



CEDAR DESIGNS

**Environmental Demolition and Construction Management Plan.  
Soil and Water Management Plan**

**For new proposed Development  
68 Orient Road, Padstow**

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### ***GENERAL NOTES / REQUIREMENTS***

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For the purposes of the submitted Development Application Cedar Designs has prepared the following Demolition, Construction and Waste Management Plan.

The Plan will be put into place at all times during construction.

The selected contractor will be contractually required to provide a project specific plan, taking into account their resources and methodology, a copy of this document should also be kept on site at all times, and made available when requested.

The objectives of the Plan are to ensure safety on site at all times, and to minimise any impact on adjoining dwellings, and maintain a safe working site at all times.

Cedar Designs has taken the following references into consideration while preparing the plan, as well as guidelines provided by the local council.

- ▽ Local Government Act
- ▽ Environmental Planning and Assessment Act
- ▽ Australian Standards
- ▽ Construction Safety Act
- ▽ Occupational Health & Safety Act
- ▽ Development Consent Conditions
- ▽ Council Codes
- ▽ Work Cover Authority
- ▽ Environmental Protection Authority

### **Construction Activities and the proposal**

Construction will include the demolition of existing structures, and the construction of a new dual occupancy, pools, outbuilding, and front fence.

For all details of the proposal please refer to the submitted architectural plans, and Statement of environmental effects.

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### ***PEDESTRIAN & TRAFFIC MANAGEMENT***

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The Site will be out of bounds to all public access other than in the event of an emergency.

Barricades of a minimum height of 1.8 will be erected to protect the public on the Street. All traffic onto the site will be via **Orient Place**.

When required, flagman will be used on the footpath while trucks or cars manoeuvre in and out of the site.

Should at any time the road or path be closed off, a road closing permit shall be obtained from council.



## ***HEALTH PROTECTIONS/SAFETY***

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### **OCCUPATIONAL HEALTH AND SAFETY ACT:**

The developers and all workers on site shall implement all requirements of the Occupational Health and Safety Act, 1983 for all matters relating to the contract for the works undertaken.

They shall take all precautions necessary to protect the health of all people where demolition works may expose workmen and other persons on or within the site vicinity of the site to conditions which are dangerous to health, including the noxious effects of fumes, dust, liquids, infection, fire, explosion radiation or other hazards.

Take suitable precautions where the following are encountered:

- ▽ Asbestos insulation or sprayed asbestos coatings
- ▽ Fibreglass or Rockwool insulation
- ▽ Flammable or explosive liquids or gases
- ▽ Toxic, infective or contaminated materials
- ▽ Noxious or explosive chemicals

The Contractor shall provide protective equipment (PPE) to the type of hazardous materials and conditions encountered.

Safety signs shall also be erected around the site, and remain in place until work has been completed.

Accordingly, the following actions are forbidden on site at all times:

- Smoking
- Drinking alcohol

And the following safety requirements shall be implemented at all times:

Safety Helmets: ensure helmets comply with AS1801 are worn by all Contractors' employees, agents, or visitors on site.

### **Accident Reports: Immediately advise the site supervisor of:**

All accidents involving death or personal injury must be reported immediately to the site supervisors, and if necessary shall also contact emergency on 000.

All accidents involving loss of time or incidents with accident potential such as Equipment failure, slides, cave-ins and the like must also be reported to ensure all equipment is in a safe condition to use.

If needed a written report shall be made.

### **SAFETY COORDINATION COMMITTEE:**

In the absence of an Occupational Health & Safety (OHS) Workplace Committee, the Supervisor may direct the establishment of a Safety Coordination Committee. Such a committee will be chaired by the Supervisor or nominee and shall comprise representatives of the Principal,



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Contractors, Sub contractors and workers. If so directed, the Contractor shall carry out recommendations of the Committee.

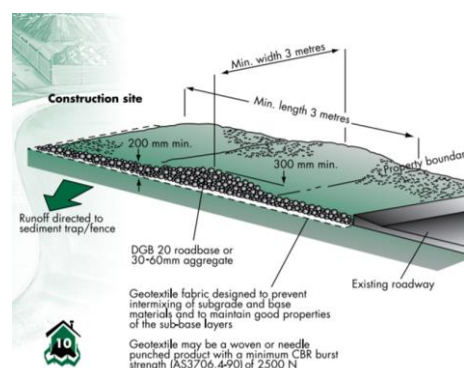
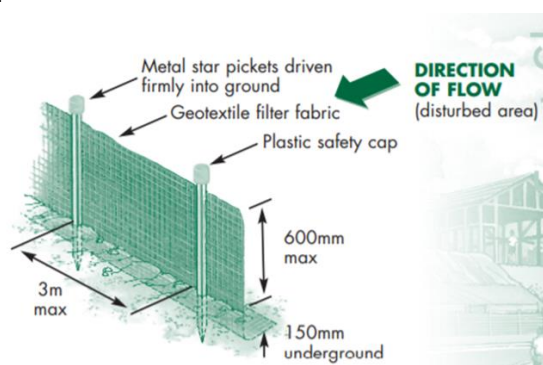
## **SOIL AND WATER MANAGEMENT DURING CONSTRUCTION**

Erosion and sediment control measures are to be implemented on site for the project. These works are to be maintained and/or varied as specified during the Contract period. The Contractor is to undertake these works before any demolition, cleaning, scrub removal, bulk earthworks and excavation for services. Comply with the NSW Clean Water Act, Soil Conservation Act and other relevant legislation.

“Soil and Water Management for Urban Development” (January 1993) by the NSW Department of Housing, also refer to the erosion and sediment control plan submitted with this application.

### **EROSION AND SEDIMENT CONTROL:**

Prevent erosion of soil from any lands used or occupied in the execution of any work taking place.



### **ON THE SPOT FINES APPLY FOR NON COMPLIANCE WITH ALL THE REQUIRED EROSION AND SEDIMENT CONTROL MEASURE.**

#### **SOIL AND WATER MANAGEMENT PLAN:**

A soil and water management plan is to be prepared by the Contractor. The Contractor shall undertake these works prior to any clearing, bulk earthworks and excavation for services.

#### **GEOFABRIC SILT FENCING:**

Construct “silt” fencing where shown on the approved Soil & Water Management Plan.

Repair “silt” fencing when required or directed.

Replace damaged sections, straighten and/or re-drive pickets and retie when the mesh or fabric comes adrift.

#### **TEMPORARY STRAWBLE BLINDS:**

In accordance with the Contractor’s approved Soil and Water Management Plan straw bales may be used in temporary situations, ie: whilst installing control measure or when a control measure has been partially or fully dismantled to permit building works to proceed.



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Use only bales bound with wire and placed lengthwise in twin rows with straws parallel to the ground surface. Lay the bale flat and embed 100mm minimum into the downslope side.

Secure each bale by driving two wooden stakes or steel pickets through the centre. The soil immediately upslope from the bale is to be compacted to prevent piping. Replace bales where deterioration or straw loss occurs.

#### **EARTHWORKS:**

Earthworks are to be carried out in stages. Protect the immediate works areas with temporary straw bale bunds.

#### **MATERIAL RECEPTORS:**

Provide acceptable receptors for concrete and mortar slurries, paints, acid washings, light weight waste material and litter. Empty as necessary and dispose in an acceptable manner.

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#### ***CONSTRUCTION SITE TO BE KEPT CLEAN AT ALL TIMES***

Regularly clear and remove all construction waste from site as it accumulates and on completion.

Keep site tidy at all times and minimise safety hazards associated with building waste. During demolition/building work the public way shall not be obstructed by building materials, refuse skips or in any way whatsoever.

Skip bins shall not be placed on the roadway or footway under any circumstances unless approval has been granted to do so by council.

For details refer to the waste management plan submitted with the development application.

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#### ***DISPOSAL OF CONTAMINANTS AND HAZARDEDES MATERIALS***

Remove from the site all contaminants and refuse, and dispose of in a lawful manner meeting all the requirement of the NSW Environmental Protection Authority and the NSW Waste Rectification and processing service.

**RESTRICTED WORKING HOURS AND COUNCIL REQUIREMENTS APPLY REFER TO COUNCIL GUIDELINES FOR DETAILS.**

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#### ***TRUCKING REQUIREMENT***

Convey soils, earth, sand, loose debris, and the like loose materials to or from the site in a manner that will prevent dripping of materials on streets.



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Contractors must ensure that the wheels, tracks and body surfaces of all vehicles and plant leaving the site are free of mud and that mud is not carried onto the streets or public paths.

In the occurrence of any such things happening all mud / dirt must be cleaned in a proper manner to ensure no mud, sand or rubbish end up in council drainage systems.

Fines apply.

## **RESTRICTED WORKING HOURS AND CONCIL REQUIREMENTS APPLY**

### ***PROTECTION OF MATERIALS AND WORK/DUST CONTROL***

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All perishable materials, all fragile materials, fittings and fixtures and specially plated, glazed, vitreous, and enamelled surfaces shall be effectively stored, handled and protected from damage through and cause including vandalism and theft during the progress of the works.

Temporary covers of sufficient extent and strength shall be used to protect finishing materials, etc., in position on the works from damage of any kind through any cause.

#### **PROTECTION:**

Contractor to provide all necessary protection, wire enclosures, dust coverings to scaffolding, in accordance with the relevant Authorities' requirements, and as directed on site by the Superintendent. Protect where necessary all undisturbed stonework, and all other building features specified to remain onsite.

Provide and fix protection for ongoing masonry work from weather or damage and staining from timbers, stone dust, oil, washings from steelwork or scaffolding and other injurious or disfiguring substances.

Ensure that temporary coverings are made where roof sheeting is removed, outside walls are removed or openings made in roof and walls. These coverings are to be installed at close of work and to be in place at all times outside building hours or when inclement weather may reasonably be expected.

#### **DUST CONTROL:**

Restrict dust caused by demolition works to a minimum. Do not throw or drop dust-creating materials in a manner that releases dust. Provide approved material handling chutes or hoisted containers for handling such materials.

Spray chutes, containers, materials and affected areas with water as necessary to control dust.

### ***POISONS AND OTHER INJURIOUS SUBSTANCES PRECAUTIONS:***

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Take proper precautions to keep poisons and other injurious substances in places secured against access by unauthorised persons.



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Poisons and hazardous substances are to be stored, handled and managed to meet the requirements of Work Cover Authority draft "Code of Practice for Control of Workplace Hazardous Substances"

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### ***NOISE CONTROL***

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**RESTRICTED WORKING HOURS AND COUNCIL REQUIREMENTS APPLY, REFER TO COUNCIL GUIDELINES FOR DETAILS.**

**MINIMISE NOISE:**

Take all practicable precautions in accordance with the regulations to minimise noise resulting from work under the Contract. Fit all construction equipment with noise suppressors and use so that noise is minimised. Do not use loud hailers.

**LIMIT:**

The noise level generated by plant and equipment shall not exceed limits set by AS2436 where limits are not set by Act of Regulation.

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### ***DEMOLITION PLAN***

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Prior to commencing any work, the Builders shall provide a detailed demolition plan in accordance with AS2601 setting out the requirements for the planned demolition of the nominated structures.

The plan shall include references to the shoring and underpinning required to maintain all adjacent properties in a safe and stable condition during and after demolition works.

A demolition plan has been submitted with the application outlining the demolition work taking place.

**THIS DOCUMENT IS TO BE TAKEN AS A GUIDE ONLY.**

**ALSO REFER TO THE SEPARATE WASTE MANAGEMENT PLAN SUBMITTED WITH THE APPLICATION.**

**ALL CONTRACTORS SHALL PREPARE FULL DETAILED MANAGEMENT PLANS FOR THE CERTIFYING AUTHORITY PRIOR TO THE COMMENCEMENT OF CONSTRUCTION.**

**CONTRACTORS ARE ALSO ADVISED TO REFER TO THE GUIDELINES OF COUNCIL AND CONTACT COUNCIL AT ANY TIME SHOULD THEY BE UNSURE ABOUT SOMETHING.**