of the CTPMP – temporary car park location for contractors parking 5.3 of the plan. Heavy vehicles will park on site and per drawings included in the CTPMP (page 37) also section 1.2. There is a temporary car park located on Elizabeth St. between Bigge and George Streets – Figure 17.		Compliant
59.	B	B22	Construction Worker Transportation Strategy Prior to the commencement of construction, the Applicant must submit a Construction Worker Transportation Strategy to the satisfaction of the Certifier. The Strategy must detail the provision	Detailed in Section 5 and attachment 1 - Construction Traffic Management Plan.		Compliant

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			of sufficient parking facilities or other travel arrangements for construction workers in order to minimise demand for parking in nearby public and residential streets or public parking facilities. A copy of the strategy must be submitted to the Planning Secretary for information.	CTMP submitted to DPIE on the 21/12/2020. DPIE accepted 14/01/2021.		
60.	B	B23	Flood Management Prior to the commencement of construction, the Applicant must prepare and implement for the duration of construction: (a) flood warning and notification procedures for construction workers on site; and (b) evacuation and refuge protocols.	(a) Detailed under Flood Emergency Response sub-plan from TTW 10/12/2020 LHAP-CI-TTW-RPT-CP-009013 A. Also part of EMP page 14. (b) Detailed under Flood Emergency Response with EMP page 14. For implementation, would follow the emergency response if necessary.		Compliant
61.	B	B24	Prior to the commencement of construction, the Certifier must be satisfied that any structures below the Probable Maximum Flood level are constructed from flood compatible building components.	Sighted Flood Emergency Response sub-plan from TTW dated 10/12/2020 LHAP-CI-TTW-RPT-CP-009013CC1 (item 33 in the CC#1).		Compliant
62.	B	B25	Archaeological Salvage – Historic Archaeology Prior to the commencement of construction, except demolition works, a suitably qualified and experienced historical archaeologist, who meets Heritage Council of NSW's Criteria for assessing Excavation Directors, must be nominated to manage a historical archaeological program.	Acknowledgement email from Heritage NSW was received on the 18/01/2021. Approval letter from Heritage NSW was received 29/01/2021. Letter from DPIE with approval for the Archaeological Research Design and Excavation Methodology was received on the 18/2/2021.		Compliant
63.	B	B26	Prior to the commencement of construction, except demolition works, an Archaeological Research Design and Excavation Methodology must be prepared to the satisfaction of the Planning Secretary to guide the historical archaeological program. It must be prepared in accordance with Heritage Council of NSW guidelines and prepared in consultation with Heritage NSW. The final approved Archaeological Research Design and Excavation Methodology must be provided to Council.	Detailed in Liverpool Health and Academic Precinct – Multi-Storey Carpark Archaeological Research Design and Excavation Methodology submitted to planning portal. (RPS Final version approved on 05/02/2021) Ref PR143932. Sighted email sent by Senior Heritage Consultant of RPS to environmental NSW Gov on the 17/01/2021 for approval. Letter of approval from Senior Specialist Heritage NSW 29/1/2021.		Compliant
64.	B	B27	Landscaping Prior to the commencement of construction, the Applicant must prepare a revised Landscape Plan to manage the revegetation and landscaping works on-site. The plan must: (a) provide for the planting of 81 trees; (b) detail the location, species, maturity and height at maturity of plants to be planted on-site;	(a) Sighted SSDA Tree Drawing, Issue A dated 23/7/2021 including 81 trees. Noted that 59 trees are managed as part of the carpark works and the other 22 managed by Leightons (Main works contractor) (b) Detailed in S19-0011 DD 2283/ S19-0011 DD 2284 - MSCP WEST - ADDITIONAL TREE PLANTING/ MSCP		Compliant

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			(c) include species (trees, shrubs and groundcovers) indigenous to the local area; and (d) include the planting of trees with a pot container of 75 litres or greater.	EAST - ADDITIONAL TREE PLANTING submitted under approved plans – planning portal. (c) Detailed in L-SSDA-MSCP-05 - INDICATIVE PLANTING PALETTE submitted under approved plans – planning portal. (d) Planting Schedule Drawing sighted CP-101001 Revision 2.0 – 22/12/2020 including Pot size for trees e.g. 400L. Sighted letter dated 14/12/2020 from ADCO certification of Design – Structural and Civil for this condition. Included in CC#1 (item 80 and 81) LHAP-LS-CLO-DRG-CP-100301 Site Works Plan Issue 2 dated 22/12/2020 from Clouston Associates indicates that 86 trees to be retained and protected. LHAP-MSCP Diagram by Clouston Associates S20-0068 DD-2017, Issue A of 23/07/21 indicates 59 MSCP trees, 14 MSCP trees as part of the main works scope and 8 MSCP trees to be added to the main works scope for a total of 81 trees. - - - New Evidence: no changes		
65.	B	B28	Car Parking and Service Vehicle Layout Prior to the commencement of construction, compliance with the following requirements must be submitted to the Certifier: (a) all vehicles must enter and leave the site in a forward direction; (b) a minimum of 1,248 on-site car parking spaces for use during operation of the development and designed in accordance with the latest versions of AS 2890.1 and AS 2890.6; (c) the swept path of the longest construction vehicle entering and exiting the site in association with the new work, as well as manoeuvrability through the site, must be in accordance with the latest version of AS 2890.2; and (d) the safety of vehicles and pedestrians accessing adjoining properties, where shared vehicle and pedestrian access occurs, is to be addressed.	(a) Detailed in 4.5.2 Construction Vehicle Routes – Construction Management Traffic Plan (b) Carpark plan 2/12/2020 CC2 item #54 (c) Included in 4.5.2 Construction Vehicle Routes – Construction Management Traffic Plan. (d) included in 4.5.2 Construction Vehicle Routes – Construction Management Traffic Plan. Carpark plans by PTC dated 2/12/2020 are included in the CC#2 item 54.		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

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66.	B	B29	Public Domain Works Prior to the commencement of any footpath or public domain works, the Applicant must consult with Council and demonstrate to the Certifier that the streetscape design and treatment meets the requirements of Council, including addressing pedestrian management. The Applicant must submit documentation of approval for each stage from Council to the Certifier.	Not applicable as all works are within the property boundary. No public domain.		Not Triggered
67.	B	B30	Protection of the rail corridor Prior to the commencement of works, the Applicant must prepare and submit to the satisfaction of Sydney Trains the following items prepared in accordance with relevant ASA Standards (https://www.transport.nsw.gov.au/industry/asset-standards-authority): (a) geotechnical and structural report/drawings that meet Sydney Trains requirements. The geotechnical report must be based on actual borehole testing conducted on the site closest to the rail corridor. (b) construction methodology with construction details pertaining to structural support during excavation. (c) cross sectional drawings showing the rail corridor, sub soil profile, proposed excavation and structural design of sub ground support adjacent to the rail corridor. All measurements are to be verified by a registered surveyor. (d) detailed survey plan showing the relationship of the proposed development with respect to Sydney Trains easement and rail corridor.	Approval letter from Sydney Trains dated 21/12/2020 confirming that they have reviewed ADCO documents and that Condition B30 and B35 has been resolved.		Compliant
68.	B	B31	Prior to the commencement of works, the Applicant must consult with Sydney Trains to obtain written endorsement/agreement that access to the rail corridor can be maintained during construction.	Sighted Sydney Trains letter dated 21/12/2020 confirming that they have reviewed ADCO documents and that Condition B30 and B35 has been resolved.		Compliant
69.	B	B32	Prior to the commencement of works, the Applicant must submit to Sydney Trains a plan showing all craneage and other aerial operations for the development and must comply with all Sydney Trains requirements. If required by Sydney Trains, the Applicant must amend the plan showing all craneage and other aerial operations to comply with all Sydney Trains requirements.	Approval letter from Sydney Trains dated 21/12/2020 confirming that they have reviewed ADCO documents and that Condition B30 and B35 has been resolved.		Compliant

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70.	B	B33	Prior to commencement of works, the Applicant must establish the existence and location of any rail services. Should rail services be identified within the subject development site, the Applicant must consult with Sydney Trains to determine whether these services are to be relocated or incorporated within the development site.	Sighted Sydney Trains letter dated 21/12/2020 confirming that they have reviewed ADCO documents and that Condition B30 and B35 has been resolved.		Compliant
71.	B	B34	Prior to the commencement of landscaping works, the Applicant must provide to Sydney Trains for approval a final landscaping and planting plan demonstrating measures to ensure the roots and foliage of trees being planted beside the rail corridor do not impact on the rail corridor or rail operations and complies with the 'Sydney Trains High Voltage Powerline Tree Management Plan'.	Approval letter from Sydney Trains dated 21/12/2020 confirming that they have reviewed ADCO documents and that Condition B30 and B35 has been resolved.		Compliant
72.	B	B35	Prior to installation of fencing, details of the type of fencing for construction and operation stages and the method of erection must be approved by Sydney Trains.	Sighted Sydney Trains letter dated 21/12/2020 confirming that they have reviewed ADCO documents and that Condition B30 and B35 has been resolved.		Compliant
PART C DURING CONSTRUCTION						
73.	C	C1	Site Notice A site notice(s): <ul style="list-style-type: none"> (a) must be prominently displayed at the boundaries of the site during construction for the purposes of informing the public of project details including, but not limited to the details of the Builder, Certifier and Structural Engineer and must satisfy the following requirements: (b) minimum dimensions of the notice must measure 841 mm x 594 mm (A1) with any text on the notice to be a minimum of 30-point type size; (c) the notice must be durable and weatherproof and must be displayed throughout the works period; (d) the approved hours of work, the name of the site/ project manager, the responsible managing company (if any), its address and 24-hour contact phone number for any inquiries, including construction/ noise complaint must be displayed on the site notice; and (e) the notice(s) must be mounted at eye level on the perimeter hoardings/fencing and must state that unauthorised entry to the site is not permitted. 	The site notice was displayed at the entrance of the site with project details, including the name of the structural engineer and approved hours of work. Refer to photo in Appendix E.		Compliant

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74.	C	C2	Operation of Plant and Equipment All construction plant and equipment used on site must be maintained in a proper and efficient condition and operated in a proper and efficient manner.	Sighted records for Telehandler Model No. JCB-525-60 SN 09352, maintenance inspection record 29/3/2021, annual inspection 9/2/2021 and logbook inspection was completed 22/9/2021. Reviewed record of forklift logbook for routine maintenance and safety checks, last done was 90-day check on 22/04/2022 All records for plant and equipment are stored on Hammertech system.		Compliant
75.	C	C3	Demolition Demolition work must comply with the demolition work plans required by <i>Australian Standard AS 2601-2001 The demolition of structures</i> (Standards Australia, 2001) and endorsed by a suitably qualified person as required by condition B8.	Demolition Design Certificate from Jeffsann Excavations PL dated 4/12/2020 sent to BMG. Included in the CC#1 item 24. Certificate indicates demolition work are in accordance with AS 2601-2001. A new demolition design certificate will be ready for CC#3 MSCP P2 demolition (not yet triggered).		Compliant
76.	C	C4	Construction Hours Construction, including the delivery of materials to and from the site, may only be carried out between the following hours: (a) 7am and 6pm, Mondays to Fridays inclusive; and (b) 8am and 1pm, Saturdays. No work may be carried out on Sundays or public holidays.	Construction work hours are included in Section 4 of the CVNMP and in the EMP page 70. Also, posted in the site notice board.		Compliant
77.	C	C5	Construction activities may be undertaken outside of the hours in condition C4 if required: (a) by the Police or a public authority for the delivery of vehicles, plant or materials; or (b) in an emergency to avoid the loss of life, damage to property or to prevent environmental harm; or (c) where the works are inaudible at the nearest sensitive receivers; or (d) for the delivery, set-up and removal of construction cranes, where notice of the crane-related works is provided to the Planning Secretary and affected residents at least seven days prior to the works; or	No OOHW have been conducted. Process of OOHW is detailed and in Section 4.0 of the CVNMP.		Not Triggered

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

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			(e) where a variation is approved in advance in writing by the Planning Secretary or his nominee if appropriate justification is provided for the works.			
78.	C	C6	Notification of such construction activities as referenced in condition C5 must be given to affected residents before undertaking the activities or as soon as is practical afterwards.	No OOHW have been conducted to date.		Not Triggered
79.	C	C7	Concrete finishing works (including the use of a helicopter float) may be undertaken outside of the hours in condition C4, unless directed otherwise by the Planning Secretary, between the following hours: (a) Saturday: 1pm to 3pm.	No OOHW have been conducted to date.		Not Triggered
80.	C	C8	Rock breaking, rock hammering, sheet piling, pile driving and similar activities may only be carried out between the following hours: (a) 9am to 12pm, Monday to Friday; (b) 2pm to 5pm Monday to Friday; and (c) 9am to 12pm, Saturday.	Piling was carried out and completed within the required hours. No complaints were received. Process detailed in Section 4.0 Conditions of Consent – CVNMP This will trigger again when Stage 2 commences.		Not Triggered
81.	C	C9	Archaeological Salvage – Historic Archaeology The historical archaeological program is to be undertaken in accordance with the approved Archaeological Research Design and Excavation Methodology under condition B26.	No heritage finds to date.		Not Triggered
82.	C	C10	A final archaeological excavation report must be prepared within 12 months of the completion of archaeological excavation. The report must include details of any significant artefacts recovered, where they were located and details of their ongoing conservation and protection in perpetuity. Copies of the final excavation report must be provided to the Planning Secretary, Heritage NSW and Liverpool Council's local studies unit.	No heritage finds to date.		Not Triggered
83.	C	C11	Heritage Interpretation Strategy A Heritage Interpretation Strategy (HIS) must be prepared within 12 months of the completion of archaeological excavation, in consultation with Heritage NSW, and submitted to the Planning Secretary and Council. The HIS must ensure that the final design (building and landscaping) incorporates the results of previous and current archaeological excavations undertaken at Liverpool Hospital. This must include key results from the final excavation	Archaeological Research Design and Excavation Methodology submitted on planning portal. No archaeological excavations to date.		Not Triggered

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			reports (prepared by Higginbotham, 1995 and AHMS, 2009) including artefacts, where these can be located. Where relevant this should include information on the display and housing of artefacts.			
84.	C	C12	Implementation of Management Plans The Applicant must carry out the construction of the development in accordance with the most recent version of the CEMP (including Sub-Plans).	The Environmental Management Plan (version 10) and sub-plans have been reviewed and uploaded to the project website. Implementation of the Plan and subplans noted through the following: General: <ul style="list-style-type: none"> - erosion and sedimentation controls were implemented - site security, hoardings and fencing installed - Use of Hammertech system for tracking of non-compliances, incidents, training, etc. - Environmental inspections undertaken weekly - Internal and external communication mechanisms in place, including Disruption Works Notice process. - Noise and vibration: <ul style="list-style-type: none"> - no record of construction vehicles arriving to site outside of work hours - quackers (reverse alarms) installed for plant operated onsite - Disruption Works Notices issued to communicate with hospital about noise/vibration disruptions - No complaints are recorded due to noise and vibration Traffic: <ul style="list-style-type: none"> - site access via Burnside Dr. causes little traffic impacts – not a high-traffic road. - traffic controllers available 7am-3pm on working days - construction vehicles contained within the site. - traffic routes for construction vehicles are in place - temporary car park for construction parking available on Elizabeth St. between Bigge and George Streets Waste: <ul style="list-style-type: none"> - waste register in place - live document - monthly reports from the waste contractor Orange in place – waste recycled generally above 80%. 		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
85.	C	C13	Construction Traffic All construction vehicles are to be contained wholly within the site, except if located in an approved on-street work zone, and vehicles must enter the site or an approved on-street work zone before stopping unless directed otherwise by traffic control.	Implementation of traffic control measures was observed during the site inspection, e.g. traffic controllers are available 7am-3pm every day; vehicles were contained within the site.		Compliant
86.	C	C14	Hoarding Requirements The following hoarding requirements must be complied with: <ul style="list-style-type: none"> (a) where feasible provide graphics illustrating Liverpool's history developed in consultation with Council's Public Art Officer; (b) no third-party advertising is permitted to be displayed on the subject hoarding/ fencing; and (c) the construction site manager is responsible for the removal of all graffiti from any construction hoardings or the like within the construction area within 48 hours of its application. 	Fencing and hoarding were installed around the perimeter of the site. No graffiti observed. Contractor noted that some hoardings will soon be removed and replaced with mesh fence. Refer to photos in Appendix E.		Compliant
87.	C	C15	No Obstruction of Public Way The public way (outside of any approved construction works zone) must not be obstructed by any materials, vehicles, refuse, skips or the like, under any circumstances.	No obstruction of public way sighted during the audit. No trucks parked outside; all equipment were contained within the site boundary.		Compliant
88.	C	C16	Construction Noise Limits The development must be constructed to achieve the construction noise management levels detailed in <i>the Interim Construction Noise Guideline</i> (DECC, 2009). All feasible and reasonable noise mitigation measures must be implemented and any activities that could exceed the construction noise management levels must be identified and managed in accordance with the management and mitigation measures identified in the approved Construction Noise and Vibration Management Plan.	Construction noise levels were detailed in section 6 and sub sections - Preliminary Construction Noise Emission Assessment (Standard Construction Hours) of the CNVMP. Mitigation strategies are detailed in section 6.5, 6.6 and associated sub sections of the CNVMP. Noise and Vibration Monitoring results were sighted for 15/3/2021 Report #3. No exceedances reported. Noise and Vibration Monitoring Report summary sighted dated 7/7/2021 with noise and vibration generated and monitored from the period between 29/1/2021 to 31/5/2021. New Evidence: No controls required for the current works, will have additional controls for MSCP P2 demolition.		Compliant

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
89.	C	C17	The Applicant must ensure construction vehicles (including concrete agitator trucks) do not arrive at the site or surrounding residential precincts outside of the construction hours of work outlined under condition C4 except where permitted by condition C7.	No vehicles parked outside of construction hours of work. Contractors are aware of working hours and controls on site. No complaints received.		Compliant
90.	C	C18	The Applicant must implement, where practicable and without compromising the safety of construction staff or members of the public, the use of 'quackers' to ensure noise impacts on surrounding noise sensitive receivers are minimised.	Quackers in place for trucks on site; for plant it is a requirement, for vehicles it is recommended, but will consider making it a requirement for the reversing of heavy vehicles during demo.		Compliant
91.	C	C19	Vibration Criteria (a) for structural damage, the latest version of <i>DIN 4150-3 (1992-02) Structural vibration - Effects of vibration on structures</i> (German Institute for Standardisation, 1999); and (b) or human exposure, the acceptable vibration values set out in the <i>Environmental Noise Management Assessing Vibration: a technical guideline</i> (DEC, 2006) (as may be updated or replaced from time to time).	Vibration criteria is detailed in section 4 of the CNVMP. Noise and Vibration Monitoring results were prepared until 31 May 2021 sighted for Report #4 from 12/3-26/3/2021 prepared by Acoustic Logic and all were within limit. Sighted Summary Report from Acoustic Logic dated 7 July 2021 including all the exceedances from 29 January 2021 to 31 May 2021. The comment in the report is that the work methodology was reviewed (e.g. downgraded the noise from noisy equipment) and ongoing monitoring continued. New Evidence: Will get a new report for the P2 demo works and implement controls accordingly.		Compliant
92.	C	C20	Vibratory compactors must not be used closer than 30 metres from residential buildings unless vibration monitoring confirms compliance with the vibration criteria specified in condition C19.	Distance to residential buildings is longer than 30m. Vibration monitor was removed 31/5/2021.		Not Triggered
93.	C	C21	The limits in conditions C19 and C20 apply unless otherwise outlined in a Construction Noise and Vibration Management Plan, approved as part of the CEMP required by condition B14 of this consent.	Vibration monitoring results within limit.		Not Triggered
94.	C	C22	Air Quality The Applicant must take all reasonable steps to minimise dust generated during all works authorised by this consent.	Dust suppression implemented and sighted during the inspection. No mud tracking seen on the street Rumble grid in place. Monitoring removed after 31/05/2021 – no longer deemed necessary. Currently most of the works are internal within the structure.		Compliant

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
				Two stockpiles were observed during site inspection, they will be reused in the short term.		
95.	C	C23	<p>During construction, the Applicant must ensure that:</p> <ul style="list-style-type: none"> (a) exposed surfaces and stockpiles are suppressed by regular watering; (b) all trucks entering or leaving the site with loads have their loads covered; (c) trucks associated with the development do not track dirt onto the public road network; (d) public roads used by these trucks are kept clean; and (e) land stabilisation works are carried out progressively on site to minimise exposed surfaces. 	<ul style="list-style-type: none"> a) Stockpile is in use in short term. No need for watering at the time of the audit. b) No mud tracking or dust on roads, water suppression conducted. c) Wheel washing was done and rumble grid in place. d) Roads were kept clean, when required streets will be swept, refer to photos in Appx E. e) Sedimentation fence installed around the perimeter. <p>At the moment most trucks coming to site are for concrete delivery.</p> <p>Current works don't generate much mud, but sweeper is readily available if required. Traffic controllers sweep when necessary.</p>		Compliant
96.	C	C24	<p>Erosion and Sediment Control</p> <p>All erosion and sediment control measures must be effectively implemented and maintained at or above design capacity for the duration of the construction works and until such time as all ground disturbed by the works have been stabilised and rehabilitated so that it no longer acts as a source of sediment. Erosion and sediment control techniques, as a minimum, are to be in accordance with the publication Managing Urban Stormwater: Soils & Construction (4th edition, Landcom, 2004) commonly referred to as the 'Blue Book'.</p>	Effective environmental controls were sighted. Silt fence all along the perimeter of the site, coir logs in gates, covered drain pits. Refer to the photos for erosion & sedimentation controls on site.		Compliant
97.	C	C25	<p>Imported Soil</p> <p>The Applicant must:</p> <ul style="list-style-type: none"> (a) ensure that only VENM, ENM, or other material approved in writing by EPA is brought onto the site; (b) keep accurate records of the volume and type of fill to be used; and (c) make these records available to the Certifier upon request. 	<p>Waste register and records of waste classifications and validation were sighted. The register was for exported (waste) material. Last export was on 7/04/2021 Piling spoil stockpile 2 Ref. 1106-#1454-AN, taken to Brandown Quarry.</p> <p>There has not been any imported soil.</p>		Not Triggered

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
98.	C	C26	Disposal of Seepage and Stormwater Adequate provisions must be made to collect and discharge stormwater drainage during construction of the building to the satisfaction of the Certifier. The prior written approval of Council must be obtained to connect or discharge site stormwater drainage system or street gutter.	No disposal of stormwater or discharge to council drains conducted to date. No slit or mud on walkways and roadways.		Not Triggered
99.	C	C27	Emergency Management The Applicant must prepare and implement awareness training for employees and contractors, including locations of the assembly points and evacuation routes, for the duration of construction.	Emergency plans and procedures have been posted in the notice board and relevant information is provided during the site-specific induction. No changes in the evacuation plans and assembly points. Notice board setup onsite has all the emergency evacuation information (see photo Appendix E) as noted during site inspection.		Compliant
100.	C	C28	Stormwater Management System Within three months of the commencement of construction, the Applicant must design an operational stormwater management system for the development and submit it to the satisfaction of the Certifier. The system must: <ul style="list-style-type: none"> (a) Be designed by a suitably qualified and experienced person(s); (b) Be generally in accordance with the conceptual design in the EIS; (c) Be in accordance with applicable AS; and (d) Ensure that the system capacity had been designed in accordance with <i>Australian Rainfall and Runoff</i> (Engineers, Australia, 2016) and <i>Managing Urban Stormwater: Council Handbook</i> (EPA,1997) guidelines. 	Sighted Civil Design Certificates by Taylor Thomson Whiting (TTW) dated 14/12/2020 included in the CC#1 item 5 includes the stormwater system.		Compliant
101.	C	C29	Unexpected Finds Protocol – Aboriginal Heritage In the event that surface disturbance identifies a new Aboriginal object, all works must halt in the immediate area to prevent any further impacts to the object(s). A suitably qualified archaeologist and the registered Aboriginal representatives must be contacted to determine the significance of the objects. The site is to be registered in the Aboriginal Heritage Information Management System (AHIMS) which is managed by Heritage NSW and the management outcome for the site included in the information provided to AHIMS. The Applicant must consult with the Aboriginal	No unexpected finds, process described in EMP page 34.		Not Triggered

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			community representatives, the archaeologists and Heritage NSW to develop and implement management strategies for all objects/sites. Works may only recommence with the written approval of Heritage NSW.			
102.	C	C30	Unexpected Finds Protocol – Historic Heritage If any unexpected archaeological relics are uncovered during the work, then all works must cease immediately in that area and Heritage NSW contacted. Depending on the possible significance of the relics, an archaeological assessment and management strategy may be required before further works can continue in that area. Works may only recommence with the written approval of Heritage NSW.	No unexpected finds, process described in EMP page 34 – under ‘cultural heritage’.		Not Triggered
103.	C	C31	Waste Storage and Processing All waste generated during construction must be secured and maintained within designated waste storage areas at all times and must not leave the site onto neighbouring public or private properties.	Waste bins provided across the site, as observed during site inspection. Refer to photo in Appendix E.		Compliant
104.	C	C32	All waste generated during construction must be assessed, classified and managed in accordance with the Waste Classification Guidelines Part 1: Classifying Waste (EPA,2014).	Waste tracking is managed with a Waste register. No classified waste.		Compliant
105.	C	C33	The Applicant must ensure that concrete waste and rinse water are not disposed of on the site and are prevented from entering any natural or artificial watercourse.	Concrete waste is put in the bins provided. Has a “pumper dump” bin, where the concrete trucks collect most of excess concrete and take it offsite, as required.		Compliant
106.	C	C34	The Applicant must record the quantities of each waste type generated during construction and the proposed reuse, recycling and disposal locations for the duration of construction.	Waste register sighted it is a live document. Sighted monthly Report from Orange Waste (03/2022) – 12.9% waste to landfill, 2% food scraps – the rest is recycled.		Compliant
107.	C	C35	The Applicant must ensure that the removal of hazardous materials, particularly the method of containment and control of emission of fibres to the air, and disposal at an approved waste disposal facility is in accordance with the requirements of the relevant legislation, codes, standards and guidelines.	No hazardous waste has been disposed of.		Not Triggered
108.	C	C36	Outdoor Lighting The Applicant must ensure that all external lighting is constructed and maintained in accordance with AS 4282-2019	External lighting is not applicable for this project as there is no plan for working at night and working outside approved		Not Triggered

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			Control of the obtrusive effects of outdoor lighting.	standard hours. EMP (in Version 8.0) was updated to reflect this. Car park lighting will have motion sensors, so will be active at night if movement occurs.		
109.	C	C37	Protection of the rail corridor No work is permitted within the rail corridor (including land and airspace), or any easements which benefit Sydney Trains/Rail Corp, at any time, unless the prior approval of, or an agreement with, Sydney Trains/Rail Corp has been obtained by the Applicant.	Not working within any rail corridor and rail easement. Plans have been approved by Sydney Trains – sighted Letter dated 21/12/2020.		Not Triggered
110.	C	C38	No rock anchors, rock bolts, ground anchors or rock ties, piles, foundations, rock pillars, transfer structures, basement walls, slabs, columns, beams, cut rock faces, are to be installed into Sydney Trains/Rail Corp property or easements.	Not working within any rail corridor and rail easement.		Not Triggered
111.	C	C39	The Applicant must not block rail related use and rail corridor access gate, to ensure continuous provision for easy and ongoing 24/7 access by rail vehicles, plant and equipment to support maintenance and emergency activities.	Not working within any rail corridor and rail easement.		Not Triggered
112.	C	C40	All works within six metres of the nearest transmission line conductor for the 33kV High Voltage Aerial Transmission Line must comply with: <ul style="list-style-type: none"> ISSC 20 - Guideline for the Management of Activities within Electricity Easements and Close to Electricity Infrastructure; The Safe Approach Distances (SADs) in the Sydney Trains Document titled SMS-06-GD-0268 - Working Around Electrical Equipment; and WorkCover Code of Practice - Work near Overhead Power Lines (The Code). 	Not working within any rail corridor and rail easement.		Not Triggered
113.	C	C41	The Applicant must ensure that all drainage from the development is adequately disposed of and managed and not discharged into the railway corridor unless prior written approval has been obtained from Sydney Trains.	Not working within any rail corridor and rail easement.		Not Triggered
114.	C	C42	The Applicant must prevent and form of pollution entering the railway corridor. Any form of pollution that arises because of the development activities remains the full responsibility of the	Not working within any rail corridor and rail easement.		Not Triggered

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
			Applicant.			
115.	C	C43	The Applicant must ensure excess soil is not allowed to enter, be spread or stockpiled within the rail corridor (and its easements) and must be adequately managed/disposed of.	Not working within any rail corridor and rail easement.		Not Triggered
116.	C	C44	The applicant must ensure that the development incorporates appropriate anti-graffiti measures, to the satisfaction of Sydney Trains.	Not working within any rail corridor and rail easement.		Not Triggered
117.	C	C45	The Applicant must ensure fencing approved by the Sydney Trains is in place along the rail corridor to prevent unauthorised access to the rail corridor during construction works.	Not working within any rail corridor and rail easement.		Not Triggered
118.	C	C46	Independent Environmental Audit Proposed independent auditors must be agreed to in writing by the Planning Secretary prior to the preparation of an Independent Audit Program or commencement of an Independent Audit.	Auditors approval was not requested before this audit. The last approval was received on 19/5/2021 for the initial audit.	Non-compliance NC-02: Written agreement from DPIE on the proposed independent auditors was not received prior to the conduct of the third independent audit.	Non-Compliant
119.	C	C47	Within four weeks of the commencement of construction, an Independent Audit Schedule prepared in accordance with the Independent Audit Post Approval Requirements, as amended by condition C48, must be submitted to the Planning Secretary and the Certifier.	Audit program developed by AQUAS was provided to Johnstaff on the 23/03/2021. The Program was sent to DPIE on the 29/03/2021 and acknowledgment was received on the same day.		Compliant
120.	C	C48	Table 1 of the Independent Audit Post Approval Requirements, is amended so that the Independent Audit Schedule frequency of Independent Audits required in the construction phase is: (a) an initial construction Independent Audit must be undertaken within 12 weeks of the notified commencement date of construction; and (b) subsequent Independent Audits of construction must be undertaken at intervals, no greater than 26 weeks from the date of the initial construction Independent Audit.	This is the third independent environmental audit for the project and conducted in the six-monthly period.		Compliant
121.	C	C49	The Planning Secretary may require Independent Audits to be undertaken at different times to those specified above, upon giving at least eight weeks' notice to the Applicant of the date	No directions have been received from DPIE to undertake the audits at different times to date.		Not Triggered

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			upon which the independent Audit must be commenced.			
122.	C	C50	Independent Audits of the development must be carried out in accordance with: <ul style="list-style-type: none"> (a) The Independent Audit Schedule submitted to the Planning Secretary and the Certifier under condition C47 of this consent, as amended by condition C48; and (b) The Independent Audit Post Approval Requirements (Department 2018, or as amended). 	Audit was conducted following the IAPAR 2020.		Compliant
123.	C	C51	In accordance with the specific requirements in the Independent Audit Post Approval Requirements, the Applicant must: <ul style="list-style-type: none"> (c) Review and response separately to each Independent Audit Report prepared under condition C50 of this consent; (d) Submit the response to the Planning Secretary and the Certifier; and (e) Make each Independent Audit Report and response to it publicly available 60 days after submission to the Planning Secretary. 	Proponent response to the first independent environmental audit for Liverpool Hospital Carpark project was not provided to DPE within the required timeframes. Evidence was sent post-audit of submission to DPE and publication on project website on 17/05/2022.	Non-compliance NC-03: Audit Report and response to audit report findings raised during the second independent audit were not submitted to DPE and not made publicly available within re required timeframe.	Non-Compliant
124.	C	C52	Independent Audit Reports and the Applicant's response to audit findings must be submitted to the Planning Secretary within two months of undertaking the independent audit site inspection as outlined in the Independent Audit Post Approval Requirements, unless otherwise agreed by the Planning Secretary.	Audit Report and the proponent response to the audit was submitted to DPIE on 17/05/2022 (per evidence sent post-audit) which is outside the 2 months from the date the audit was undertaken.	Non-compliance NC-03: Audit Report and response to audit report findings raised during the second independent audit were not submitted to DPE and not made publicly available within re required timeframe.	Non-Compliant
125.	C	C53	Notwithstanding the requirements of the Independent Audit Post Approval Requirements, the Planning Secretary may approve a request for ongoing operational Independent Audits to be ceased, where it has been demonstrated to the Planning Secretary's satisfaction that Independent Audits have demonstrated consistent operational compliance.	Noted. Operation has not yet commenced.		Not Triggered

APPENDIX 1 - WRITTEN NOTIFICATION AND REPORTING

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
126.	Appx	1	A written incident notification addressing the requirements set out below must be provided to the Planning Secretary through the major projects portal within seven days after the Applicant becomes aware of an incident. Notification is required to be given under this condition even if the Applicant fails to give the notification required under condition A25 or, having given such notification, subsequently forms the view that an incident has not occurred.	No notifiable incidents to date.		Not Triggered
127.	Appx	2	Written notification of an incident must: a) identify the development and application number; b) provide details of the incident (date, time, location, a brief description of what occurred and why it is classified as an incident); c) identify how the incident was detected; d) identify when the applicant became aware of the incident; e) identify any actual or potential non-compliance with conditions of consent; f) describe what immediate steps were taken in relation to the incident; g) identify further action(s) that will be taken in relation to the incident; and h) identify a project contact for further communication regarding the incident.	No notifiable incidents to date.		Not Triggered
128.	Appx	3	Within 30 days of the date on which the incident occurred or as otherwise agreed to by the Planning Secretary, the Applicant must provide the Planning Secretary and any relevant public authorities (as determined by the Planning Secretary) with a detailed report on the incident addressing all requirements below, and such further reports as may be requested.	No notifiable incidents to date.		Not Triggered
129.	Appx	4	The Incident Report must include: a) a summary of the incident; b) outcomes of an incident investigation, including identification of the cause of the incident; c) details of the corrective and preventative actions that have been, or will be, implemented to address the incident and prevent recurrence; and d) details of any communication with other stakeholders regarding the incident.	No notifiable incidents to date.		Not Triggered

Audit Descriptors Compliance Codes: Compliant; Non-Compliant; Not triggered

ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
APPENDIX 2 – ADVISORY NOTES						
130.	Appx	AN1	General All licences, permits, approvals and consents as required by law must be obtained and maintained as required for the development. No condition of this consent removes any obligation to obtain, renew or comply with such licences, permits, approvals and consents.	No licenses have been required to date.		Not Triggered
131.	Appx	AN2	Long Service Levy For work costing \$25,000 or more, a Long Service Levy must be paid. For further information please contact the Long Service Payments Corporation Helpline on 131 441.	Sighted levy receipt 00459135 17/12/2020 ref. on the SSD 10388. (only one for the project)		Compliant
132.	Appx	AN3	Legal Notices Any advice or notice to the consent authority must be served on the Planning Secretary.	No legal notices received to date.		Not Triggered
133.	Appx	AN4	Access for People with Disabilities The works that are the subject of this application must be designed and constructed to provide access and facilities for people with a disability in accordance with the BCA. Prior to the commencement of construction, the Certifier must ensure that evidence of compliance with this condition from an appropriately qualified person is provided and that the requirements are referenced on any certified plans.	AN4: Included in CC#1b dated 29/1/2021 item 11: BCA Design Certificate Access ADCO 21/12/2020.		Compliant
134.	Appx	AN5	Access for People with Disabilities Water, electricity and gas are to comply with sections 4.1.3 and 4.2.7 of Planning for Bush Fire Protection 2006.	Included in CC#1b dated 29/1/2021 item 12. Sighted email 26/11/2020 from Fitzpatrick and partners GCOR-003570 indicating that site is not in land that is a bush fire prone.		Compliant
135.	Appx	AN6	Utilities and Services Prior to the construction of any utility works associated with the development, the Applicant must obtain relevant approvals from service providers.	Included in CC#1b dated 29/1/2021 item 13 and CC#2 dated 25/3/2021 item 13: Electrical and Telecommunication utilities from Santec Australia 27/11/2020.		Compliant
136.	Appx	AN7	Utilities and Services Prior to the commencement of above ground works written advice must be obtained from the electricity supply authority, an approved telecommunications carrier and an approved gas carrier (where relevant) stating that satisfactory arrangements have been made to ensure provisions of adequate services.	Included in CC#1 dated 29/1/2021 item 14 – Santec Australia 15/12/2020.		Compliant

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137.	Appx	AN8	Road Design and Traffic Facilities All roads and traffic facilities must be designed to meet the requirements of Council or TfNSW (whichever is applicable). The necessary permits and approvals from the relevant road authority must be obtained prior to the commencement of road or pavement construction works.	Not applicable as the works are not in a TfNSW/Council road network.		Not Triggered
138.	Appx	AN9	Road Occupancy Licence A Road Occupancy Licence must be obtained from the relevant road authority for any works that impact on traffic flows during construction activities.	No ROL has been required.		Not Triggered
139.	Appx	AN10	SafeWork Requirements To protect the safety of work personnel and the public, the work site must be adequately secured to prevent access by unauthorised personnel, and work must be conducted at all times in accordance with relevant SafeWork requirements.	CCTV in place, motion detector, secure hoardings – locked outside of working hours, intruder alarms. EHS Inspections of the site are carried out weekly to monitor the safety onsite.		Compliant
140.	Appx	AN11	Hoarding Requirements The Applicant must submit a hoarding application to Council for the installation of any hoardings over Council footways or road reserve.	Not applicable as the hoardings are located on hospital roads, not Council.		Not Triggered
141.	Appx	AN12	Handling of Asbestos The Applicant must consult with SafeWork NSW concerning the handling of any asbestos waste that may be encountered during construction. The requirements of the Protection of the Environment Operations (Waste) Regulation 2014 with particular reference to Part 7 – ‘Transportation and management of asbestos waste’ must also be complied with.	Not applicable, no asbestos on site.		Not Triggered
142.	Appx	AN13	Fire Safety Certificate The owner must submit to Council an Annual Fire Safety Statement, each 12 months after the final Safety Certificate is issued. The certificate must be on, or to the effect of, Council’s Fire Safety Statement	AFSS is not required yet, this is for the operational phase.		Not Triggered
PART	D	PRIOR TO COMMENCEMENT OF OPERATION				
143.	D	D1	Notification of Occupation At least one month before commencement of operation, the date of commencement of the operation of the development must be notified to the Planning Secretary in writing. If the operation of the development is to be staged, the Planning Secretary must be notified in writing at least one month before the commencement	The occupation date is not confirmed yet, will send notification soon.		Not Triggered

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			of each stage, of the date of commencement and the development to be carried out in that stage.			
144.	D	D2	External Walls and Cladding Prior to commencement of operation, the Applicant must provide the Certifier with documented evidence that the products and systems used in the construction of external walls including finishes and claddings such as synthetic or aluminium composite panels comply with the requirements of the BCA.	There is not much cladding on this project. Refer to conditions A18 and B4.		Compliant
145.	D	D3	The Applicant must provide a copy of the documentation given to the Certifier to the Planning Secretary within seven days after the Certifier accepts it.	As above.		Compliant
146.	D	D4	Post-construction Dilapidation Report Prior to commencement of operation, the Applicant must engage a suitably qualified person to prepare a post-construction dilapidation report at the completion of construction. This report must: a) ascertain whether the construction created any structural damage to adjoining buildings or infrastructure; b) be submitted to the Certifier. In ascertaining whether adverse structural damage has occurred to adjoining buildings or infrastructure, the Certifier must: i) compare the post-construction dilapidation report with the pre-construction dilapidation report required by these conditions; and ii) have written confirmation from the relevant authority that there is no adverse structural damage to their infrastructure and roads. c) be forwarded to Council.	Will be done after completion of Stage 2 (P2 demo).		Not Triggered
147.	D	D5	Protection of Public Infrastructure Unless the Applicant and the applicable authority agree otherwise, the Applicant must: (a) repair, or pay the full costs associated with repairing, any public infrastructure that is damaged by carrying out the development; and (b) relocate, or pay the full costs associated with relocating any infrastructure that needs to be relocated as a result of the development.	Will be done after completion of Stage 2 (P2 demo).		Not Triggered

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			Note: This condition does not apply to any damage to roads caused as a result of general road usage or otherwise addressed by contributions required by conditions of this consent.			
148.	D	D6	Protection of Property Unless the Applicant and the applicable owner agree otherwise, the Applicant must repair, or pay the full costs associated with repairing any property that is damaged by carrying out the development.	Will be done after completion of Stage 2 (P2 demo).		Not Triggered
149.	D	D7	Utilities and Services Prior to commencement of operation, the Applicant must obtain a Compliance Certificate for water and sewerage infrastructure servicing of the site under section 73 of the Sydney Water Act 1994.	Sighted Sydney Water Section 73 certificate dated 04/02/2021.		Compliant
150.	D	D8	Works as Executed Plans Prior to the commencement of operation, works-as-executed drawings signed by a registered surveyor demonstrating that the stormwater drainage and finished ground levels have been constructed as approved, must be submitted to the Certifier.	Work on WAE drawings is in progress		Not Triggered
151.	D	D9	Evacuation Plan Prior to the commencement of operation, the Applicant must prepare and implement for the duration of occupation of the carpark: (a) flood warning and notification procedures for users on site; and (b) evacuation and refuge protocols prepared in consultation with Council and the NSW State Emergency Service.	Hospital will engage a contractor for this – in progress.		Not Triggered
152.	D	D10	Green Travel Plan Prior to the commencement of operation, a Green Travel Plan (GTP) must be submitted to the satisfaction of TfNSW to promote the use of active and sustainable transport modes. The plan must: (a) be prepared by a suitably qualified traffic consultant in consultation with Council and TfNSW; (b) set mode share targets that encourage the use of public and active transport and reduce the proportion of single-occupant car journeys to the site; (c) identify robust actions and strategies to meet the mode share targets in the first two, five and 10 years post occupation; (d) include a Transport Access Guide that provides information to employees, patients and visitors about the range of travel modes,	Work on the Green Travel Plan is in progress		Not Triggered

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating																		
			access arrangements and supporting facilities that service the site, including bicycle parking and other end of trip facilities; (e) identify relevant workplace policies such as flexible working arrangements that enable administrative staff to travel outside peak periods, or which reduce the need for work related travel; (f) consider the appropriateness of any relevant parking policies to manage travel demand, including a measure to apply higher car parking charges during peak times to encourage off-peak use; (g) details of carpooling operations and monitoring of parking priority; (h) appoint a Travel Plan Coordinator to oversee the implementation of the GTP and Transport Access Guide; (i) nominate a party responsible for the ongoing monitoring and review of the GTP, including the delivery of actions and associated mode share targets; (j) include a breakdown of staff shift patterns including the number of staff commencing shifts at particular times; and the residential postcodes of where those staff are travelling from, if known; and (k) include, if available, details of visiting hours and anticipated numbers of patients and visitors.																					
153.	D	D11	Local Traffic Management Plan Prior to the commencement of operation, a local traffic management plan must be prepared in consultation with Council and the final submitted to Council outlining the traffic management scheme, including signs and line marking, along the access road to/from the car park.	Work on the Local Traffic Management Plan is in progress		Not Triggered																		
154.	D	D12	Operational Noise – Design of Mechanical Plant and Equipment Prior to the commencement of operation, the Applicant must submit evidence to the Certifier that noise generated at the premises would not exceed the noise limits at the times and locations in the table below. <table border="1"><thead><tr><th rowspan="3">Location</th><th colspan="4">Noise Limits in dB(A)</th></tr><tr><th>Day</th><th>Evening</th><th>Night</th><th>Night</th></tr><tr><th>L_{Aeq}(15 minute)</th><th>L_{Aeq}(15 minute)</th><th>L_{Aeq}(15 minute)</th><th>L_{AFmax}</th></tr></thead><tbody><tr><td>Any residence</td><td>47</td><td>43</td><td>38</td><td>54</td></tr></tbody></table>	Location	Noise Limits in dB(A)				Day	Evening	Night	Night	L _{Aeq} (15 minute)	L _{Aeq} (15 minute)	L _{Aeq} (15 minute)	L _{AFmax}	Any residence	47	43	38	54	Will obtain certificate from the Mechanical contractor – work in progress.		Not Triggered
Location	Noise Limits in dB(A)																							
	Day	Evening	Night		Night																			
	L _{Aeq} (15 minute)	L _{Aeq} (15 minute)	L _{Aeq} (15 minute)	L _{AFmax}																				
Any residence	47	43	38	54																				
155.	D	D13	Bicycle Parking and End-of-Trip Facilities	Work in progress		Not Triggered																		

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			<p>Prior to occupation, compliance with the following requirements for secure bicycle parking and end-of-trip facilities must be submitted to the satisfaction of the Certifier:</p> <ul style="list-style-type: none"> a) the provision of a minimum 25 visitor bicycle parking spaces; b) the layout, design and security of bicycle facilities must comply with the minimum requirements of the latest version of AS 2890.3:2015 Parking facilities - Bicycle parking, and be located in easy to access, well-lit areas that incorporate passive surveillance; c) appropriate pedestrian and cyclist advisory signs must be provided; and d) all works/regulatory signposting associated with the proposed developments must be at no cost to the relevant roads authority. 			
156.	D	D14	<p>Road Damage</p> <p>Prior to the commencement of operation, the cost of repairing any damage caused to Council or other Public Authority's assets in the vicinity of the Subject Site as a result of construction works associated with the approved development must be met in full by the Applicant.</p>	Will be done after completion of Stage 2 (P2 demo).		Not Triggered
157.	D	D15	<p>Fire Safety Certification</p> <p>Prior to commencement of occupation, a Fire Safety Certificate must be obtained for all the Essential Fire or Other Safety Measures forming part of this consent. A copy of the Fire Safety Certificate must be submitted to the relevant authority and Council. The Fire Safety Certificate must be prominently displayed in the building.</p>	Work in progress		Not Triggered
158.	D	D16	<p>Structural Inspection Certificate</p> <p>Prior to the commencement of occupation of the relevant parts of any new or refurbished buildings, a Structural Inspection Certificate or a Compliance Certificate must be submitted to the satisfaction of the Certifier. A copy of the Certificate with an electronic set of final drawings (contact approval authority for specific electronic format) must be submitted to the approval authority and the Council after:</p> <ul style="list-style-type: none"> (a) the site has been periodically inspected and the Certifier is satisfied that the structural works are deemed to comply with the final design drawings; and (b) the drawings listed on the Inspection Certificate have been checked with those listed on the final Design Certificate/s. 	Work in progress		Not Triggered

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
159.	D	D17	Stormwater Quality Management Plan Prior to the commencement of operation, an Operation and Maintenance Plan (OMP) must be submitted to the satisfaction of the Certifier. The OMP must ensure the proposed stormwater quality measures remain effective and contain the following: (a) maintenance schedule of all stormwater quality treatment devices; (b) record and reporting details; (c) relevant contact information; and (d) Work Health and Safety requirements.	Work in progress		Not Triggered
160.	D	D18	Outdoor Lighting Prior to the commencement of operation, the Applicant must submit evidence from a suitably qualified practitioner to the Certifier that demonstrates that installed lighting associated with the development achieves the objective of minimising light spillage to any adjoining or adjacent sensitive receivers and: (a) complies with the latest version of AS 4282-2019 - Control of the obtrusive effects of outdoor lighting (Standards Australia, 1997); and (b) has been mounted, screened and directed in such a manner that it does not create a nuisance to surrounding properties or the public road network.	Work in progress.		Not Triggered
161.	D	D19	Signage Prior to the commencement of operation, way-finding signage and signage identifying the location of staff car parking must be installed.	Work in progress		Not Triggered
162.	D	D20	Prior to the commencement of operation, bicycle way-finding signage must be installed within the site to direct cyclists from footpaths to designated bicycle parking areas.	Work in progress		Not Triggered
163.	D	D21	Site Contamination The Applicant must submit a Validation Report for the development. The Validation Report must: (a) be prepared by a Certified Contaminated Land Consultant; (b) be submitted to the Planning Secretary and the Certifier for information within one month of the completion of remediation works; and (c) be prepared in accordance with the RAP and the Contaminated Sites: Guidelines for Consultants Reporting on Contaminated Sites (OEH, 2011).	Letter from JK Environments to ADCO 14/01/2021 indicating that they act in the capacity of the contamination validation consultant. Finding out whether a validation report and a site audit statement are required.		Not Triggered

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
164.	D	D22	Site Audit Statement Prior to the commencement of operation, the Applicant must submit a Site Audit Report and Section A Site Audit Statement for the relevant part of the site prepared by a NSW EPA accredited Site Auditor. The Site Audit Report and Section A Site Audit Statement must verify the relevant part of the site is suitable for the intended land use and be provided for the information of the Planning Secretary and the Certifier.	Letter from JK Environments to ADCO 14/01/2021 indicating that they act in the capacity of the contamination validation consultant. Finding out whether a validation report and a site audit statement are required.		Not Triggered
165.	D	D23	Long Term Environmental Management Plan Where a Long Term Environmental Management Plan (LTEMP) is identified as required by the RAP, the plan must: (a) be prepared by a certified Contaminated Land Consultant; (b) be accompanied by a Section B Site Audit Statement prepared by a NSW EPA accredited Site Auditor, that determines the appropriateness of the LTEMP and/or that the land can be made suitable for the intended use if the site is managed in accordance with the LTEMP; (c) be provided to the Planning Secretary within one month of the completion of remediation works, unless otherwise agreed by the Planning Secretary; (d) include, but not be limited to: (i) a description of the nature and location of any contamination remaining on site; (ii) provisions to manage and monitor any remaining contamination, including details of any restrictions placed on the land to prevent development over the containment cell; (iii) a description of the procedures for managing any leachate generated from the containment cell, including any requirements for testing, pumping, treatment and/or disposal; (iv) a description of the procedures for monitoring the integrity of the containment cell; (v) a surface and groundwater monitoring program; (vi) mechanisms to report results to relevant agencies; (vii) triggers that would indicate if further remediation is required; and (viii) details of any contingency measures that the Applicant is to carry out to address any ongoing contamination.	Reviewing applicability of this condition.		Not Triggered

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ID No.	SSI Part	Req. No.	Requirement SSD 10388, 30 November 2020	Audit Evidence	Audit Findings/ Recommendations	Compliance Rating
166.	D	D24	Landscaping Prior to the commencement of operation, the Applicant must prepare an Operational Landscape Management Plan to manage landscaping on-site. The plan must describe the ongoing monitoring and maintenance measures to manage revegetation and landscaping.	Work in progress.		Not Triggered
167.	D	D25	The Applicant must not commence operation until the Operational Landscape Management Plan is submitted to the Certifier.	Work in progress		Not Triggered
168.		D26	Public Art A public art package for the hospital campus must be prepared in consultation with Council's Public Arts Officer or relevant representative. Prior to commencement of operation, relevant components of the public art package must be installed.	Installation of components of public art was in progress		Not Triggered

Appendix E. Audit Photos



Photo 1 – Site notice with project information outside a site entrance.



Photo 2 – Project signage and locked access door to worksite.



Photo 3 – Erosion and sediment controls around drain pits.



Photo 4 – Other erosion, sediment and dust controls, coir logs placed under gates when not in use.



Photo 5 – Silt fence installed around the perimeter of the site.



Photo 6 – Construction vehicles contained within the site. Spill kit in place.



Photo 7 – Structure for car park access ramp. Silt fence installed as erosion and sediment control.



Photo 8 – Works in progress on car park access ramp.



Photo 9 – Waste skip bins placed in various locations throughout the site.



Photo 10 –Small stockpile in use .



Photo 11 – Artwork installation by abseilers in progress.



Photo 12 – Noticeboard available onsite with project construction, safety and environmental information.

Appendix F. Consultation Records

From: Ania Dorocinska <Ania.Dorocinska@planning.nsw.gov.au>
Sent: Thursday, 5 May 2022 2:12 PM
To: Garzon, Luis
Subject: RE: Liverpool Hospital Redevelopment - SSD10388 Independent Environmental Audit
Categories: IMPORTANT INFO

EXTERNAL

Good Afternoon Luis,

Thank you for consulting with the Department of Planning and Environment (Department) on the scope of the Liverpool Hospital Redevelopment Independent Audit.

Please ensure the audit is conducted in accordance with Condition C47 of the Development Consent SSD- 10388, which requires the audit to be carried out in accordance with the Independent Audit Post Approval Requirements. Consistent with Section 3.3 of those requirements, please ensure:

- The environmental performance of the development is assessed, including but not limited to actual versus predicted impacts
- A high level assessment of the environmental management plans is included
- Matters considered relevant to this audit:
 - Communication of compliance obligations to relevant contractors
 - Provision of required information on the project website
 - Ongoing consultation with affected community
 - Notification of incidents and non-compliances to the Department
 - The management of noise and vibration
 - The management of traffic.

Thank you

Kind regards,

Ania Dorocińska
Senior Compliance Officer – Government Projects

Planning & Assessments | Department of Planning and Environment
M 0497 400 884 T 02 9274 6225 | E ania.dorocinska@planning.nsw.gov.au
4 Parramatta Square, 12 Darcy St, Parramatta, NSW 2150.
www.dpie.nsw.gov.au



The Department of Planning and Environment acknowledges that it stands on Aboriginal land. We acknowledge the traditional custodians of the land and we show our respect for elders past, present and emerging through thoughtful and collaborative approaches to our work, seeking to demonstrate our ongoing commitment to providing places in which Aboriginal people are included socially, culturally and economically.

From: Garzon, Luis <luis.garzon@aquas.com.au>
Sent: Tuesday, 3 May 2022 2:58 PM
To: DPE PSVC Compliance Mailbox <compliance@planning.nsw.gov.au>
Cc: Shamma Hasan <shamma.hasan@johnstaff.com.au>; Allen Walker <allen.walker@johnstaff.com.au>
Subject: Liverpool Hospital Redevelopment - SSD10388 Independent Environmental Audit

Dear Sir or Madam,

Health Infrastructure NSW has engaged AQUAS to undertake Independent Environmental Audits of the Liverpool Hospital and Car Park Redevelopment Project.

The audit is a requirement of the Development Consent SSI 10388 for the car park works and is scheduled for Tuesday 10 May 2022.

Following the consultation requirements of the DPE guideline *Independent Audit Post Approval Requirements (May 2020)* Section 3.2, I ask if you have any feedback in relation to this project or if there are any particular focus areas for AQUAS to consider during the environmental review at this stage of construction, e.g. noise and vibration, air and dust controls, waste management, community consultation/communication, traffic management, etc.

Thank you and regards,

Luis Garzon | Senior Consultant | AQUAS |
A Level 7, 116 Miller Street, North Sydney NSW 2060 Australia | Cammeraiagal Country
T +61 2 9963 9908 | M +61 403 461 040 | E luis.garzon@aquas.com.au |

AQUAS: enables compliance ~ verifies compliance

AQUAS acknowledges Aboriginal and Torres Strait Islander Peoples as the Traditional Custodians of the Land, Rivers and Sea. We acknowledge and pay our respects to the Elders past, present and emerging of all Nations.



Please consider the environment before printing this e-mail