


Memo

to: Sophie Ballinger (Perisher Blue Pty Ltd)
from: Mark Bartel
cc: Michael Fearnside (Perisher Blue Pty Ltd)
our ref: 5498-R1
date: 10 August 2024
re: Proposed Mt. Perisher 6-Seater Ski Lift, Mt Perisher NSW
Geotechnical Commentary on S4.55 Application

	Department of Planning Housing and Infrastructure
<i>Issued under the Environmental Planning and Assessment Act 1979</i>	
Approved Section 4.55 (1A) Modification Application	
No MOD 24/11703 (DA 10115 MOD 1)	
Granted on the 15 November 2024	
In respect to DA 10115	
Signed	M Brown
Sheet No 65 of 91	



This memo provides geotechnical commentary on a S4.55 application submitted for the above development, as described in the following plans:

- Architectural Plans for Top Station – Perisher Chair (prepared by: DJRD Architects; project no: 19_430; drawings: A0.000, A0.500, A1.000, A1.100, A1.101, A2.000, A2.500, A2.501; issue: B; dated: 17 July 2024).
- Architectural Plans for Bottom Station – Perisher Chair (prepared by: DJRD Architects; project no: 19_433; drawings: A0.000, A0.500, A1.000, A1.100, A1.101, A2.000, A2.500, A2.501; issue: B; dated: 11 July 2024).

A geotechnical assessment has been prepared by AssetGeoEnviro (ref: 5498-G1-Rev 4; dated: 2 December 2020), based on plans current at that time including architectural plans by DJRD Architects dated October 2019.

It is understood that the amendments comprise:

TOP STATION

- Staging of Ski lift build.
 - Stage 1 -Construction of all building elements on lower level, including staircases. Ground level elements to include Control Hut, Ski lift elements.
 - Stage 2 – Construction of upper structure on ground level shrouding Stage 1 built lifting elements.
- Removal of external steel decking and associated access door at Ground level. Rearrangement of control hut space.
- Removal of maintenance area and associated platform.
- Addition of Southern external access stairs.
- Change of finish to Lift control hut to Metal Cladding Addition of internal access doors to Lower Ground level spaces.
- Addition of perimeter balustrading to Ground Level.

BOTTOM STATION

- Staging of Ski lift build.
 - Stage 1 – Civil works and associated retaining elements, all ski lifting elements, Chair shed and associated infrastructure, Ski lift Control hut.
 - Stage 2 – Construction of upper structure shrouding Stage lifting elements. Change of retaining walls from Gabion walls to Beton Blocks.

- Rearrangement of ski chairlift maintenance area to the eastern end of the chair shed store.
Rearrangement of control hut floor plan with addition of personnel access stairs.
- Change of control hut cladding from timber to metal cladding.
- Addition of personnel access door to chair storage shed.
- Addition of access stairs on path to chair storage shed.

We confirm that the above modifications have no significant geotechnical impact on the development compared with the plans referenced in the previous geotechnical assessment, and the conclusions and recommendations in the previous report are still valid. This memo must be read in conjunction with the previous geotechnical report.

An updated Form 1 is attached.



Please do not hesitate to contact the undersigned if you have any questions regarding this memo or if you require further assistance.

For and on behalf of
AssetGeoEnviro



Mark Bartel

BE, MEngSc, GMQ, CPEng, RPEQ/NER(Civil), DEP/PRE (NSW)
Managing Director | Senior Principal Geotechnical Engineer

Encl: Form 1

Form 1 – Declaration and certification made by geotechnical engineer or engineering geologist in a geotechnical report.

DA Number: _____

To be submitted with a development application

You can use Form 1 to verify that the author of a geotechnical report is a geotechnical engineer or engineering geologist as defined by the Department of Planning & Environment (DP&E) Geotechnical Policy. Alternatively, where a geotechnical report has been prepared by a professional person not recognised by DP&E Geotechnical Policy, then Form 1 may be used as technical verification of the geotechnical report if signed by a geotechnical engineer or engineering geologist as defined by the DP&E Geotechnical Policy.

Please contact the Alpine Resorts Team in Jindabyne for further information - phone 02 6456 1733.

To complete this form, please place a cross in the appropriate boxes ☐ and complete all sections.

1. Declaration made by geotechnical engineer or engineering geologist as part of a geotechnical report

I,

Mr ☒ Ms ☐ Mrs ☐ Dr ☐ Other

First Name

Family Name

Mark

Bartel

OF

Company/organisation

Asset Geotechnical Engineering Pty Ltd trading as AssetGeoEnviro

on this the 10th day of August 2024

certify that I am a geotechnical engineer or engineering geologist as defined by the "Policy" and I (tick appropriate box)

☒ prepared the geotechnical report referenced below in accordance with the AGS 2000 and DP&E Geotechnical Policy – Kosciuszko Alpine Resorts.

☐ am willing to technically verify that the Geotechnical Report referenced below has been prepared in accordance the AGS 2000 and DP&E Geotechnical Policy – Kosciuszko Alpine Resorts.

2. Geotechnical Report Details

Report Title

Proposed Mt Perisher 6-Seater Ski



memo 5498-R1 dated 10 August 2024; relating to S4.55 application)
Department of Planning and Infrastructure
Perisher NSW – Geotechnical Assessment, ref: 5498-G1-Rev4

Author

Mark Bartel

Dated

Issued under the Environmental Planning and Assessment Act 1979
2 December 2020

DA Site Address

Mt Perisher, NSW

Approved Section 4.55 (1A) Modification Application

No MOD 24/11703 (DA 10115 MOD 1)

Granted on the 15 November 2024

DA Applicant

Perisher Blue / Vail Resorts

In respect to DA 10115

Signed M Brown

I am aware that the Geotechnical Report I have either prepared or am technically verifying, (referenced above) is to be submitted in support of a development application for the proposed development site (referenced above), and it's findings will be relied upon by the Consent Authority in determining the development application.

3. Checklist of essential requirements to be contained in a geotechnical risk assessment report to be submitted with a development application

The following checklist covers the minimum requirements to be addressed in a Geotechnical Risk Management Report. This checklist is to accompany the report.

Please tick appropriate box

- ☒ Risk assessment of all identifiable geotechnical hazards in accordance with AGS 2000, as per 6.1 (a) of the policy.
- ☒ Site plans with key hazards identified and other information as per 6.1 (b)
- ☒ Details of site investigation and inspections as per 6.1 (c)
- ☒ Photographs and/or drawings of the site as per 6.1 (d)
- ☒ Presentation of geotechnical model as per 6.1 (e)
- ☒ A specific conclusion as to whether the site is suitable for the development proposed on the above site, if applicable, subject to the following conditions;
 - ☒ Conditions to be provided to establish design parameters,
 - ☒ Conditions to be incorporated into the detailed design to be submitted for the construction certificate,
 - ☒ Conditions applying to the construction phase,
 - ☒ Conditions relating to ongoing management of the site/structure.

4. Signatures

Signature

Mark Bartel

Chartered professional status

CPEng 35641 NER (Civil)

Name

Mark Bartel

Date

10 August 2024

5. Contact details

Department of Planning & Environment
Alpine Resorts Team
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