Site Environmental Management Plan

Village Green Infrastructure Upgrades

(DA6877 MOD2)

Thredbo Alpine Resort,

Kosciuszko National Park

September 2024

Department of Planning
Housing and Infrastructure

Issued under the Environmental Planning and Assessment Act 1979

Approved Section 4.55 (1A) Modification Application

No 24/14675 MOD 2 granted on the 19 June 2025

In respect to DA 6877

Signed G Hanna

Sheet No 24 of 38

Document Control

Project Number: 24003ES
Kosciuszko Thredbo Pty Ltd

Version	Issue Date	Revision Type	Author	Approved by
A	20/08/2024	Draft	J.Best; C.Chalk	E.Diver
0	16/09/2024	Final	J.Best; C.Chalk	E.Diver

Contents

Figures

Tables

1 Introduction

This Site Environmental Management Plan (SEMP) has been prepared for implementation by Kosciuszko Thredbo Pty Ltd (KT) (and its contractors) for upgrades to existing infrastructure facilities and recreation infrastructure on the Village Green (the Project).

This SEMP has been developed to outline how construction activities for the Project are to be managed in order to maintain and protect the environmental values of the Project site and surrounds.

2 Reference Documentation

2.1 Legislation

- *Environment Protection and Biodiversity Conservation Act 1999 (Cwlth)*;
- *Biodiversity Conservation Act 2016*;
- *Environmental Planning and Assessment Act 1979*;
- *Environmentally Hazardous Chemicals Act 1985*;
- *Heritage Act 1977*;
- *National Parks and Wildlife Act 1974*;
- *Protection of the Environment Operations Act 1997*;
- *Waste Avoidance and Resource Recovery Act 2001;*
- *Water Management Act 2000;* and
- *Work Health and Safety Act 2011.*

2.2 Guidelines

- Guideline for the Preparation of Environmental Management Plans (DIPNR 2004)
- Managing Urban Stormwater: Soils and Construction, Volume 1, 4th Edition (Landcom 2004)
- Managing Urban Stormwater: Soils and Construction, Volume 2A, Installation of services (NSW DECC 2008)
- Interim Construction Noise Guidelines (DECC 2009)
- NSW EPA Waste Classification Guidelines (NSW EPA 2014)

2.3 Procedures & Policies

The following Kosciuszko Thredbo procedures and guidelines apply to the Project:

- Construction Site Incident and Emergency Procedures Thredbo Village, version 1.1
- Emergency Response Spill Procedure, version 1
- Standard Operating Procedure: Use and Maintenance of Wash Down Bay 2019
- Bushfire Danger Period Policy, version 2

3 Project Description

3.1 Project Location

The Project site is located within the Village Green, Thredbo Alpine Resort, Kosciuszko National Park, 2 Friday Drive, Thredbo NSW 2625. The site is located within the Thredbo Head Lease within Lot 876/DP1243112.

3.2 Project Description

Works will include:

- replace existing playground equipment with new, including fencing, drainage and associated works
- replace existing pump track with new pump track, including installation of drainage and asphalt surface
- relocate existing emergency access road adjacent to pump track
- replacement of water main infrastructure
- installation of paving within plaza area
- landscaping and rehabilitation.

3.3 Construction Corridor

The construction corridor is identified on the Site Plan.

3.4 Construction Activities

3.4.1 Playground Upgrade

Works include (but are not limited to):

1) Site preparation, including establishment of construction corridor and installation of site environmental controls
2) Removal and disposal of existing softfall and playground equipment, including removal of footings
3) Minor excavation and landscaping as required to level sections of site to design
4) Installation of subsoil drainage and connection into existing stormwater network
5) Installation of new playground structures, including excavation for footings and pouring of concrete for hardwood pillars
6) Pour concrete pavement from gate to softfall area
7) Install edging around softball area
8) Construct wet pour rubber softfall paths and infill rest of softfall area with bark
9) Removal of perimeter fence and footings and installation of new fence and footings
10) Rehabilitation of disturbed areas and landscaping of site.

3.4.2 Pump Track Upgrade

Works include (but are not limited to):

1) Site preparation, including establishment of construction corridor and installation of site environmental controls

2) Demolition of existing pump track features and temporary stockpiling of materials within the site for re-use
3) Installation of drainage, including subsurface drainage and grate pits connected into the existing stormwater network
4) Shaping of new track and features, including importing additional fill as required
5) Sealing of track surface with asphalt
6) Construction of new emergency access via Thyne Reid Drive onto the village green, including gravel surface and boulder gravity retaining wall
7) Landscaping and rehabilitation.

3.4.3 Watermain Upgrade

Works include (but are not limited to):

1) Establishment of construction corridor which will include cordoning off an area at least 3 m either side of the pipeline and the closing and redirection of the Village Green footpath. Appropriate signage including Asbestos warning signs will be placed on site fencing.
2) Isolation of water around the work area by shutting the northern valve and southern valves.
3) Once isolated, excavation of the installation trench and connection fittings. Excavation depths required are expected to be around 1000 mm. Excavated fill material will be temporarily stockpiled adjacent to trench for progressing backfilling.
4) Removal of existing connection fittings at both southern and northern ends of the old AC pipeline. If any cutting or removal of a small section of AC is required, Safework NSW Asbestos Removal Guidelines will be followed, and the asbestos removed offsite to a Licenced Waste Facility as per NSW EPA's Integrates Waste Tracking Solution (IWTS).
5) Replacement of pipeline with 200 mm welded HDPE welded sections which will be laid adjacent to the trench within the construction corridor prior to placement within the trench. Sections of pipe will be solvent welded together once laid in place.
6) Installation of the new non-return valve assembly.
7) Removal of the existing non-return valve assembly and replacement with a 100 mm HDPE pipeline and connection fittings. This may require sections of uPVC material pipe where connection is into existing uPVC.
8) Backfilling and compaction of fill over the new pipeline and valve assembly.
9) Rehabilitation of the disturbance areas.

3.4.4 Plaza paving

Works include (but are not limited to):

1) Site preparation, including excavation and compaction of ground to level off site
2) Preparation of sub-grade to create foundation for pavement
3) Lay pavers, including setting
4) Site rehabilitation as required.

3.4.5 Post-construction activities

Post-construction activities for all works will comprise:

- Rehabilitation and landscaping in accordance with the Rehabilitation Guidelines;
- Demobilisation of plant and machinery; and
- Site clean-up.

4 Construction Management Details

4.1 Construction Timing

Construction is proposed for summer 2024/2025 (generally after the October long weekend and end no later than 30 April the following year), with finishing of rehabilitation and stabilisation works up until 30 May, or as otherwise approved.

4.2 Site Access

The site can be accessed via Friday drive and Thyne Reid Drive.

4.3 Vehicles, Machinery and Equipment

The Development will require (but not limited to) the following vehicles, machinery and equipment:

- 4WD vehicles and utilities
- 3.5T Excavator
- Drum compactor
- 3.5T loader/skidsteer
- Compactor plates
- Water cart
- Tipper truck
- Concrete mixer
- Delivery trucks
- Shaping tools, shovels, wheelbarrow, rakes etc.

4.4 Adverse Weather Contingencies

Adverse weather events (e.g. high winds, thunderstorms, heavy rain, hail, snow, bushfire and high temperatures) have the potential to negatively impact upon construction activities. To ensure appropriate consideration of such events, the Project and Construction Manager will monitor weather conditions throughout the construction period. The Bureau of Meteorology (BoM) Thredbo AWS station provides daily weather observation data for the resort. The NSW Rural Fire Service website 'Fires Near Me' includes information on current bush fires and other incidents, as well as warnings for fires which may affect your location.

If adverse weather events are anticipated and/or occur during construction, contingencies will be implemented and arrangements will be made to postpone construction activities.

The Construction Manager / Site Project Manager will be responsible for notifying construction staff of any impending adverse weather, and to implement appropriate controls onsite, such as:

- Erecting wind breaks or covering stockpiles to prevent materials being blown away.
- Evaluate temporary sediment and erosion controls to ensure they are adequately installed to withstand adverse weather events.
- Discontinue use of plant and machinery.
- Secure materials and equipment.
- Protect open excavations.

4.5 Stockpiles and Material Storage Areas

4.5.1 Site Compound and Amenities

No site compound is required during construction. Bathroom facilities are available at the Village Green.

4.5.2 Stockpile Sites

Temporary stockpiles will be required within the construction corridor to effectively manage excavated materials, spoil, soil and vegetation during the works. Soil will be separated so that it can be used during rehabilitation works. The secondary stockpile sites are identified in **Appendix A.**

All stockpiles will be managed in accordance with the environmental controls in **Section 6.5.2.**

4.5.3 Material Storage Areas

If materials are required to be stored overnight, they will be kept within the fenced construction corridor.

4.5.4 Material Sourcing

Authorisation from NPWS is to be sought where imported gravel or fill material is required, unless the material is sourced from the following NPWS approved locations:

- McMahons Earthmoving quarry, located on Alpine Way, Crackenback NSW; or
- Kraft Earthmoving / Snowy Mountains Sand and Gravel quarry located on Kosciuszko Road, Jindabyne NSW.

4.6 Work Hours

All work in connection with the Development must be carried out between the hours of 8.00am and 5.00pm, Monday to Friday, or as otherwise approved.

5 Environmental Management

5.1 Roles and Responsibilities

The roles and responsibilities are outlined in **Table 1**.

Table 1: Roles and Responsibilities

Role	Responsibilities
Project Manager	• Ensure the SEMP is made available, communicated, maintained and understood by all Project staff. • Responsible for the overall management of the construction and operation of the Project. • Ensure the SEMP is updated with applicable conditions of approval following the provision of Development Consent from Department of Planning and Environment (DPE). • Ensure that the requirements of the SEMP and sub-plans have been addressed in all contractor environmental management documentation. • Review of incidents, non-conformances and non-compliance. • Ensuring Project personnel and contractors are adequately trained and qualified to fulfil their roles.
Site Project Manager	• Implement and maintain the SEMP. • Ensure all Project personnel comply with the requirements of the SEMP. • Report any incidents, non-conformances to the Project Manager.

Environmental Officer	• Oversee all works which are part of the Project on behalf of KT. • Ensure compliance with all environmental protection measures detailed in the SEMP, supporting management plans and conditions of approval. • Ensure all environmental controls are in place and adequately functioning during construction. and • Conduct construction inspections and complete reporting requirements e.g. progress reports, environmental incidents, non-compliance, corrective action and auditing.
All Personnel	• Comply with requirements of this SEMP. • Report any actual or potential environmental incidents to the Construction Manager immediately. • Identify and report non-conforming or potentially hazardous work practices, equipment, machinery or products. • Only perform tasks for which they are trained and competent. • Assist with environmental incident investigations and applying corrective actions. • Ensure all machinery, plant and equipment are in good working order and condition prior to use.
Construction Contractor	• Comply with SEMP and legislative requirements. • Construction contractor to develop and implement management plans in accordance with this SEMP, conditions of approval and contractual obligations.

5.2 Communication and Consultation

5.2.1 Training and Awareness

All Project staff will be made aware of the site-specific environmental controls through a site induction, and pre-start meetings / toolbox talks prior to the commencement of construction.

5.2.2 Key Contacts

Key contacts for the Project are provided in **Table 2**. Prior to commencement of works, contact details (name and contact number) will be provided for Project personnel.

Table 2: Key Project Personnel Contact Details

Company / Agency	Role / Reason	Contact
Government Agency Contacts		
Department of Planning, Housing and Infrastructure(DPHI) (Alpine Resorts Team)	Development approval and compliance	(02) 6456 1733
National Parks and Wildlife Service (NPWS)	Flora, fauna, archaeology	(02) 6450 5600
Environment Protection Agency (EPA)	Water, noise, air pollution and regulation	131 555
NSW Soil Conservation Service	Soil erosion and sediment control	02 9842 8300
Thredbo Village Services		
Thredbo Medical Centre	General medical attention	(02) 6457 6254
Fire and Rescue Thredbo, NSW	Incident / emergency	(02) 6457 6144
Emergency Contacts		
NSW Police	In case of fire, medical or police emergency	000
NSW Fire and Rescue		
NSW Ambulance		

5.2.3 Notification Protocols

A summary of the key notification protocols is provided in **Table 3.** Notification requirements will be updated as required.

Table 3: Regulatory Agency Notification Protocols

Party to Notify	What to Notify	When to Notify	Responsibility to Notify Regulatory Agency
DPHI	Commencement of construction	DPE will be notified in writing at least 48 hours prior to the commencement of construction.	Site Project Manager
NPWS	Details of any material suspected of being a European or Aboriginal culturally significant site, relic or artefact.	Immediately upon discovery of any archaeological/culturally significant site or relic that are encountered. NSW Police to also be notified immediately upon discovery of human remains.	Site Project Manager
NSW Environmental Protection Agency	Details of pollution incident – who, what, when, where, how, any other supporting information and evidence (e.g. photos)	Immediately upon identification of pollution incident causing or threatening material harm to the environment, in accordance with ***KT's Construction site Incident and Emergency Procedures Thredbo, version 1.1***.	KT Environmental Manager

5.3 Environmental Incident and Emergency Response

All Project personnel are required to follow KT's **Construction site Incident and Emergency Procedures Thredbo Village.** The procedure will be available on-site and all Project staff will be trained on their implementation through the site induction. The procedure classifies examples of emergencies and incidents and provides specific procedures for response to such events. The procedure also outlines general site management principles, incident reporting and notification requirements and provides an emergency contacts list. In the event of an environmental incident, emergency or near-miss, the following steps should be taken:

1) **STOP** works in the area and if safe to do so ensure the safety of personnel within the vicinity.
2) **NOTIFY** relevant persons e.g. emergency services or Construction Manager.
3) **ISOLATE** the risk or hazard e.g. turn off machinery/plant, implement immediate site controls, set up exclusion zone. and
4) **REPORT** and notify relevant persons (e.g. Project Manager, regulatory agencies).

Environmental incident and near-miss reporting requirements are detailed in **Section 7.1**. Contact details for key Project personnel and emergency services are provided in **Table 2**.

External contractors are required to prepare and implement an emergency and incident response procedure. The contractor will be responsible for responding to any environmental emergency caused by any action (or inaction) of the contractor's staff, including notification requirements to external parties such as EPA and Fire, Fire and Rescue NSW.

6 Environmental Controls

6.1 General

- Ensure works are conducted by suitably qualified and trained personnel.
- Ensure all site environmental management controls relevant to that stage of work are implemented in accordance with the approved plans and conditions of consent.
- Provide approved plans and relevant documentation in the site office or other suitable location so that they are easily accessible by all construction staff.

6.2 Site Establishment

- Establishment of site boundary with temporary fencing, rope or flagging to clearly delineate the construction corridor and “no-go” areas.
- Erection of site signage and pedestrian/traffic controls.
- Installation of erosion and sediment controls.

6.3 Machinery and Storage

- All equipment, machinery and vehicles used during construction of the Project must be cleaned prior to entry into the Park and prior to site mobilisation to ensure they are free of mud and vegetative propagules.
- Equipment, machinery, and vehicles must be regularly maintained and manoeuvred to prevent the spread of exotic vegetation.
- Storage of equipment, machinery, vehicles and material is to be restricted to existing disturbed areas (i.e. within the construction corridor and nominated material storage area,) and avoid undisturbed areas.
- All vehicles and machinery entering Thredbo must adhere to the **Standard Operating Procedure: Use and Maintenance of Wash Down Bay.**

6.4 Traffic and Access

- Traffic and construction vehicle access will be managed as per regular daily operation in the resort.
- All Project vehicles and machinery to adhere to speed limits and signage.
- Appropriate signage, fencing or demarcation to be installed to manage access to and around the construction corridor.
- Management of carpark – at times during construction, certain carparking spaces may be temporarily closed. These will be managed with appropriate signage, fencing or demarcation to be installed to manage access to and around the construction corridor.
- Footpaths and public areas within Village Green will be temporarily closed as needed when active works are being undertaken to ensure the safety of public. Appropriate signage, fencing or demarcation to be installed to manage access to and around the construction corridor.

6.5 Earthworks

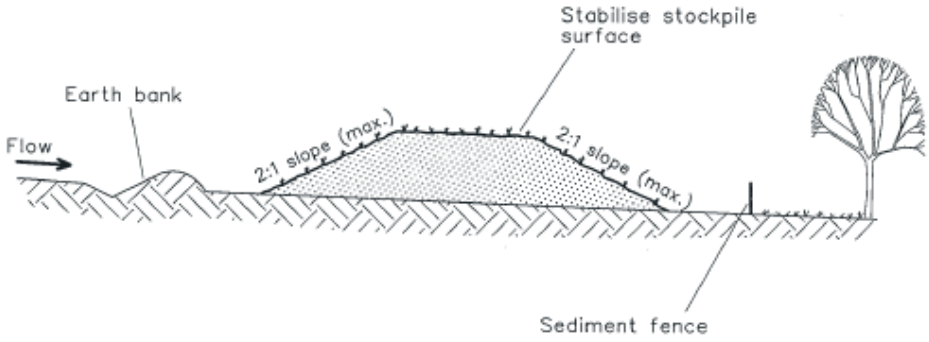
6.5.1 Excavation and backfilling

- Ensure excavation depths and widths are the minimum necessary.
- Leave excavations open for the minimum practical time.

- Divert surface water away from excavation openings.
- Where excavations are to be left open overnight, provision shall be made so that any fauna entering the excavations can escape.
- Clean excavated material may be temporarily stockpiled on-site for reuse for backfilling, landscaping and rehabilitation works. Any unused material must be removed off-site and disposed of at an authorised site.
- Excavations are to be properly guarded and protected to prevent them from being dangerous.
- Imported fill material shall only be obtained from authorised locations.
- If trenches and excavations are to be left open overnight, fauna escape ramps should be installed to enable fauna to escape. Open trenches and excavations should be inspected regularly for the presence of any fauna that may have fallen in.

6.5.2 Stockpile Management

- All stockpiles will be constructed and managed in accordance with *Soil Stockpile Guidelines for the Resort Areas of Kosciuszko National Park* (OEH 2017).
- Temporary stockpile sites within the construction corridor should adhere to the following criteria (Landcom 2004; OEH 2007):
    - not exceed 2 m in height, have a slope <50% (26°)
    - be at least 2 m from vegetation, concentrated water flows, roads, publicly accessible areas or hazardous areas
    - avoid impacts to native vegetation and be located on disturbed areas
    - located directly adjacent to the works
    - located on relatively flat ground, where possible
    - in areas with sufficient room to accommodate the volume of material being stockpiled
    - be contained by appropriate erosion and sediment controls.
- Any excess excavated material will be removed from site and transported to the designated soil stockpiles sites.



Construction Notes

1. Place stockpiles more than 2 (preferably 5) metres from existing vegetation, concentrated water flow, roads and hazard areas.
2. Construct on the contour as low, flat, elongated mounds.
3. Where there is sufficient area, topsoil stockpiles shall be less than 2 metres in height.
4. Where they are to be in place for more than 10 days, stabilise following the approved ESCP or SWMP to reduce the C-factor to less than 0.10.
5. Construct earth banks (Standard Drawing 5-5) on the upslope side to divert water around stockpiles and sediment fences (Standard Drawing 6-8) 1 to 2 metres downslope.

STOCKPILES **SD 4-1**

Figure 1: Stockpile Installation Notes (Landcom 2004)

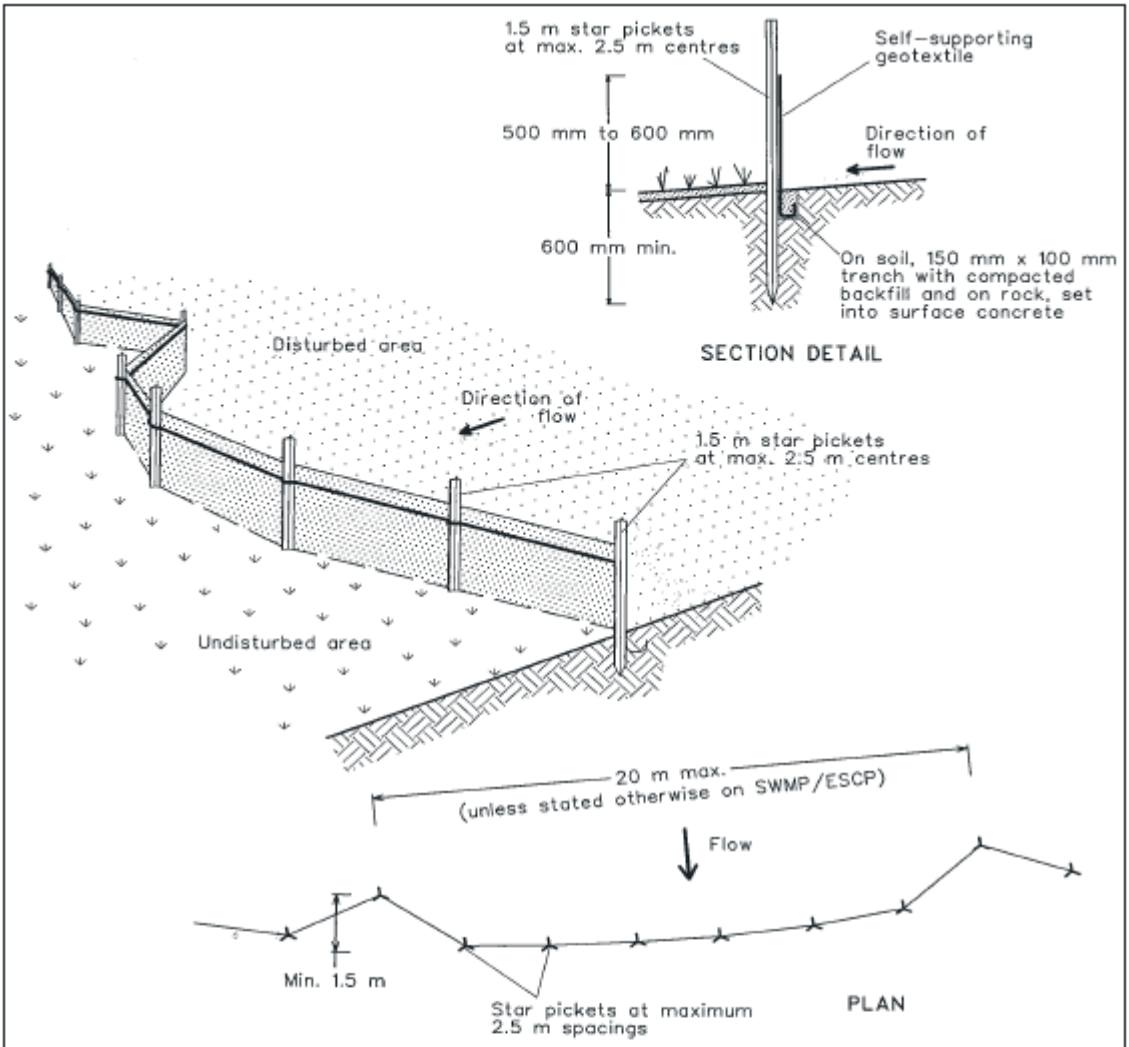
6.5.3 Erosion and Sediment Controls

Erosion and sediment controls to be installed as required and determined by the construction contractor. Recommended controls provided in **Table 4**.

Table 4: Erosion and Sediment Controls

Control	Project Activity	Location	Purpose	Timing	Standard Drawing Reference[1]
Sediment fence	Excavation, trenching and stockpiling	Downslope side of any excavations; wetter areas; downslope of earth stockpiles; need to be placed following contours where possible.	To prevent sediment run-off by filtering medium to coarse-grained sediment from runoff	Install prior to, or in conjunction with earthworks. Retain in place until exposed areas of soil are stabilised.	Sediment fence (SD 6-8)
Straw bale filter fencing[2]	Excavations and trenching	Drier areas of excavation, across or at the toe of slope, where required.	To prevent sediment run-off (suitable for low flows of water)	Install prior to, or in conjunction with earthworks. Retain in place until exposed areas of soil are stabilised.	Straw bale filter (SD 6-7)
Straw bales[2]	Cross-slope excavations	To be installed on the uphill side of excavations running cross-slope, where required.	Divert water around and away from excavation works. Suitable for low flows of water to reduce water velocity.	Install prior to, or in conjunction with earthworks. Retain in place until exposed areas of soil are stabilised.	Straw bale filter (SD 6-7)
Temporary geofabric filter pond	Dewatering excavation	Where required, on flat area away from drainage lines/watercourses and native vegetation. Equipment and pumping operation to be confined to construction corridor.	To capture sediment and pollutants and prevent them leaving the filter pond	In the event water enters an excavation and its required to be pumped out prior to recommencement of works	Control installation notes provided below. Refer to best practice guidelines such as IECA.

6.5.3.1 Sediment Fence



Construction Notes

1. Construct sediment fences as close as possible to being parallel to the contours of the site, but with small returns as shown in the drawing to limit the catchment area of any one section. The catchment area should be small enough to limit water flow if concentrated at one point to 50 litres per second in the design storm event, usually the 10-year event.
2. Cut a 150-mm deep trench along the upslope line of the fence for the bottom of the fabric to be entrenched.
3. Drive 1.5 metre long star pickets into ground at 2.5 metre intervals (max) at the downslope edge of the trench. Ensure any star pickets are fitted with safety caps.
4. Fix self-supporting geotextile to the upslope side of the posts ensuring it goes to the base of the trench. Fix the geotextile with wire ties or as recommended by the manufacturer. Only use geotextile specifically produced for sediment fencing. The use of shade cloth for this purpose is not satisfactory.
5. Join sections of fabric at a support post with a 150-mm overlap.
6. Backfill the trench over the base of the fabric and compact it thoroughly over the geotextile.

SEDIMENT FENCE **SD 6-8**

Figure 2: Sediment Fence Installation Notes (Landcom 2004)

6.5.3.2 Straw Bale Filter

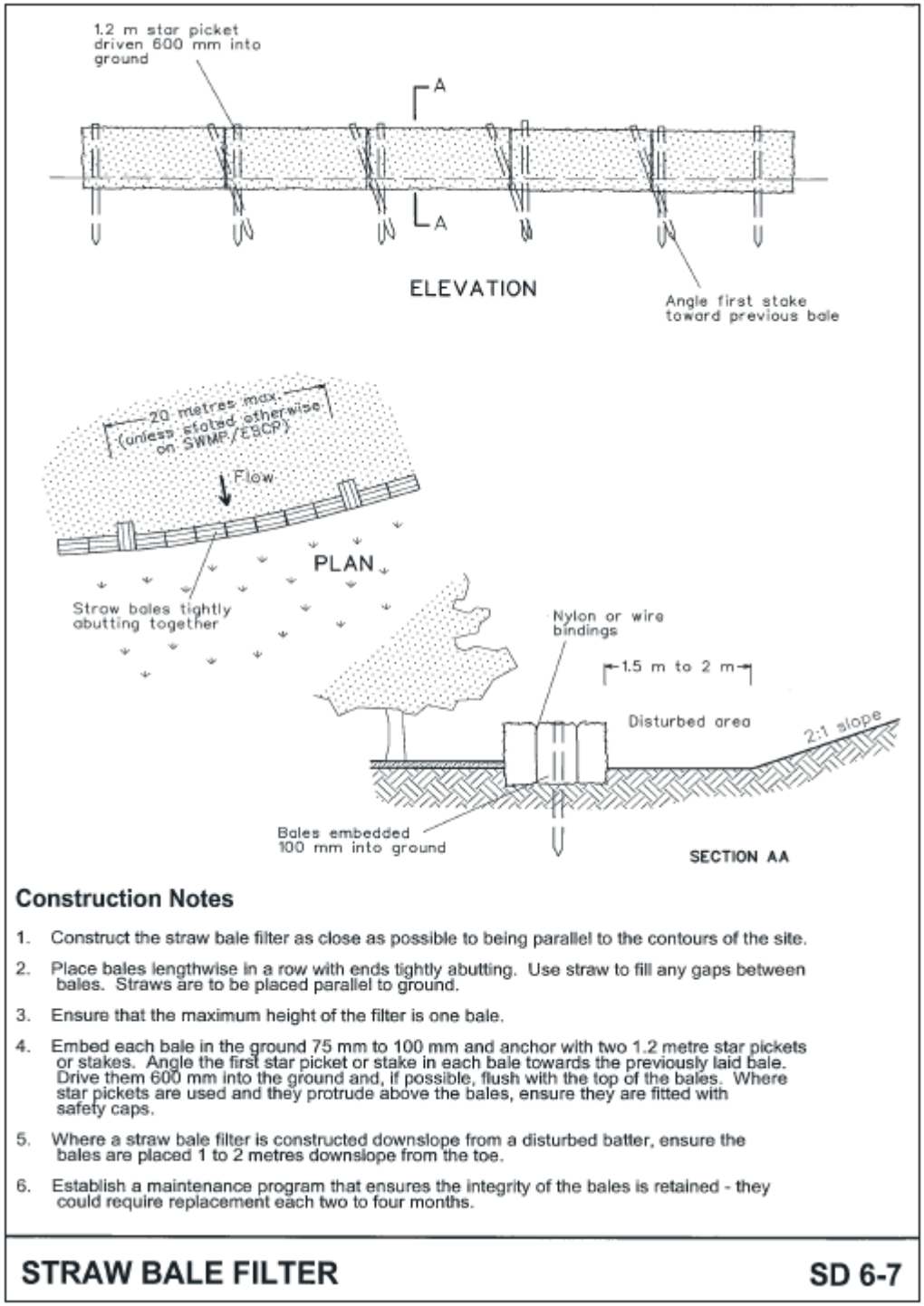


Figure 3: Straw Bale Filter (Landcom 2004)

6.5.3.3 Temporary geofabric filter pond

Construction notes:

1) Where practicable, locate the filter dam at least 50 m from the edge of a waterbody.

2) Suitably clear and prepare the surface where the filter dam will be installed.
3) Arrange straw bales to form an enclosure and securely anchor each bale with at least one (1) star picket or stake.
4) Securely attach the filter fabric to the straw bales and reinforce with stakes. If more than one sheet of fabric is used, then overlap within a minimum of 600 mm at all joints.

Figure 4: Example of Geofabric Filter Pond

6.6 Rehabilitation

- All exposed areas shall be progressively stabilised/rehabilitated as soon as possible in accordance with the Rehabilitation and Monitoring Plan (KT 2023).
- Only weed-free or natural thatch/litter should be used in sediment control activities.
- All ESCs will remain in place until all exposed areas of soil are stabilised and/or revegetated.
- All landscaping and rehabilitation should be undertaken in accordance with the *Rehabilitation Guidelines for the Resort Areas of Kosciuszko National Park* (DECC 2007) and approved Rehabilitation Plan and Landscape Plan.

6.7 Vegetation and Habitat Management

- No tree or shrub removal is required for the proposal.
- All machinery to be used during the construction phase should be limited to the existing disturbed areas.

6.8 Dust Management

- Dust generation will be managed through typical dust suppression that will include covering stockpiled spoil, minimising ground disturbance and covering loads.
- Plant and equipment to be maintained and operated in an efficient manner to reduce air pollution.
- Vehicles are to adhere to speed limits to minimise dust general and potential spill of hauled materials.

- All vehicles carrying spoil or rubble to/from site should be covered to prevent the escape of dust or other material. Covers are to be adequately secured.

6.9 Noise and Vibration

- Awareness training and information will be provided to project personnel in relation to minimising noise pollution as much as practicable when in close proximity of tourist accommodation along Thyne Reid Drive.
- Selection of the most appropriate plant and equipment to minimise noise generation.
- Construction works will be undertaken during standard work hours.
- Regular checks are to be undertaken to ensure all equipment and vehicles are in good working order and are operated correctly.

6.10 Aboriginal Cultural Heritage

Where unexpected items of potential archaeological, built or Aboriginal cultural heritage significance are discovered, Project personnel will follow the below procedure:

- STOP: Stop work and leave the site or item where it is.
- NOTIFY: Notify the Project Manager and NPWS to arrange for representatives to inspect the site. If human remains are found, the NSW Police must also be notified.
- MANAGE: Management may involve securing the find by erecting a no-go zone.
- REPORT: The Project Manager will complete any reporting requirements, as directed by NPWS.

6.11 Fuels, Chemicals and Hazardous Substances

- In the event on an on-site spill, construction staff will follow KT's Construction Site Incident and Emergency Procedures Thredbo Village.
- Environmental spill kits containing suitable spill response materials shall be kept on site at all times. Spill kit materials shall be used in the event of a spill. Any oil spilt during the oil transfer or at other times shall be immediately contained and cleaned up.
- Fuel and chemicals will be appropriately stored and handled in accordance with relevant Australian Standards and Codes of Practice.

6.12 Waste Management

6.12.1 Asbestos Waste Management

As the existing AC (asbestos cement) water main dives deeply after the tee connection (approximately 1.8m below ground level), it is proposed that the AC is left in situ and the new water main is installed directly above at 1m depth. Leaving the existing AC in situ will greatly reduce the required disturbance for the project and ensure there is no unnecessary exposure and cutting of AC.

The installation of the new water main on top will also ensure the AC cannot be accidentally excavated at a later date. A small section of AC (<10kg) may need to be removed around the connection points. If asbestos removal is required, Safework NSW Asbestos Removal Guidelines should be followed.

6.12.2 Waste Storage and Disposal

Construction and demolition waste will be transported to KT's waste transfer facility for further processing (materials to be segregated for re-use, recycling etc.) or transported offsite to a licenced waste facility.

Excess spoil from excavations will be taken off-site and placed within the resort's existing stockpile area located at the carpark adjacent to the Thredbo Waste Transfer Station for re-use within the resort.

6.12.2.1 Licenced Waste Facilities

There are two licenced waste facilities within proximity to Thredbo, including:

- Jindabyne Landfill, 6013 Kosciuszko Road, Jindabyne NSW
- Cooma Landfill, 8448 Monaro Highway, Cooma NSW.

6.13 Bushfire Protection

The construction contractor would be responsible for determining relevant requirements for the site and ensuring staff are aware of bushfire avoidance, evacuation, and management measures e.g. prior to undertaking works the construction contractor should confirm that there is no current total fire ban or Kosciuszko National Park fire ban as this may place restrictions of activities such as use of plant or machinery in grass/bush settings.

The *Construction Site Incident and Emergency Procedure, version 1.1* outlines procedures for responding to fire and bushfire incidents or emergencies. This procedure is made available to all construction staff. In the event of a bushfire, Kosciuszko Thredbo (the head lessee) would implement the resort-wide Bushfire Evacuation Plan. The plan has been designed to assist management and emergency services to protect life and property in the event of a bush fire or other emergency.

7 Monitoring and Reporting

7.1 Environmental Incident Reporting

All incidents and near misses will be managed in accordance with KT's **Construction site Incident and Emergency Procedures Thredbo Village**. The document provides procedures for responding to incidents and emergences, reporting and notification requirements and emergency contacts. The following information should be recorded:

- Time and date of the incident / near miss
- A description of the incident / near miss
- A sequence of events that led to the incident / near miss occurring
- Person/s involved in the incident / near miss (including witnesses)
- Written statements from person/s involved (as applicable)
- Details of corrective actions.

The **Environmental Incident Report Form** should be completed for all environmental incidents. All parts of the form must be completed in accordance with KT's incident procedure and following the instructions within the form. The form must be signed by the person making the report and the Project Manager/person in charge of the site/activity.

7.2 Corrective Actions

Corrective actions should be prioritised on the following hierarchy of controls:

1. **Elimination** – can activities and processes be eliminated to reduce the risk of reoccurrence?
2. **Substitution** – can activities be substituted with another activity of lesser risk?
3. **Isolation** – can you isolate the hazard from any person exposed to it?
4. **Engineering controls** – can you reduce the risk of reoccurrence through engineering changes?
5. **Administrative controls** – can a change in work practices, additional training or additional checks reduce the risk?
6. **Personal Protective Equipment (PPE)** – can PPE be worn to protect personnel from harm?

The Construction Manager will be responsible for managing the implementation of corrective actions on-site.

7.3 Complaints Management

Should complaints be received from the public in relation to the Project they will be recorded using the **Complaints Form** (or similar contractor's form). The Project Manager will be responsible for investigating, recording and closing out any complaints received. All records will be stored within KT's files and distributed to relevant persons / regulatory authorities as required.

8 Record Keeping and Review

8.1 Document Control

All Project related documentation will be maintained within KT's Project file. Documents stored within the file include (but not limited to) the following:

- Copies of relevant planning approvals and documents, licences and permits.
- All completed induction forms and visitor sign-on register.
- Records of routine environmental inspections.
- Records of any environmental incidents, complaints, non-conformances and no-compliances.

8.2 SEMP Review

This SEMP is a live document and will undergo reviews and amendments as necessary. Reviews will generally be undertaken –

- If there is a change in the scope of the Project.
- Prior to commencement of construction to ensure any relevant conditions of consent and/or other approval, licence or permit requirements are incorporated.
- If there is a need to improve environmental controls to protect environmental values.
- If there is an increase or introduction of a new environmental risk or impacts.
- At the end of a Project to allow for improvements in subsequent Projects.

9 References

Department of Environment and Climate Change (DECC) 2007, Rehabilitation Guidelines for the Resort Areas of Kosciuszko National Park, NSW Government.

Department of Environment and Climate Change (DECC) 2009, Interim Construction Noise Guideline, July 2009, https://www.epa.nsw.gov.au/-/media/epa/corporate-site/resources/noise/09265cng.pdf?la=en&hash=EF4576FD79DBB25D5AC22DFA1A883A2BADA1F77B

Office of Environment and Heritage (OEH) 2017, *Soil Stockpile Guidelines for the Resort Areas of Kosciuszko National Park, version 1.0, October 2017*, NSW National Parks and Wildlife Service.

10 Appendices

Appendix A Plans

Scale: 1:592

0 2.5 5 10 15 20 25

Meters

Map Projection: Universal Transverse Mercator
Horizontal Datum: GDA 1994
Grid: GDA 1994 MGA Zone 55

N

THREDBO

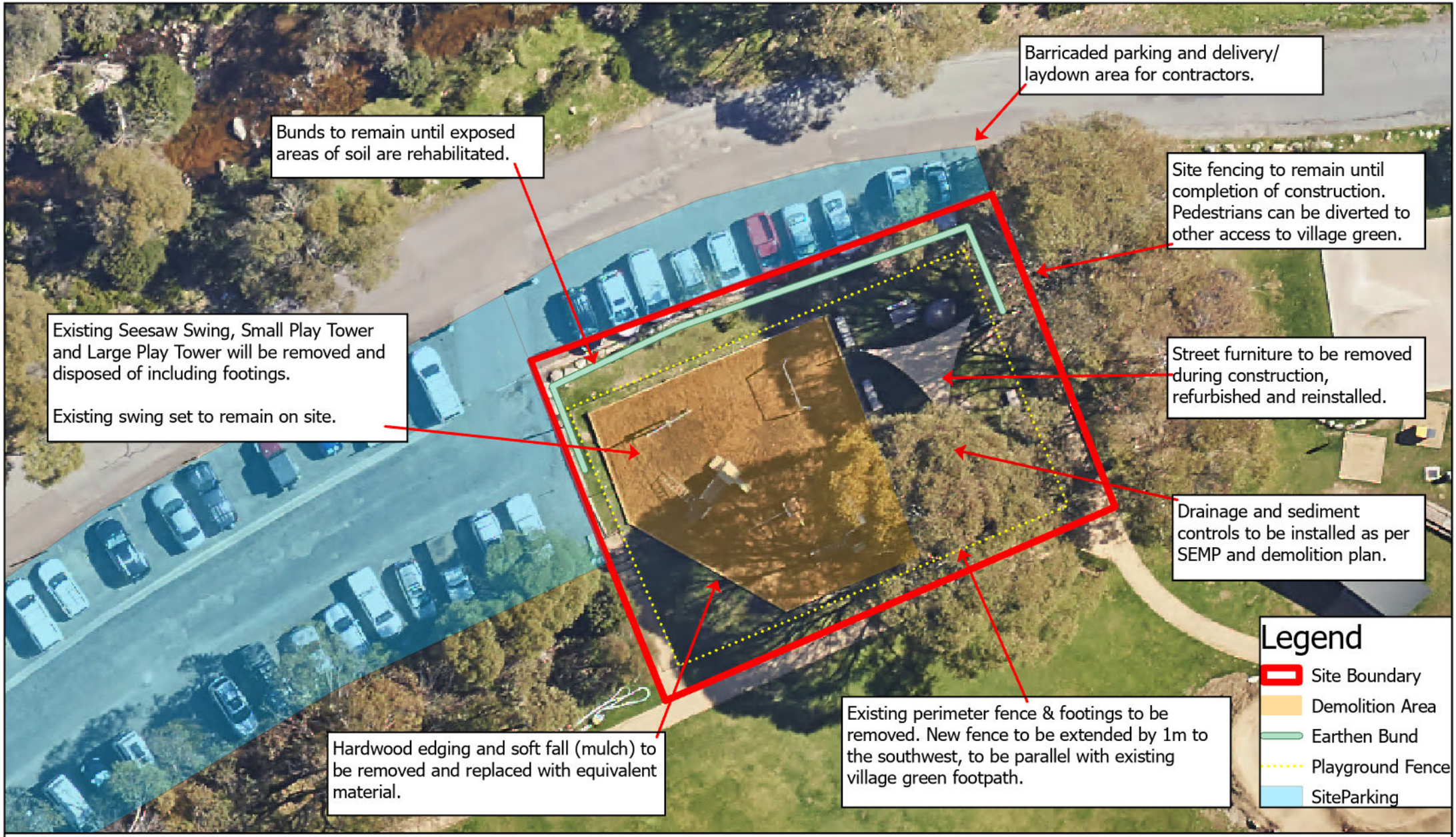
Site Plan

Project: DA 6877 MOD 2

Revision: B

Date: 18/07/2024

Produced By: JB



Scale: 1:350

0 5 10 20 Meters

Map Projection: Universal Transverse Mercator
Horizontal Datum: GDA 2020
Grid: GDA 2020 MGA Zone 55

N

THREDBO

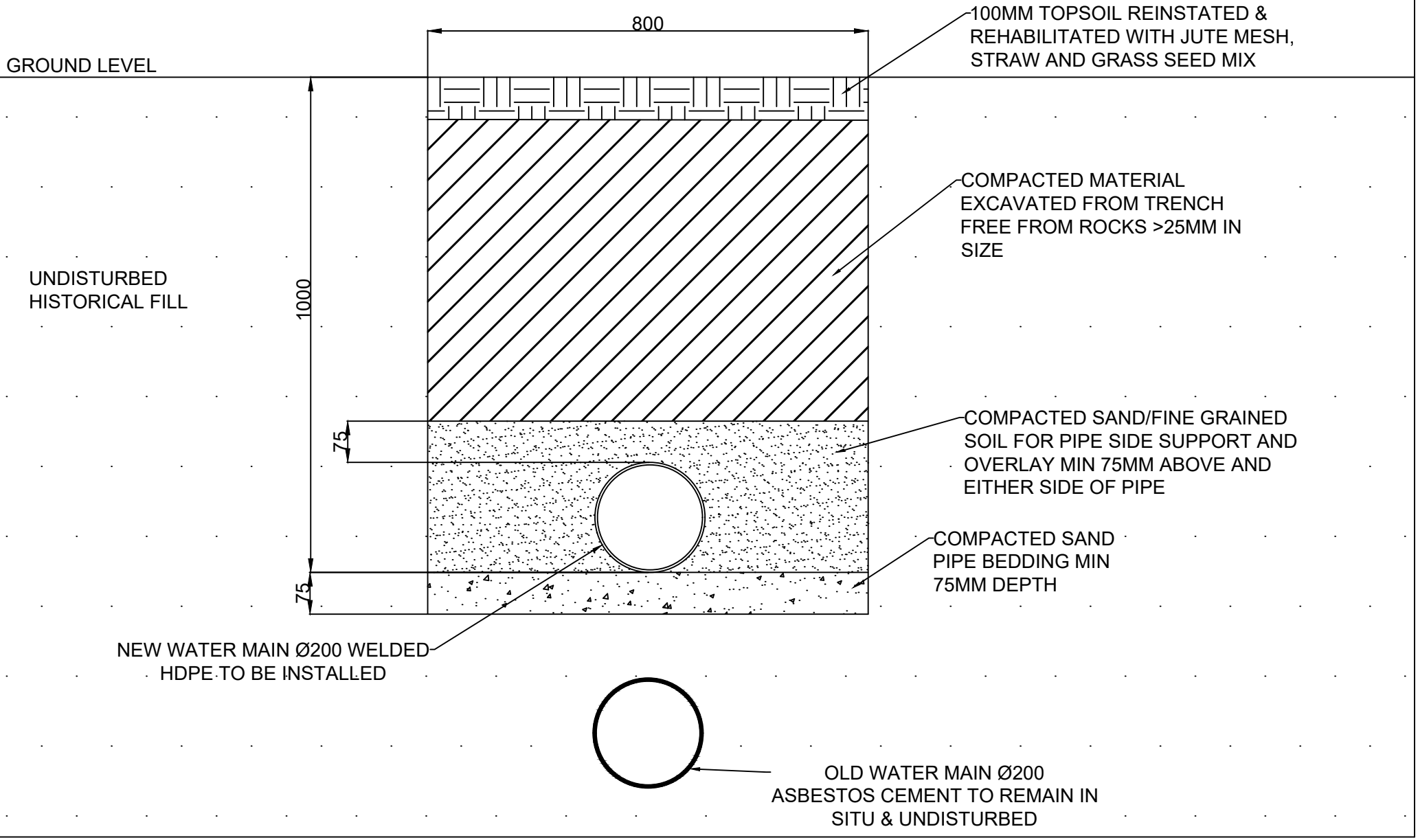
Site Demolition Plan

Project: Thredbo Playground Upgrade

Revision: 0

Date: 30/06/2024

Produced By: ZM



NOTES

1. Backfill and pipe bedding material, compaction and depth will meet AS/NZS 3500.1 Plumbing and Drainage - Water Services
2. Old AC Pipe will remain in situ and undisturbed underneath the new water main installation directly above.

DRAWING

Water Main Replacement Trench Cross Section

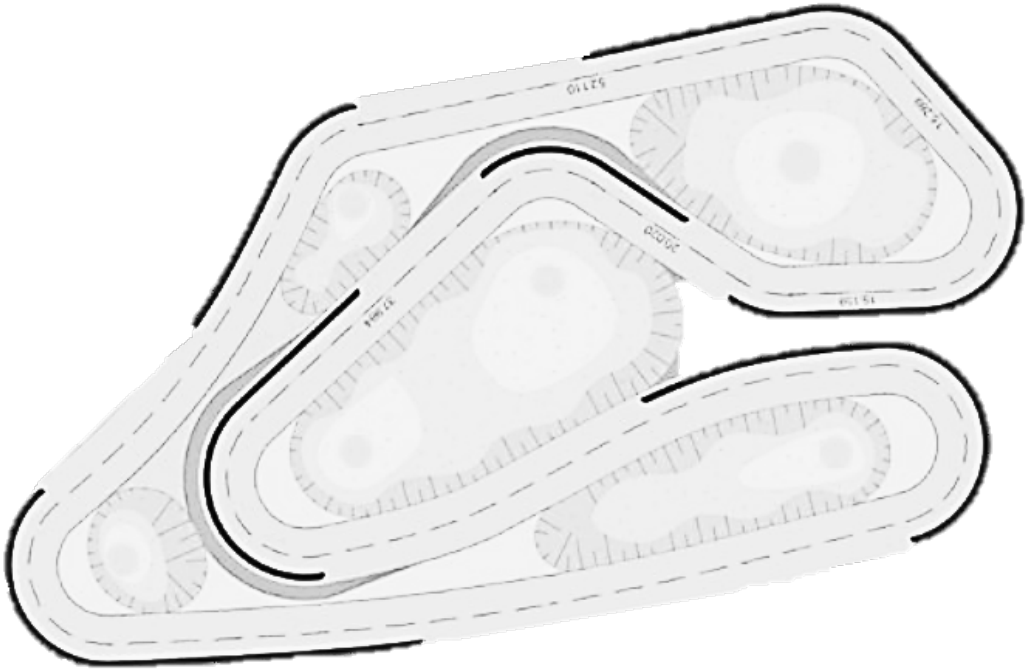
PROJECT

DA6877 MOD 2

THREDBO

REV	DATE	DESCRIPTION
0	12/07/24	Original for DA

DESIGNED BY K. O'Sullivan	CHECKED BY E. Diver
SCALE NTS	FILE NAME DA6877 MOD 2 Water Main Cross Section.dwg
SHEET 1/1	

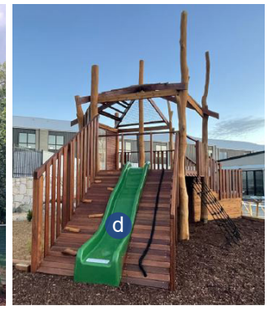


Approximately 1000 m^2

Pump Track Concept Plan (Adapted from Source: Velosolutions, 2024). Final design to be confirmed at detailed design. DA 6877 MOD 2 (Kosciuszko Thredbo Pty Ltd, 2024)

Legend

1 Wheelchair accessible “tree house” fort
with connected platforms, slides (1.2m and 1.8m high), cargo climbing net, log “stairs” and fireman’s pole



- a Log ‘stairs’
- b Fireman’s pole
- c Cargo Net
- d Single Slide
- e Double Slide

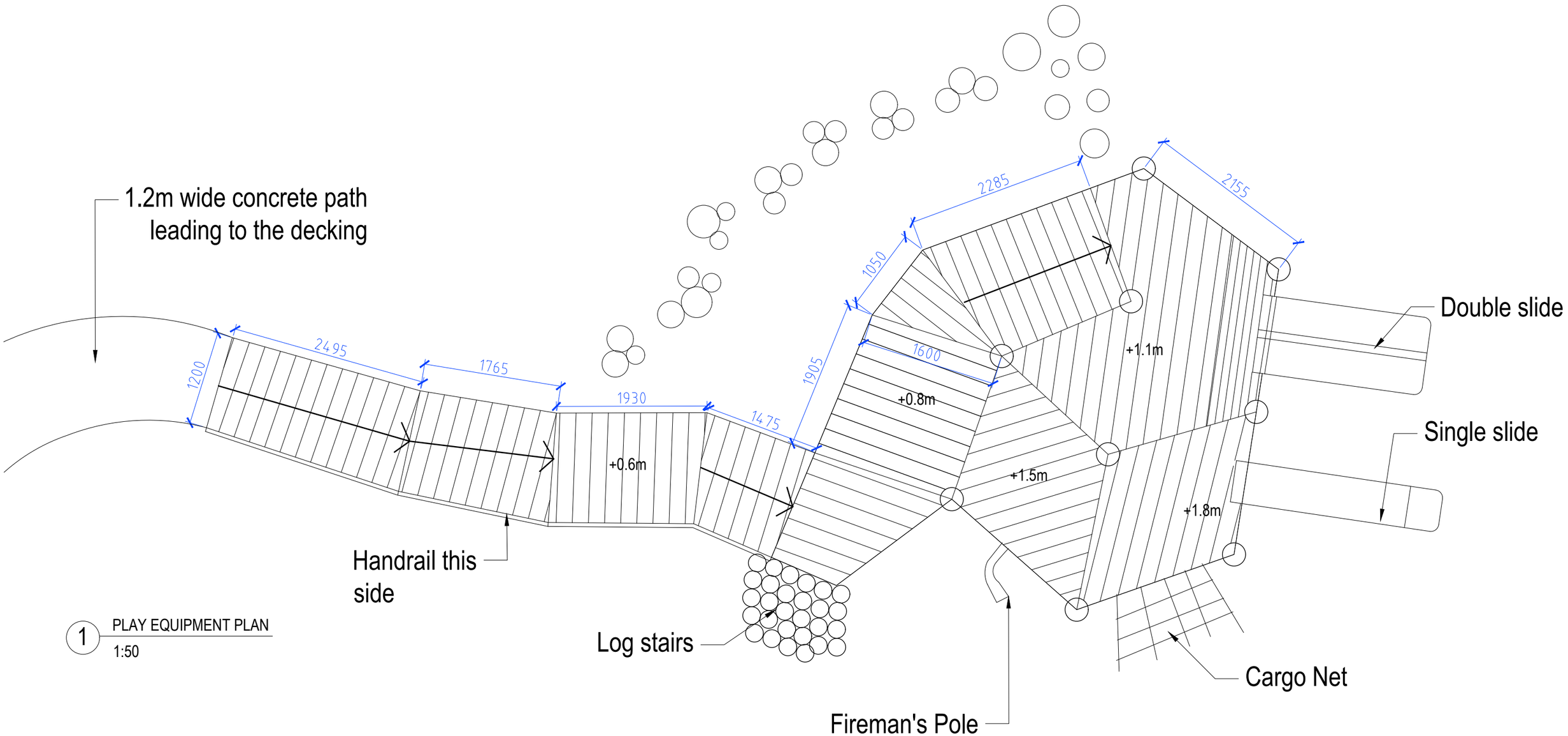
2 3 Overlapping logs & log slalom
as balancing challenge in area of natural lawn

4 Basket swing set
with impact rubber/wetpour rubber and soft fall mulch

5 Ramped pathway of concrete and/ or rigid steel mesh

6 New sleeper retaining wall

Edible Kids Gardens 1 Forest Lane, Bowral, NSW 2576 ABN 95606307046 Stephen Webb, Landscape Architect Phone 0401 534 476	**Project Name** Nature Play Playground Design in Thredbo		**Address** Thredbo Village playground
	Drawing Title: Concept Plan	**Scale:** 1:100 @ A3	**Date:** 6.2024 — **Page:** 1/1 page



1 PLAY EQUIPMENT PLAN
1:50

Edible Kids Gardens
1 Forest Lane, Bowral, NSW
ABN 95606307046

Stephen Webb, Landscape Architect
Phone 0401 534 476

Project Name:
Playspace Upgrade in Thredbo

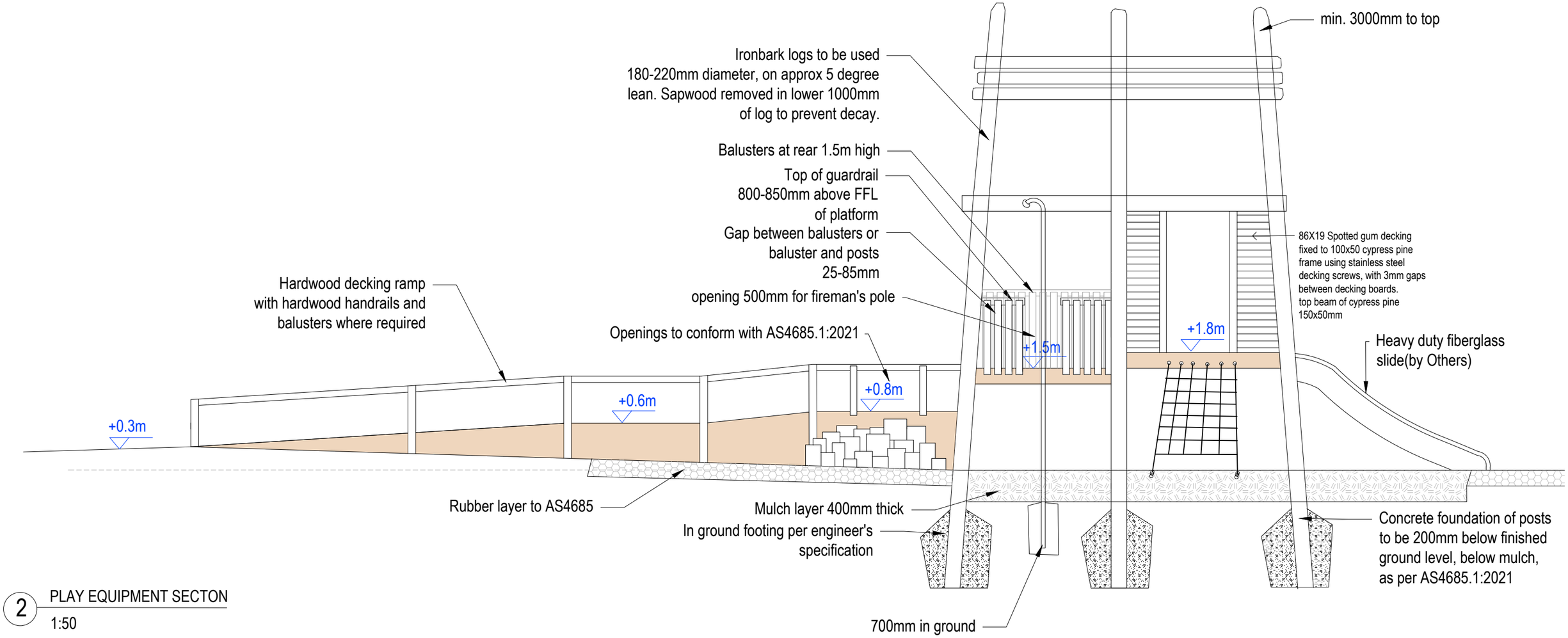
Drawing Title: Accessible Play Tower Documentation

Date: June 2024

Version: 2

Scale: 1:50

Sheet No: 1 of 3



2 PLAY EQUIPMENT SECTON

1:50

Edible Kids Gardens
1 Forest Lane, Bowral, NSW
ABN 95606307046

Stephen Webb, Landscape Architect
Phone 0401 534 476

Project Name:
Playspace Upgrade in Thredbo

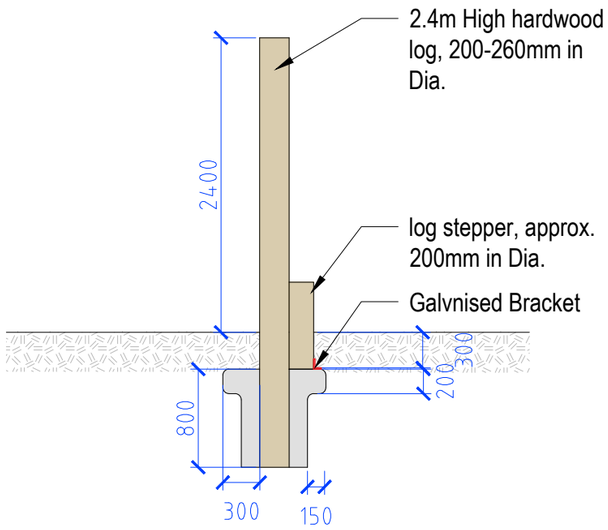
Drawing Title: Accessible Play Tower Documentation

Date: June 2024

Version: 2

Scale: 1:50

Sheet No: 2 of 3



1 LOG SLALOM DETAIL

1:50

Edible Kids Gardens 1 Forest Lane, Bowral, NSW ABN 95606307046 Stephen Webb, Landscape Architect Phone 0401 534 476	**Project Name:** Drawing detail - log slalom	**Drawing Title:** Detail	**Date:** June 2024
		Version: 1 **Scale:** 1:50	**Sheet No:** 3 of 3

Appendix B Environmental Schedules

THREDBO ENVIRONMENTAL SERVICES

Record of complaint

Sheet _____of_____

Project: _____ Date / Time: _____

Received by: _____ Reference Number: _____

Complainant details:	Witness details:

Nature of complaint:

.....

.....

.....

.....

.....

.....

.....

.....

.....

.....

..... Complainant sign:

Action taken:

.....

.....

.....

.....

.....

.....

.....

.....

.....

.....

.....

.....

Kosciuszko Thredbo Pty Ltd

Environmental Incident Reporting Form

Confidential document after first entry

The purpose of this form is to report any incident that may have resulted in Environmental harm on Kosciuszko Thredbo Pty Ltd premises. Remember to be succinct, stick to the facts and do not make assumptions. Only record information you know to be correct.

The only persons authorised to contact external agencies eg EPA in relation to environmental incidents are the Kosciuszko Thredbo General Manager and Environmental Services Manager or their approved delegates.

Return completed form to the Environmental Services Manager as soon as practicle, on completion of the Environmental incident.

Date of Incident:	**Time of incident:**
Reported by:	**Department:**

Location of Incident

EXACT location of the incident (include landmarks and features, nearest cross street etc to make it easier to identify later)		
Site:	Building:	Room:

Description of incident

Provide description and extent of incident: …… …… …… …… ……
Have relevant photos been taken and attached? Yes ☐ No ☐
If 'No', provide sketch and attach to the rear of this document.
What was the estimated duration of the incident?

Type of incident

☐ Spill (including fuel,oil,waste material or other polluting substance)	☐ Erosion and sedimentation incident	☐ Contaminated water discharge
☐ Noise emission/complaint	☐ Unauthorised/accidental damage to heritage item	☐ Unauthorised/accidental vegetation removal or harm
☐ Air Emission	☐ Wildlife habitat/nesting area disturbed	☐ Other (specify)

Environmental Incident Reporting Form

Level of incident

Level	Example
☐ Minor	eg. No material has escaped the site or caused material harm to the environment – it is easy to clean up without additional assistance.
☐ Major	eg. Material has escaped the site causing pollution downhill/downstream areas, which will require clean up involving other agencies and/or additional resources not available to local site management. Damage has occurred or is likely to occur to the environment.

Hazardous Material Spilt

☐ Petroleum based products/ Hydrocarbons	☐ Chemicals domestic or industrial grade
☐ Biological waste / Clinical and related waste	☐ PCB insulating liquids
☐ CFC containing equipment	☐ Paints or paint products
☐ Radioactive waste	☐ Other (specify)
Detail type/ingredient spilt: (UN, MSDS details)	
Detail concentration of material spilt:	
Detail quantity of material spilt:	

Type of Spill

☐ Spilt onto ground	☐ Spilt into stormwater drain
☐ Spilt into waterway	☐ Poured down sink
☐ Poured down sewer	☐ Released into atmosphere
☐ Caused odour	☐ Caused fire/explosion
☐ Caused infectious contamination	☐ Other (specify)

Immediate Actions

Was spill contained? Yes ☐ No ☐
Detail immediate actions/controls measures taken to rectify or contain the incident …… …… …… …… …… …… …… ……

Environmental Incident Reporting Form

Corrective Actions

Detail corrective clean up action taken

……

……

……

……

Disposal

Detail disposal method/plans and location

……

……

……

Recommended follow up and preventative actions

Detail recommendations

……

……

……

Persons present at Incident

Were there any witnesses to the accident? Yes ☐ No ☐ If 'Yes', please provide names

……

……

Declaration

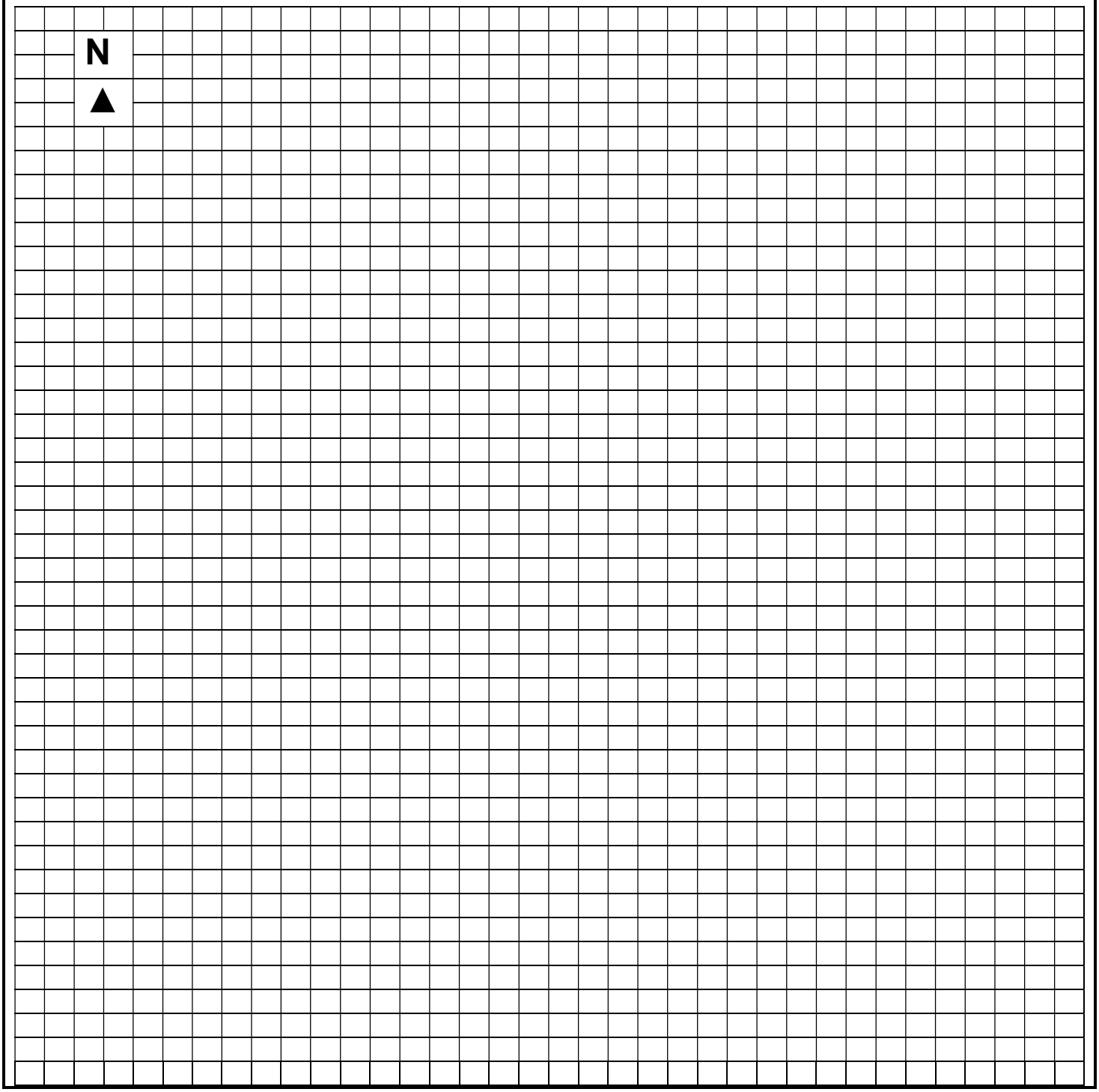
The information and answers given above are true in every detail and no information has been withheld.

Departmental Supervisors Name	
Departmental Supervisors signature	*Date*

Departmental Managers Name	
Departmental Managers signature	*Date*

Environmental Incident Reporting Form

Diagram: (do not scale)



Created By: Paul Corcoran
Created Date: 24 Mar 2009
Review Date: 24 Mar 2017
Reviewed Date: 7th January 2020, by E Diver