

Appendix AA

Recommended Mitigation Measures – 22 May 2024

Approved Documentation	The works / activity shall be carried out in accordance with the report, plans, and documents as set out in the Appendix Schedule of the REF proper.	At all times
ESD	<p>The development shall achieve or undertake the following:</p> <ul style="list-style-type: none"> • 59 points in accordance with HI's ESD Evaluation Tool / DGN 058 and the concession made with respect to the nature and scope of work in part of Block C. • A 10% improvement in energy performance on NCC Section J. • Building Management – including reviews of commissioning and tuning, building information and other operational processes. • Indoor Environment Quality – including high air quality, acoustic/lighting comfort and reduction of indoor pollutants. • Energy & Carbon – including improved energy efficiency of the building operations through design and technology and consideration to Embodied Carbon. • Water Efficiency – reduce potable water demand and utilising the use of rainwater. • Materiality & Waste – Considering the whole of life of materials and their selection to minimise harm to the environment, including efficiency and construction while minimising resources sent to landfill from construction and demolition works. 	At all times.
Contamination matters	<p>A robust unexpected finds procedure shall be prepared (and included in a final Construction Management Plan) and be implemented during construction. The procedure must include a framework for managing potential asbestos-related finds associated with Fibre Cement Fragment(s) (FCF) and Asbestos Containing Materials (ACM), as well as for other unexpected finds such as odorous or stained soils, and underground infrastructure such as tank etc.</p> <p>Soil waste classification shall be confirmed prior to off-site disposal of soil waste during construction.</p>	Prior to the commencement of works and during works.
Hazardous Building Materials matters	<p>The Risk Management and Corrective Actions identified by EHO Consulting in its Survey Findings Table at Section 4 of its Hazardous Materials Management Survey and Register shall be applied.</p> <p>Accordingly, ahead of works commencing a Hazard Material Management and Removal Plan shall be prepared by a suitably qualified consultant to ensure the safe management and or removal of any hazardous material during works.</p>	Prior to the commencement of works and during works.
	An unexpected finds procedure is to be included in an overarching Construction Management Plan (CMP) for the work, in the event that hazardous building materials are encountered which have not been identified during this assessment.	Prior to the commencement of works and during works.
Construction Waste Management	The project shall achieve the waste management and minimisation targets as set out in the HI Preliminary Waste Management Plan, particularly in managing waste streams resulting from demolition works and including achieving waste diversion from landfills at at least 70%.	During works.
Aboriginal cultural heritage matters	Aboriginal objects are protected under the NPW Act regardless of whether they are registered on AHIMS or not.	Prior to the commencement of works and during works.

If suspected Aboriginal objects, such as stone artefacts, are located during future works, works must cease in the affected area and an archaeologist called in to assess the finds. If the finds are found to be Aboriginal objects, Heritage NSW must be notified under section 89A of the NPW Act. Appropriate management and avoidance or approval under a section 90 AHIP should then be sought if Aboriginal objects are to be moved or harmed.

In the extremely unlikely event that human remains are found, works should immediately cease, and the NSW Police should be contacted. If the remains are suspected to be Aboriginal, Heritage NSW may also be contacted at this time to assist in determining appropriate management.

Non-Aboriginal cultural heritage matters	<p>A standard unexpected finds process shall be adopted during works associated with the proposal:</p> <ul style="list-style-type: none"> An 'unexpected heritage find' can be defined as any unanticipated archaeological discovery, that has not been previously assessed or is not covered by an existing approval under the Heritage Act 1977 (Heritage Act) or National Parks and Wildlife Act 1974 (NPW Act). These discoveries are categorised as either: <ul style="list-style-type: none"> Aboriginal objects (archaeological remains, i.e. stone tools); Historic (non-Aboriginal) heritage items (archaeological remains, i.e. artefacts) or moveable objects). Human skeletal remains (reportable deaths, Aboriginal objects, or relics). Should any unexpected heritage find be uncovered during any future excavation works, the following procedure must be adhered to: <ul style="list-style-type: none"> Stop all work in the immediate area of the item and notify the Project Manager. Establish a 'no-go zone' around the item. Use high visibility fencing, where practical. Inform all site personnel about the no-go zone. No work is to be undertaken within this zone until further investigations are completed. Engage a suitably qualified and experienced Archaeologist to assess the finds. The Heritage Council must be notified if the finds are of local or state significance. Additional approvals will be required before works can recommence on site. If the item is assessed as not a 'relic', a 'heritage item' or an 'Aboriginal object' by the Archaeologist, works can proceed with advice provided in writing. Should any unexpected human skeletal remains be uncovered during future excavation works, the following procedure must be adhered to: <ul style="list-style-type: none"> Do not further disturb or move the remains; Immediately cease all work at the particular location; Notify NSW Police; Notify Heritage NSW Environment Line on 131 555 as soon as practicable and provide available details of the remains and their location; and Not recommence any work at the particular location unless authorised in writing by Heritage NSW. 	Prior to the commencement of works and during works.
Biodiversity and Ecology	Construction fencing shall be installed at the perimeter of proposed works to protect any biodiversity values at the site.	Prior to the commencement of works.
Construction Management and Construction Traffic Management matters	<p>A final Construction Management Plan, including a Traffic and Pedestrian Management Plan, generally consistent with the requirements as set out in the preliminary Construction Management Plan prepared by HI and the TTW Transport Impact Assessment, shall be developed by the appointed contractor prior to commencement of the works.</p> <p>The hours of works shall be set out in the preliminary Construction Management Plan, namely:</p> <ul style="list-style-type: none"> Monday to Friday 7:00AM to 6:00PM Saturdays 8:00AM to 1:00PM 	Prior to the commencement of works.

	<ul style="list-style-type: none"> Sundays and Public Holidays..... No works. 	
Construction Noise and Vibration matters	<p>Construction noise shall be managed and mitigated as set out in the Acor assessment.</p> <p>A final and detailed Construction Noise and Vibration Management Plan shall be prepared setting out, but not limited to, the following:</p> <p>Noise and vibration mitigation measures or strategies, which include Management, Source Control, and Path Control measures, as set out from page 21 of the Acor report:</p> <ul style="list-style-type: none"> Implement community consultation or notification measures. Site inductions. Behavioural practices. Attended vibration measurements. Construction hours and scheduling. Construction respite period during normal hours and out-of-hours work. Equipment selection. Plant noise levels. Use and siting of plant. Plan worksites and activities to minimise noise and vibration. Reduced equipment power. Non-tonal and ambient sensitive reversing alarms. Minimise disturbance arising from delivery of goods to construction sites. Shield stationary noise sources such as pumps, compressors, fans etc. Shield sensitive receivers from noisy activities. 	Prior to the commencement of works and during works.
Air Quality	<p>Air quality management measures (as included in Section 6 of the JBS&G Air Quality Impact Assessment) shall be prepared and implemented and include:</p> <ul style="list-style-type: none"> Development of an Air Quality Management Strategy, including the matters numbered 01-36 as set out in Table 6.1 of the assessment. Diesel Particulate Matter Exposure Monitoring. Real-Time Respirable Particulate (Dust) Monitoring. Visual Monitoring. Dust Management. Odour Management (as may be required). 	Prior to the commencement of works and during works.
Sediment and Erosion Control	Sediment and erosion control shall be implemented as per the approved Acor civil engineering drawings	During works.
Operational Noise and Vibration matters	<p>Mechanical plant shall be acoustically treated to prevent noise emissions adversely affecting surrounding properties. This may include selecting the quietest plant practicably available, and/or treating the plant with enclosures, barriers, duct lining and silencers in order to the required sound level recommendations of the Acor report.</p> <p>During the detailed design stage, the acoustic consultant shall provide detailed design advice to the architect and mechanical engineer to ensure that noise emissions from mechanical plant are effectively controlled to meet the relevant criteria of NSW EPA Noise Policy for Industry 2017 at the nearest receiver boundaries.</p>	Prior to the commencement of works, during works (as may be relevant), and ahead of occupation and operation of the development.
Bushfire Protection	<p>The proposal is as generally indicated on the attached SCHEDULE 1 - Plan of Bushfire Protection Measures .Vegetation is to be maintained in perpetuity as outlined in Appendix 4 of Planning for Bush Fire Protection 2019.</p> <p>Building construction standards for the proposed refurbishment of Building C is to be in accordance with Sections 3.6 of AS3959 Construction of buildings in bushfire prone areas (2018). Sarking to walls and roofs shall be non-combustible if subject to replacement/refurbishment.</p> <p>The existing Bushfire Emergency Management and Evacuation Plan (BEEP) is to be updated to incorporate future patients and staff of the Wyong Palliative Unit in accordance with Section 6.8.4 of PBP. Staff of the Unit should have training in the procedures for the BEEP once revised.</p>	

Water and Sewer connections	If required, an application shall be made to Central Coast Council's Water and Sewer Section under Section 305 Application under the <i>Water Management Act 2000</i> and a Section 307 Certificate secured.	Prior to the final occupation of the development.
Operational Waste Manangement	<p>The pre-existing operational waste management plan(s) applying to Wyong Hospital shall apply to the new development with achievement of the CCLHD's waste reduction targets, which include:</p> <ul style="list-style-type: none">• Achieve 90% accuracy in waste segregation.• Increase waste diversion from landfills to 70%.• Minimise the risk of clinical waste contamination in other waste stream.	During operation of the development.
Offset / replacement car parking	Two (2) car parking spaces lost / displaced as a result of the project shall be relocated or replaced prior to occupation of the development in order to maintain the minimum car parking requirement of 1,220 spaces across the hospital campus as required by DA consent SSD 9536 – as modified.	Prior to occupation of the development.
