

CONSTRUCTION MANAGEMENT PLAN FOR:

Ivanhoe Estate – Building A1, Macquarie Park NSW



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1 INTRODUCTION / SCOPE

This document outlines a Construction Management Plan for the associated works involved with Frasers Property Australia - Ivanhoe Estate – Building A1 referred to as 'Ivanhoe Estate – Building A1' situated within the Ivanhoe Estate off Herring Road, Macquarie Park NSW, which falls within the Ryde City Council. The Ivanhoe Estate – Building A1 Apartments is the first residential apartment project within the Ivanhoe Estate and is located directly off the main entry to the estate, bounded by Herring Road, Ivanhoe Place, the adjacent Building A2 site and the neighbouring COLI project.

The fundamental aim of this Plan is to ensure all construction is properly facilitated, integrated, and coordinated to deliver certainty to the objectives of the Project.

This Construction Management Plan (CMP) has been prepared to communicate the management strategies that will be utilised on the construction of the project. It describes the construction methodologies, processes, and procedures from site establishment through to practical completion.

This plan documents Parkview Construction Pty Ltd construction management planning for this tender submission in line with the Project Brief provided by the Client for the above-mentioned project.

1.1 PROJECT DETAILS

PROJECT NAME	Ivanhoe Estate – Building A1
ORGANISATION NAME	Parkview Constructions Pty Ltd
ORGANISATION ADDRESS	Level 7, 60 Union Street, Pyrmont NSW 2009
SITE ADDRESS	Building A1, Ivanhoe Place, Macquarie Park NSW 2113
PHONE	(02) 9506 1500
ACN / ABN	41 078 064 963
PROPOSED PROJECT WORKS	<p>The proposed project works are for:</p> <ul style="list-style-type: none">• 269 residential apartments• Childcare cold shell• Three levels of basement car parking, storage and plant rooms• Common landscaped area surrounding the building on Ground Floor and throughout the niches up the tower• Public Domain works to the back of kerb around the A1 site
PROJECT COMMENCEMENT DATE	16 September 2021
ESTIMATED PROJECT COMPLETION DATE	17 July 2023
PROJECT DIRECTOR	Anthony Sakkal
PROJECT MANAGER	Antonio Screnci
SITE MANAGER	Peter Doyle

1.2 SCOPE OF PLAN

Construction of a residential building comprising 269 units known as 'Ivanhoe Estate – Building A1'. The apartments are contained within a single 24 story tower on the site. The construction of this project also comprises of:

- A 3 level basement car park to accommodate 233 car spaces
- Carpark areas inclusive of the residential bin store, storage cages for the dwellings, loading bay, vehicle turntable, and plant rooms.
- Chamber Substation
- Stormwater easement and Mains Sewer diversion
- Landscape works within the A1 site surrounding the tower on Ground floor.
- Landscape works within the tower from Level 02 to Level 15 situated within the niches of the tower
- Public Domain works to the back of kerb around the A1 site

Construction Management Plan (CMP) describes the construction methodologies, processes and procedures from construction documentation completion, site establishment and works through to practical completion.

All other management plans not included in this document will be addressed in separate reports by the relevant consultants.

1.3 SITE AND LOCATION DESCRIPTION

The site located within the Ivanhoe Estate development which is currently being redeveloped by a joint venture between Frasers Property and the Land and Housing Corporation. It is bounded by an Herring Road to the North-West, neighbouring COLI apartments, and adjacent future stage A2 to the South-West, and Ivanhoe Place to the East.

The site has a total area of 3,186 m². The site has been demolished and is currently awaiting the commencement of the Early Works Contractor which will be completing bulk excavation and shoring to the site.



1.4 INTERFACE WITH OTHER PROJECT PLANS AND PROCEDURES

The Construction Management Plan forms part of an integrated set of Project Management Plans and should be read in conjunction with these other management plans. The Construction Management Plan - will be updated post project award to include these management sub-plans;

- Work Health Safety & Environment Management Plan
- Stakeholder Management Plan
- Community Consultation Plan
- Industrial Relations Plan
- Traffic Management Plan
- Noise, Vibration & Dust Management Plan
- Air Quality Management Plan

- Quality Management Plan
- Design Management Plan
- Development Application Plan
- Parkview Programming Procedure
- Completion, Commissioning and Handover Plan

1.5 MANAGEMENT AND TRAINING

Each Parkview team member has both general and specific responsibilities regarding the implementation of this Construction Management Plan.

The Parkview Constructions project staff is to have general and specific responsibilities regarding the implementation of this Construction Management Plan. Parkview Constructions project staff and subcontractors are required to undergo a site induction which outlines the construction procedures and management framework.

All Parkview staff and subcontractors are required to undergo a site induction which outlines the construction procedures and management framework specific to the project. The inductions are to ensure a common-sense approach to safety, responsible environmental practices and awareness needed to deliver the project in accordance with the relevant regulations, standards, and client expectations.

A record of all site inducted personnel will be retained on site. All site personnel are required to have completed their White Card Training. A copy of the White Card will be recorded and kept on site. This requirement will be confirmed during the site induction.

The Parkview Constructions Project Manager is to ensure that all personnel are made aware of their obligations under this Construction Management Plan and the general compliance with Regulations, Acts and Codes of Practices having jurisdiction over the works, namely:

- Co-ordination as to the implementation of the Construction Management Plan
- Monitoring the implementation of inspections and test plans to the works;
- Ensuring personnel are trained and aware of obligations;
- Ensuring subcontractors are aware of their safety and environment obligations; and,
- Overseeing the day-to-day activities required by the Construction Management Plan.

2 DOCUMENT CONTROL

This Construction Management Plan has been documented to describe how the Project Management team shall implement and conduct its allocated site management responsibilities during the construction phase of the project.

A fundamental aim of this Plan is to ensure all construction is properly facilitated, integrated, and coordinated to deliver certainty to the objectives of the Project.

This Construction Management Plan shall be kept on site and made available to all employees and contractors involved in the project. Amendments that are made to this document are recorded on the register of amendments table below.

This document shall be created prior to commencement and revised throughout the course of the project as required. A copy shall be supplied to all interested parties.

REVISION	REASON FOR CHANGE	DATE	CHANGED BY
B	Contract	8.3.21	Antonio Screnci
A	Tender	10.11.20	Antonio Screnci

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4 PROJECT STRUCTURE

4.1 RESOURCE STRUCTURE

The indicative design team, based on information at the tender stage are as follows:

ROLE	NAME
Principal	Fraser's Property Ivanhoe Pty Limited
Project Manager	Fraser's Property Australia
Contractor	Parkview Constructions Pty Ltd
Architect & Interior Design	Bates Smart
Fire Engineer	Affinity Fire Engineer
Structural	Enstruct
Services Engineer (Elec, Mec, Hyd, Elec,)	WSP
Landscaping and Public Domain	Hassell
Level 3 Design Consultant	Sheldermine

The positions held by the respective personnel have responsibility and authority to ensure that works carried out by Parkview, our Consultants and Subcontractors meet the requirements of the Principals Project Requirements (PPR), Specifications and Drawings, and this Construction Management Plan (CMP).

The project team will be responsible for the design, construction, and completion of the project in accordance with the requirements of the Project Agreement. Roles and authorities of all Parkview personnel associated with the project will be further detailed in the Project Quality, Health & Safety Management and Environmental Management Plans.

5 SITE INTERFACE

5.1 STAKEHOLDER & USER GROUP MANAGEMENT

Our Project Manager and Site Manager will have a key role in maintaining relationships with project stakeholders to ensure that the project objectives are achieved with minimal disruption to the adjoining owners, businesses, the authorities and service providers that we interact with.

We will seek to achieve a workable balance between maintaining project momentum in accordance with the delivery program and the needs and expectations of stakeholders. Some of which are listed below:

- Frasers Property Australia
- Ryde City Council
- Neighbours (The COLI site, the Midtown Sales Suite, and adjacent sites within the Ivanhoe Estate)
- Authorities – e.g. Ausgrid, Sydney Water, NBN and/or Telstra, RMS, Fibercorp, Fire Rescue etc.

5.2 STAKEHOLDER MANAGEMENT PLAN

Parkview Constructions is to consult with the Client, authorities and its advisors as to forming a Stakeholder Management Plan with 'Communications Matrix' outlining the agreed response strategies to all understood and foreseen construction activities and/or events that may impact adjacent neighbours, utilities, authorities and the wider community.

The Stakeholder Management Plan and Communications Matrix is to be completed in partnership and agreed with the Client and its advisors prior to commencement of the works. The Stakeholder Management Plan is to ensure that all foreseen construction activities and/or events are identified and discussed together with agreed mitigation and communication strategies put in place by both Parkview Construction and the Client with clear delineations as to who is to action what communication strategy during which activity and/or what event.

5.3 CONSTRUCTION LIAISON

Access to the site, material movement and hours of work will be in accordance with development application approval. Parkview will co-operate with the regulatory authorities by involving them early in the project and promoting a proactive "hand-in-hand" approach to the project delivery.

Parkview will continue to liaise with Ryde City Council, the Department of Planning and other relevant authorities in order that appropriate Management Plans are lodged in accordance with the requirements.

Parkview will have a member of their site team appointed as the Liaison Officer enabling ongoing communication of upcoming works and defining a contact point in the event of any issues requiring

clarification or resolution. The purpose is to provide a forum for stakeholders to discuss issues, project progress and special activities.

5.4 COMMUNITY CONSULTATION

Parkview recognize the importance of informing the local community of activities occurring within their surroundings. As noise and traffic is generated by the construction process, the community must be kept informed of the progress to ensure understanding.

Parkview will consult with the Client to assist and detail the proposed works that may interfere with surrounding communities and the strategies we propose to minimise any impact on access, amenity, staging and program as well as the impact on surrounding facilities and services. Parkview will advise on the proposed traffic management controls to be implemented as required.

Complaints or concerns that residents have with the site or any construction related activity should be firstly raised with the Project Manager or Site Manager where practical. The Project or Site Manager's contact details will be posted on signage near the entrances to the site.

A complaints register will be kept and maintained. Parkview will establish and maintain good relations with the community. Parkview will develop a Stakeholder Management Plan prior to commencement of the Project.

6 DESIGN FINALISATION & PROCUREMENT

6.1 DESIGN FINALISATION

A Consultant Team has been allocated for the completion of the 'As for Construction' (AFC) Documentation to permit Sub-Contractor trade tendering, trade letting together with the dimensional 'Set- Out' and 'Build-From' aspect of the works. The Design Manager, together with support from the Site Team namely the Project Engineer and/or Site Engineer, is to manage the Consultant Team through the completion of the AFC Documentation to the point of internal handover to the Project Site Team. The completion of the AFC Documentation is to consider the following items:

- Safety In Design (SID) items to be acknowledged, mitigated or eliminated;
- Head Contract Value Engineering (VE) items to be captured within AFC Documentation;
- Documentation Program, relative to the site works and trade procurement strategies;
- Construction Certificate (CC) and Occupation Certificate (OC) strategy to the works;
- Principal's Project Requirements, Functional Brief and/or Minimum Standards;
- Construction Management Methodology (i.e. Tower Crane, Hoist Penetrations, Pour Breaks);
- Lessor Works to be completed by Parkview on behalf of the Principal;
- Development Approval (DA) Consent Conditions and their requirements;
- Head Contract 'Separable Portions' in terms of services and compliance for CC and OC'
- Parkview Workmanship requirements, namely weatherproofing and waterproofing details; and
- Alternative construction building products, finishes and materials for durability and maintenance.

6.2 DOCUMENTATION PROGRAM & CRITICAL PATH

The Documentation Program is a key time management tool for the Architect as Lead Consultant to ensure that the AFC Documentation is coordinated and completed in an 'order of precedence' relative to both the critical trade works together with their letting via the 'Off Site Activities Schedule' (OSAS).

It is imperative that the Documentation Program is reviewed and calibrated to the OSAS Schedule by the Design Manager and Contracts Administrator to ensure trades are tendered and let with the most appropriate Head Contract Documentation and AFC Documentation.

The following steps are to be taken by the Design Manager to establish the Documentation Program;

- Assessment and verification of the areas or levels to be 'Grouped' and which are to have a common completion date to their AFC Documentation as required to the OSAS Schedule;
- Assess and verify the Target Program to identify the key dates to the five (5) critical 'order of precedence' work elements from the Parkview Documentation Pro-Forma, namely:
 - Concrete Profiles – First Project Pour Date;
 - External Walls Windows and Doors – First Survey Setout / Floor;
 - Partitions and Ceilings – First Survey Setout / Floor;
 - Joinery and Interiors – Completion Wall Framing / Floor;
 - Building Services – Commencement of High Levels Services
- Review the Documentation Program with the Project Contracts Administrator, Project Manager and Construction Manager to calibrate any start dates with the most recent Head Contract and/or Target Program;
- Final Review of the Documentation Program with deletion or grouping of all final agreed areas or levels relative to the OSAS Schedule together with final calibrated start dates to the critical work elements relative to the Target Program; and
- Submission and review with the Architect as Lead Consultant, together with the wider Consultant Team to ensure all key dates have been conveyed, acknowledged and accepted by the Architect and Consultant Team;
- Ongoing Status Maintenance and reporting to the Architect and Consultant Team as to their completion of the Issued for Coordination (IFC) and AFC Documentation relative to the Documentation Program on a weekly and/or fortnightly basis via the Consultant Team Meetings

The Design Manager, together with support from the Project Engineer and/or Site Engineer, is to manage any change in the strategy to the Documentation Program to ensure that it is updated to reflect any change. All changes and/or updates are to be made by the Design Manager and verified by the Contract Administrator and Project Manager to ensure that any change is in accordance with all letting requirements from the OSAS Schedule prior to resubmission to the Architect and wider Consultant Team.

The Documentation Program is supplemented with Aconex management of the D&C Sub-Contractor's Submittals and Shop Drawing process via a 'Workflow' process of verification and approval. The reporting status of the Submittals and Shop Drawing Workflows is to be conveyed to the Architect as Lead Consultant on a weekly and/or fortnightly basis to ensure all key dates are acknowledged and accepted and that appropriate resource management has been applied so as not to delay the completion of concurrent AFC Documentation. All documents are to be loaded up to the Aconex Document register.

6.3 PROCUREMENT STRATEGY

A crucial element for the Parkview Project Team will be the development of a detailed Procurement Strategy. The procurement strategy will be incorporated into an offsite activity schedule "OSAS" which will be used to monitor the various stages of the procurement of the works.

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The Procurement Strategy will be provided to the Client, and will need to consider the design process, the procurement process and the construction program, particularly the critical path.

The Procurement Strategy will divide the Project into logical trade elements. The trade element will be developed to inform the design program and will be based on the following criteria:

- Capacity of the design team
- Capability, capacity, and expertise of the sub-contractor market
- The Tender, recommendation, approval and letting process
- Construction sequence and requirements

The aim will be to develop in conjunction with the Design Team, a Procurement Strategy and program that provides sufficient time for the design team to develop trade package documentation, that the Administration team can procure in a timely manner to satisfy the construction requirements.

In the early stages of the project this may mean splitting packages to ensure that construction can proceed while certain aspects of design is being finalised.

6.4 PROCUREMENT METHODOLOGY

The Project Team is responsible for the preparation of subcontractor tender documentation, the examination and analysis of tenders, and the internal recommendations as to which tender should be accepted.

We propose to commence the tender process with Approved for Tender (AFT) documentation. Subcontractor tender proposals will be finalised during the tender period, following the issue of Approved for Construction (AFC) documentation at which point we will finalise our trade package recommendation.

Parkview believe that by considering the following, during the tender period, we will obtain maximum value for money via the subcontractor tender & engagement process.

- Fitness for Purpose, Compliance with Building Codes & Australian Standards.
- Financial capacity of each prospectivetenderer.
- Financial considerations including all relevant direct and indirect benefits and costs over the whole procurement cycle.
- Performance history of each prospectivesupplier.
- Comparative analysis of all relevant costs and benefits of each proposal throughout the whole procurement cycle (whole-of-lifecosting).
- Distribution of risk in each proposal.
- Flexibility to adapt to possible change over the lifecycle of the property or service.
- Promoting the use of resources in an efficient, effective and ethical manner.
- Making decisions in an accountable and transparent manner.
- Provision of documentation that is logical, clearly articulated, comprehensive and relevant.
- Develop evaluation criteria which will enable the proper identification, assessment and comparison of the costs and benefits oftenderers.
- Consultant sign off on all samples and shop drawings.

Selection of subcontractors with working procedures and systems that ensure a quality product is safely delivered within the allocated program.

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6.5 DESIGN MANAGEMENT

Parkview's expertise is in managing the completion of the design and AFC Documentation as an Off-Site 'Lead-in Activity' concurrent to the construction works. The completion of the design and AFC Documentation concurrent to these lead in trades leverages the procurement of specialist trades on a Design & Construct (D&C) basis where design responsibility and the completion of the respective AFC Documentation is transferred to these trades (i.e. Piling, Post Tension, Building Services, etc).

Under this method the completion of the design and AFC Documentation by these specialist D&C Sub- Contractors is via a Submittals and Shop Drawing process managed and tracked by the Design Team and Site Team via a 'Workflow' process of verification and approval to proceed with manufacturing and construction.

This permits the Architect and the Design Engineers from the D&C Sub-Contractors to coordinate and complete their Submittals and Shop Drawings in a 'Just-In-Time' (JIT) method mitigating time and costs spent on abortive documentation exclusive of any specialist Sub-Contractor input, albeit with high levels of spatial services coordination required by the Architect as Lead Consultant.

6.6 DESIGN TEAM

Parkview provides a dedicated Design Team to service, manage, and drive the completion of the design AFC Documentation to the project. Parkview's Design Team acts as the leading face of Parkview to the Principal in the management of design risk, change, authority approvals (in partnership with the Client), and the completion of the AFC Documentation to the point of internal handover to the Project Site Team.

The services of the Design Team to the project include the following:

- Management and Coordination that all Safety in Design (SID) risks have been identified and transferred from the 'Designers' within the Consultant Team to the Construction Team as required under regulation 295 of the 'Work Health and Safety Regulation 2011 NSW';
- Management and coordination of the Consultant Team Scopes, Engagement and Fees together with any agreed changes and/or variations;
- Management and coordination of the weekly / fortnightly Consultant Team Meeting (Agenda & Minutes) for project reporting and driving the team's completion of the AFC Documentation;
- Management and coordination of the agreed contract Value Engineering (VE) items to ensure that they have been captured by the Architect and Consultant Team into the Construction Documentation;
- Management and coordination of the 'Documentation Program' relative to the order of site works with the Architect and Consultant Team;
- Management and coordination of any D&C Sub-Contractor build-ability input to Architect and Consultant Team in their completion of the AFC Documentation; and
- Management and coordination of the Principal's PCA to ensure all deliverables and AFC Documentation are completed to program to permit the Principal's application for CC relative to the order of site works (i.e. CC Matrix Management)

Oversight services are also provided by the Design Team and include the following:

- Verification of the Principal's Project Requirements (PPR), Functional Brief and/or Minimum Standards to ensure that all represented project objectives have been captured in the AFC Documentation by the Architect and Consultant Team;

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- Verification that the Construction Management Methodology has been captured into the AFC Documentation by the Consultant Team (i.e. Tower Crane and Hoist Penetrations, Pour Breaks and Sequencing, etc.);
- Verification of all Lessor Works to be completed by Parkview to ensure that they have been captured in the AFC Documentation by the Architect and Consultant Team;
- Verification of the Architect's and Consultant Team's deliverables (AFC Documentation, Schedules, etc.) to the relative Building Regulations (NCC), Australian Standards, etc.;
- Verification of the Development Approval (DA) requirements to ensure they have been captured in the AFC Documentation by the Architect and Consultant Team (i.e. DA Matrix Management);
- Verification with the Principal and their PCA that any proposed 'Separable Portions' and/or 'Staged CC / OC' are permissible in terms of compliance and occupation;
- Verification that systemic Sub-Contractor 'Build-Ability' and 'Workmanship' issues have been appropriately captured and mitigated in the AFC Documentation, namely weatherproofing, waterproofing, etc; and
- Advice regarding potential alternative construction building products, finishes and materials which may assist construction, improve durability, and reduce future maintenance costs

7 AUTHORITY APPROVALS

There are several key activities which are to be completed to enable either the major works to commence and/or continue in accordance with the construction programme. These activities are essential to allow the major works to proceed unrestrained by external conditions. These included but are not limited to:

- Construction Certificate for the Main Construction Works
- Construction Certificate for Public Domain Works
- Installation of Substation Approval
- Sydney Water Section 73
- Ausgrid Level 3 Certified Design
- National Broadband Network
- Fire and Rescue NSW

7.1 AUTHORITY APPLICATIONS, APPROVALS AND PERMITS

Prior to commencement of any site works the relevant Authorities are to be contacted and where required have applications lodged to obtain all necessary approvals and permits. All required notifications and timeframes are to be established for any authority inspections and attendance required by the relevant authority. All authority inspections and attendance are to be coordinated by Parkview Constructions and its relevant subcontractor's representative on site together with the Principal Certifying Authority if required to ensure continuity of workflow, commissioning, testing, and acceptance into service.

AUTHORITY	ITEM
Ryde Council	Hoarding Continuance, Construction Zones (if required), Footpath & Driveway Crossings, Out of Hours Operation, Stormwater Sewer connections, Public Domain Approval
Ryde Council	Construction Soil and Water Management Plan, Construction Waste Management Plan, Construction Environmental Management Plan, Construction Pedestrian and Traffic Management Plan, Construction Noise and Vibration Management Plan, Air Quality and Odour Management Plan
Ausgrid	Power supply and Electrical Infrastructure
Sydney Water	Water, sewer & wastewater services

7.2 EXISTING SERVICE DISCONNECTIONS, DISRUPTIONS & DIVERSIONS

It is not expected that service disruptions will occur to surrounding owners during disconnection or re- diversion works as these works will be coordinated with and agreed with the relevant Authority, who will in turn make the relevant notifications. If any further service works are required, a notification will be issued to the affected authority/neighbors/owners to agree a strategy for those works.

No ground works are to commence until all underground services have been surveyed, identified, and located. This is to incorporate all data collected and obtained by Parkview Constructions from all Dial Before U Dig (DBYD) enquiries. No disconnections and/or diversions to 'house' utility services (i.e. sewer, gas and water) within the site are to take place without the utility service surveyed, identified and located.

All disconnection and/or diversion works to utility services are to be co-ordinated with the relevant utility and/or authority with the relevant notifications made for disconnection and discontinuation of the utility service. Where utility services are required to be diverted outside of the site to enable the works (i.e. driveway crossovers within the road reserve) a notification is to be issued to the effected utility to obtain a costs, program and strategy by the utility for those works.

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Parkview will require approval from Ausgrid for all the electrical works associated with the electrical substation.

Parkview will require approval from Sydney Water for the Sewer diversion works.

8 CONSTRUCTION MANAGEMENT

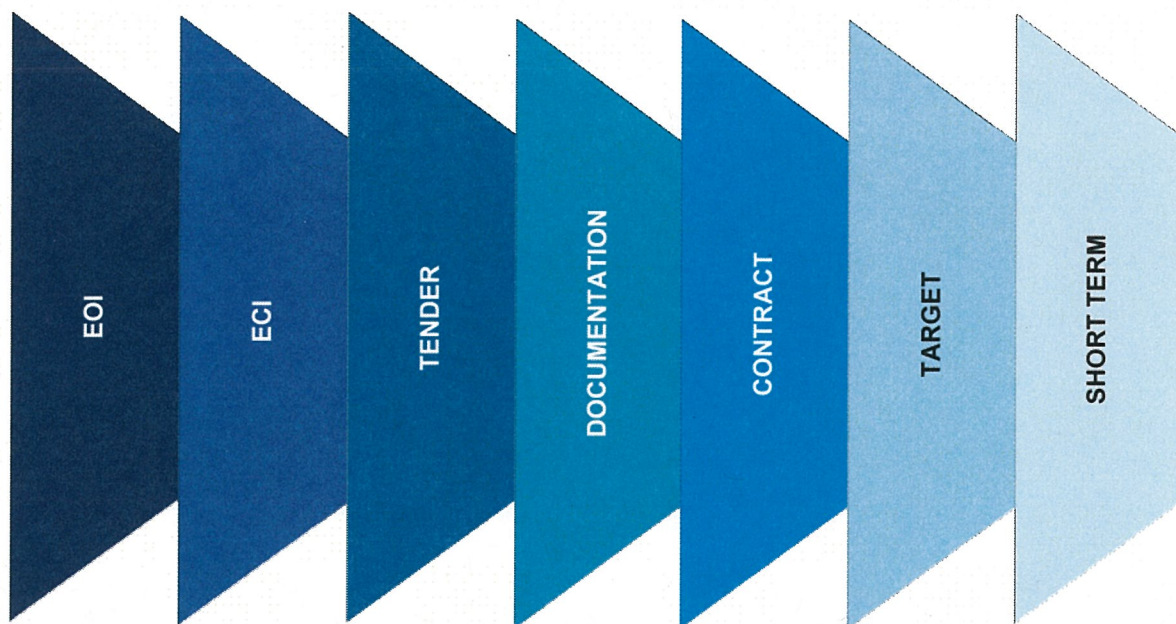
8.1 PROGRAMMING AND PLANNING

Our aim with regards to Programming and Planning is to deliver the works safely and in a timely construction period, within commercial constraints. This will be achieved through the active management of all phases of the project from design through to construction, commissioning and handover, by anticipating issues and pro-actively responding.

Our approach to programming and planning at Parkview is defined in the Parkview Programming Management Procedures document. The purpose of this document is to establish a consistent model for the programming across the business at all phases of use, so that Parkview's minimum expectations and standards are clearly defined.

This document illustrates Parkview's stages of programming from initial tender to on-site short-term programmes and clarifies the responsibilities at each level for the production, review, status and maintenance of these programmes.

Compliance with this programming procedural guideline is mandatory across all projects and is based upon the below hierarchy of programmes:



The programmes will be refined as the project evolves through design development and value engineering phases and will take account of and make allowances for the following:

- Design development
- Authority's coordination and approval
- Site and existing conditions/services investigation/confirmation
- Outcomes from consultation with the key design team representatives, subcontractors, stakeholders and tenancy user groups (when required).
- Evolving procurement methodologies
- Options/opportunities including build ability assessments that will allow us to lock-in the optimal timing and extent of options

- Development of temporary works proposals and designs.

During all phases, Parkview adopts the optimum delivery strategy, formulating a construction methodology, and calculating the project's needs in terms of resources. This process has considered past performance and established techniques, specific external constraints, and seeks to identify any innovations which may assist the project.

An important consideration for successful planning and programme management is the open and collaborative identification of areas of potential quality, safety, environmental, time, and accordingly cost-related risks. The measures to be implemented include:

- The establishment of programmes detailing
- overall site investigation & identification of constraints
- site establishment & temporary protection
- construction activities
- look ahead or short-term activities
- procurement including the identification of long lead-time risks
- commissioning and handover activities to identify the processes and timing of actions leading up to delivery of the facilities to the end users.

Periodic and regular programme reviews to identify areas of departure and opportunities to increase the rate of activity, such as through re-sequencing, thus allowing expedient attention by the Project Team. These reviews are carried out both internally with the project team and externally with Parkview Programming management and senior management.

Periodic and regular reporting to management for tracking and resourcing purposes.

Periodic and regular site level programming and planning meetings wherein all medium and shorter-term site activities are tool boxed and micromanaged by our Project Team.

A Project Control Group (PCG) report inclusive of a status programme will be provided regularly (monthly).

8.2 DOCUMENTATION PROGRAMME

The Documentation Programme is a key document to be provided to the Consultant Team and Architect, as Lead Consultant, and primary audience to ensure that the 'For Construction' Documentation is completed on time and aligned to both critical trades and the Contract Administrator's Letting Schedule. The Documentation Programme is to set out the 'drop dead dates' to the 'For Construction' Documentation over the five (5) key critical areas of works, namely 1. Concrete Profiles, 2. External Walls, Windows and Doors, 3. Partitions and Ceilings, 4. Joinery and Interiors together with 5. Building Services.

It is imperative that the Documentation Programme is reviewed and calibrated to the Project Letting Schedule by the Design Manager and Contracts Administrator to ensure trades are tendered and let with the most appropriate For Construction Documentation

The Documentation Programme works in conjunction with the contract and target programmes to ensure that the right standard of information is available to the project delivered when it is required.

8.3 CONSTRUCTION PROGRAM AND STAGING / SEQUENCING

This project has an Onsite Construction Program. This program will be reviewed on a monthly basis and revised as the project requires.

Site possession date is anticipated to be: September 2021 Upon

possession, immediate tasks will be to: 1. Locate a site office

and site amenities

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1. Undertake a survey of the site to confirm Works completed by Early Works Contractor (August 2021).
2. Confirm locations of existing services
3. Obtain approvals and carry out works associated with stormwater works and substation works
4. Obtain all necessary permits and licenses and approvals
5. Arrange for installation of temporary services – power, water, and sewer to service the site works and amenities
6. Obtain Work Zone and Traffic Management approvals

The project contains the following key milestones for completion which are included on the programme:

1. Site Possession
2. Commence Works Onsite
3. Basement 3 Slab on Ground Poured
4. Substructure Complete (up to ground floor slab)
5. Structure Complete
6. Building Mainly Watertight
7. Substation Works complete
8. Permanent Power Available
9. Childcare ready for fitout
10. Prototype Lobby approved
11. Prototype Unit approved
12. Internal Services and Finishes Complete
13. External Works, Civil Works, Services & Landscaping Works Complete
14. Occupation Certificate
15. Practical Complete

The Construction (Target Programme) is one of the key documents for identifying the critical activities and the resourcing of the project.

The Procurement Strategy will be agreed and will need to consider the design process, the procurement process, and the construction program, particularly the critical path.

The Procurement Strategy will divide the Project into logical trade elements. The trade element will be developed to inform the design program and will be based on the following criteria:

- Capacity of the design team
- Capability, capacity, and expertise of the sub-contractor market
- The tender, recommendation, approval and letting process
- Construction sequence and requirements

The aim will be to develop in conjunction with the Design Team, a Procurement Strategy and programme that provides sufficient time for the design team to develop trade package documentation, that the Administration team can procure in a timely manner to satisfy the construction requirements.

8.4 CONSTRUCTION SITE OPERATING HOURS

The Hours of Work throughout the Project will be adhered to throughout the project, allowing for reasonable interaction with the adjoining residents and businesses.

In accordance with the conditions of Development consent, the proposed Site Working Hours including the delivery of materials to in accordance with Ryde City Council's consent conditions.

All work including the activities in the vicinity of the site generating noise associated with preparation for the commencement of work (e.g. loading and unloading of goods, transferring of tools, machinery etc.) in

connection with the proposed development must only be carried out between the hours of 7.00am and 7.00pm on Monday to Fridays inclusive, and 8.00am to 4.00pm on Saturdays. No work is to be carried out on Sundays & public holidays.

Rock breaking, rock hammering, sheet piling, pile driving and similar activities can only be carried out between 9.00am to 12.00pm, 2.00pm to 5.00pm on Monday to Friday, and 9.00 to 12.00pm on Saturday.

8.5 KEY SITE PERSONNEL CONTACT DETAILS

POSITION / TITLE	NAME	Email
CONSTRUCTION MANAGER	Glenn Moran	glenn.moran@parkview.com.au
PROJECT MANAGER	Antonio Screnci	antonio.screnci@parkview.com.au
DESIGN MANAGER	Agnes Szymanski	agnes.szymanski@parkview.com.au
SITE MANAGER	Peter Doyle	peter.doyle@parkview.com.au
SENIOR CONTRACTS ADMINISTRATOR	Harj Atwal	Harj.atwal@parkview.com.au
WHSE REPRESENTATIVE	Joseph Moussa	joseph.moussa@parkview.com.au

8.6 NEIGHBOURS COMPLAINTS / CONCERNS

It is understood that a Community Communication Strategy will be implemented prior to the main works commencing onsite. All efforts will be made to undertake works with minimal impact on neighbours. Complaints or concerns that neighbouring residents have with the site or any construction related activity should be raised with the Project Manager or Site Manager. The Project or Site Manager's contact details will be posted on the main site entry gate. A complaints register will be maintained.

8.7 SITE BOUNDARY & HOARDING

The site perimeter boundaries consist of **A Class** hoarding which will be installed during the initial site setup. The A Class hoarding that is proposed to be installed is a solid plywood hoarding, to be painted black. This will allow the client to utilise the hoarding for marketing signage.



8.8 SITE ACCESS CONTROL

Signage will be placed at all site entrances clearly stating that access is for authorised persons only. The construction workforce will be required to undertake site specific safety induction training and will be issued with project specific identification to confirm this has been completed.

Only those workers who have completed site specific inductions will be allowed to enter the site and undertake works, through dedicated construction gate entry points.

Daily sign-in registers will be kept, and each sub-contracting entity will be required to advise of numbers of personnel on site each day.

Parkview is to maintain a site entry register requiring all visitors to sign in upon entry. All visitors are always required to wear an identification 'visitor' badge and wear appropriate PPE while on site.

Parkview is to manage the site access in a secure manner to ensure the mitigation of un-authorized access and/or vandalism. All gates are securely locked outside of working hours and may be regularly patrolled by security staff.

8.9 SITE SECURITY

The site will be bounded by timber hoardings and / or a perimeter fence where works are required at the boundary. Gates will be used on all designated access points onto the site with security staff as required. The site will be secured out of hours and patrolled by qualified security guards as required. Hoardings will be used as required along the site boundaries to maintain pedestrian access and safety. All hoarding installations will be subject to council approval and permits. This security network will continue to work closely with Parkview to ensure that security is being maintained throughout construction.

8.10 SITE SIGNAGE

Project Works Signage will be erected in prominent locations at all site entrances clearly stating that access is for authorised personnel only. Appropriate signage will include but not be limited to the following:

- Contractor signage in high visible locations.
- Unauthorised entry of persons to the site prohibited.
- Directions to worker parking.
- Demolition works in progress.
- Excavation.
- Contact details.
- Reporting instructions for authorised visitors.
- Location of site office, toilets, lunch sheds and first aid office.
- Restricted access for persons without appropriate protective equipment.
- The Principal will have signage rights on all hoardings and Cranes

8.11 SITE ACCESS, ACCOMMODATION AND PARKING

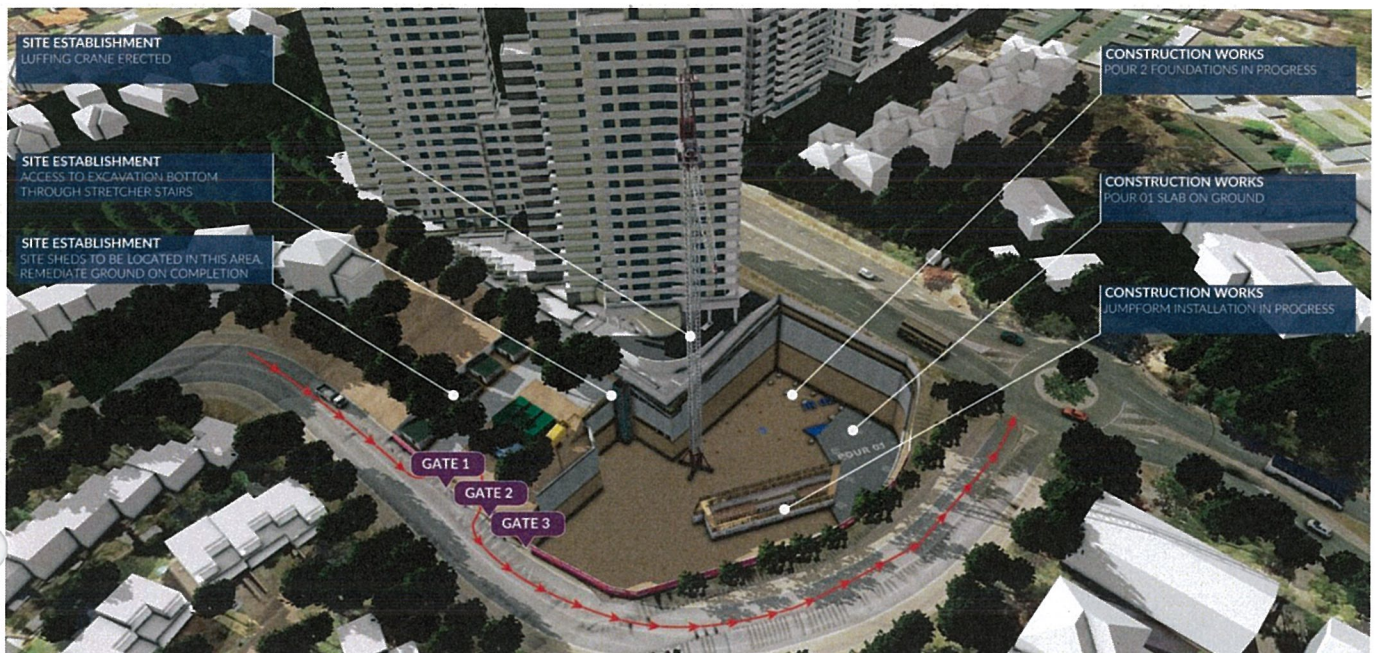
Site access will only be permitted to contractors and site staff. Members of the public will not be allowed on site without prior approval from the Site Manager. All visitors to the site will be required to report to the site office and will be appropriately inducted and registered in a visitors' logbook.

The proposed main entry gates into the site will be via Road No 2 . All other access points will be locked, and access will only be as required. Parkview will also maintain the main gate proposed to be installed at the entry of Road No 2 from Road No 1 and will provide access to other Contractors as requested by Frasers.

The site office and amenities / accommodation compound for workers will be within the allocated area highlighted on the attached Construction Management Plan for Building Construction.

8.12 SITE ESTABLISHMENT

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8.13 ESTIMATED WORK FORCE AND CONSTRUCTION CODE OF PRACTICE

The project anticipated work force numbers are provided below:

Subcontractor Workforce: Approximate maximum of 250 workers

Based on the above, site establishment as per WorkSafe NSW code of practice will be provided on site to accommodate the maximum number of workers (including Parkview wages employees and subcontract workforce). The Project Management Team from Parkview will be accommodated in separate accommodation within the site compound.

8.14 SITE ACCOMMODATION

Site accommodation will consist of a variety of amenity & office compartments, with segregated access ways, allowing for clean and defined separation of vehicle and pedestrian pathways. The site accommodation will include an entry gate for security, first aid facilities, induction rooms, change rooms, toilet & shower facilities for both male and female workers.

Access to the site accommodation shall be Road No 2. All other access points will be locked. This access point will be maintained throughout the span of the project. If applicable to the project, stretcher stairs and hoist access will be implemented to allow access to the site. Once the main works commences, scaffold stretcher stairs will be used by site personnel entering the site to travel between the levels, until means of vertical movement methods are incorporated. A combination of stairs and man and materials hoists will be used.

Note: The Parkview crane crew, hoist & lift drivers, first aid, carpenters & laborer's have been included in general workforce site accommodation numbers.

8.15 DELIVERIES AND MATERIALS HANDLING

Parkview will provide suitable access for deliveries associated with contract works. No deliveries will be allowed outside the site working hours. All unloading and loading of vehicles will be carried out within the site boundaries or work zones. The site will be serviced by tower cranes for loading / unloading materials to the buildings under construction.

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8.16 TOWER CRANE

A luffing tower crane is proposed to be used. Parkview will provide Frasers illuminated Crane Signage.

The proposed luffing crane will have an approximate radius of 45 metres which is sufficient to service the entire site.

The crane location has been centralised to ensure that it has full reach to the entire building footprint. It is assumed that there will be no requirements for air rights over neighbouring properties.

The Loading / lifting zones would be located within the A2 site, and irregular deliveries may be taken directly from Road No2.

The relevant traffic control measure will be in place accordingly to accommodate such works occurring, in line with the appropriate traffic and pedestrian management plans being reviewed to ensure the safety of the general public when entering and leaving the site.

8.17 LOADING ZONES / WORK ZONES

It is assumed that Road No 2 in its entirety will be available to be used throughout the entire construction period.

The compound area adjacent to the site will take most deliveries and will be suitable for concrete pumping until the building reaches ground level. Above ground level, Parkview will seek to start pumping in a position on Ground floor beside the basement entry driveway, and behind the hoarding which we propose to place on the back of kerb. We then envisage concrete trucks arriving into Road 2, and then reversing onto a temporary layback onto the static concrete pump. Trucks will then leave in a forward-facing manner and exit the site.

Indicative location for the loading zone is indicated on the following diagram.



8.18 CONSTRUCTION HOISTS & MATERIALS MOVEMENT

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During detailed excavation and substructure phase, material movement will be provided by crane. Personnel access will be provided by a stretcher stair adjacent to the excavation.

During the structure and façade cycles in the tower , a formwork hoist will be utilised to facilitate formwork movement from the level that has just been stripped to the level that is just about to commence formwork. The crane will provide all other material movement. The tower will also be serviced with a twin car man and materials hoist. This will provide personnel access to the level below the formwork deck. Once a floor has been stripped loading platforms will be utilised for bulk material loading (Hebel, windows, gyprock and the like) as well as rubbish removal.

Once the façade is complete and bulk material is loaded, loading platforms will be removed. The twin car man and material hoist will provide personnel movement up and down the building, as well as facilitating deliveries and rubbish removal during off peak times.

8.19 PERIMETER PROTECTION SYSTEMS

During construction and installation of the structure and façade, fall protection will typically be provided by a mixture of scaffold and screens. Scaffold will be utilised off Ground floor up until Level 3 for perimeter protection and then perimeter screens will be erected and used for the entirety of the structure and façade. Perimeter scaffold will also be utilised as falsework within the tower niche alternating balconies, as well as the rooftop where the building steps inwards. Scaffold will also be utilised from Ground floor to the underside of Level 8 to the niche on Grid 09, where it is not feasible to rely on a screen.

8.20 SCAFFOLD AND SCREENS

Scaffold will be 3 board/ 2 hop up wide allowing for hop up movements throughout the works as required for the structural and façade finish works.

Scaffold falsework will be utilised in the niches that alternate around the tower.

The perimeter screen system proposed for this project will be 5.5 levels high, supported off needles off and diagonal braces from the structure. Needle locations will need to be coordinated with the precast design. The screens will provide edge protection on the formwork deck, as well as 5 floors beneath. Parkview envisage that below the screens, no further temporary edge protection will be required as balustrades and windows will be complete.

8.21 FAÇADE & FAÇADE MAINTENANCE

The building's external façade has been designed by Bates Smart. The façade systems, including precast concrete , aluminum glazed windows and doors, sunshade, and balustrades, will require appropriate design and quality management strategies to ensure a quality outcome. A third-party façade consultant will be engaged in order to Peer Review all design documents and to carry out inspections and tests of the completed works.

A façade maintenance strategy will be developed during the course of the design finalisation process.

8.22 STORAGE OF MATERIALS

All materials will be stored on site with hazardous materials stored in accordance with EPA regulations.

In general, structural materials will need to be delivered only when they are ready for use. Co-ordination of works and deliveries is therefore required.

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- The Site Manager shall coordinate the allocation of space to subcontractors.
- Subcontractors must always give advance notice of their storage requirements.
- All materials stored on site must be neatly stacked - Materials must be stacked horizontally not vertically (i.e. – not leaning against walls)
- Clear access ways must be maintained at all times.
- Materials must not be stored to create fire hazards.
- Some small compounds will be built on the site as required.
- Gas bottles will be stored in accordance with the current regulations.
- Pallets of bricks, blocks etc. will not be stacked any more than two (2) high.

8.23 PEDESTRIAN MANAGEMENT DURING CONSTRUCTION

The General Public will not be allowed access to the site. Parkview will provide a dedicated traffic & pedestrian management team adjacent to the publicly accessible roads. This will ensure deliveries are received efficiently and safely. Parkview is committed to a proactive Management Process for the Public Safety which will progressively increase and develop as the Project evolves including particular attention to the Public interface associated with the proposal.

Parkview will ensure that the proposed hoardings are maintained in a clean and safe manner at all times. Parkview will ensure that signage will be fitted with appropriate directional signage.

Parkview will provide dedicated traffic and pedestrian management personnel that will manage the main gate at the entry to Road No 1 and Road No 2, as well as the proposed laybacks to the site compound and site. This management is to ensure work deliveries are received safely and efficiently with proactive management to public safety.

8.24 TRAFFIC MANAGEMENT PLAN

A construction Traffic Management Plan is to be provided to the site and the surrounding streets by Parkview Constructions.

Safe access and adequate visibility for both pedestrians and vehicles will be maintained at all times for any traffic that enters and exits the site. Vehicle deliveries will be managed by Traffic Controllers as required to ensure that public safety is maintained and to minimise the impact of construction vehicles on local traffic management and flow.

The Traffic Management Plan will be further developed for the project prior to commencement. This plan will be commissioned following project contract execution.

A full consultative approach will be undertaken when finalising the Traffic and Pedestrian Management Plan. The Traffic and Pedestrian Management Plan will ensure the following are implemented during the construction period:

- Maintain full operations and access to adjoining residents throughout construction.
- Maintain continuous operation and full access to utility services.
- Provide designated safe pedestrian routes around the perimeter of the site.
- Provide designated vehicle access routes.
- Create and maintain construction zones within the site.
- Control, manage and clean all construction traffic to and from the construction zones.
- Ensure suitable traffic control personnel is in place at all times/as required.

8.25 VEHICLE PARKING

It is understood that Frasers would like to restrict all parking on the site. Parkview would like the opportunity to propose site parking for Parkview personnel and site supervisors. This will be managed by our traffic management team and strictly enforced.

Parkview will advise employees and subcontractors of the various parking options in close proximity to site, as well as public transport available.

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8.26 NOISE, VIBRATION & DUST CONTROLS

Construction works will occur within proposed site working hours and will always comply with noise requirements of the EPA and DA.

All practical and possible methods of construction will be used to comply with AS 2436-1981 – 'Guide to Noise Control on Construction, Maintenance and Demolition Sites'.

No ground works will commence until all underground services have been identified and located. This incorporates the data collection obtained from Dial Before U Dig enquiries.

A draft of the Noise & Vibration Management Plan will be produced for this site prior to commencement. The plan will outline the information gathering process, impact statements, control measures and implementation requirements for the site.

All construction works will be completed in a manner so as not to cause undue damage to adjoining infrastructure, properties, and waterways. An acoustic consultant will be appointed to provide appropriate vibration monitoring to sensitive site locations. Part of the Communications / Stakeholder Engagement Plan will address noise, dust and vibration.

Dust control caused by groundwork's (detail excavation) trades will be via the use of gurneys and hoses and street sweeping of the area adjacent the site will occur when required. Tarpaulins will cover truck trailers and bogies to ensure containment of material during transit.

No construction works shall commence unless the subcontractor has submitted a Risk Assessment and Work Method Statement which details the schedule of plant and equipment describing the equipment types to be used, noise levels these will generate, expected time and duration of use, and any measures required to ensure the noise levels are acceptable (such as screen mufflers), or monitored.

8.27 AIR QUALITY AND ODOUR MANAGEMENT PLAN

The Site Manager will monitor background levels of dust deposition and air quality, the effectiveness of dust emission controls on the construction site and the impacts of any nuisance on adjoining properties or other affected properties.

The Site Manager may require the Subcontractor to carry out additional Air monitoring if a complaint regarding Air Quality is received.

The Site Manager in consultation with the OHSE Manager will advise the monitoring location and the monitoring required will be manned monitoring.

Non-conformances are to be recorded by way of the Parkview's Notification process. *Refer the Site Environmental Management Plan for further details.*

The Subcontractor (and Parkview's Site Manager / OHSE Manager) shall review and analyse the cause of the detected non-conformance and develop a corrective action to prevent recurrence. Details of the non-conformance including any immediate corrective actions undertaken are to be recorded, reviewed and accepted by Site Manager / OHSE Manager.

It is the responsibility of the Site Manager to immediately initiate corrective actions, if required. The non-conformance and corrective action must include details of the action proposed and an appropriate close out date. The system defects report should be signed dated and filed.

If such corrective and preventative action leads to further non-conformance, any further action shall be subject to approval by the Construction Manager / OHSE Manager.

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8.28 VEHICLE TYRES

Where roads surrounding the site are hard surface roads, Parkview will install appropriate wheel washing measures to ensure that road surfaces are always kept clean. This will be supplemented by manually sweeping when needed.

All vehicles will be loaded from concrete or sealed hardstands and any minor spillages shall be swept up immediately by onsite staff in line with compliance measures.

8.29 STORMWATER & EROSION CONTROL

Parkview ensure that sedimentation and erosion control measures will be installed at critical locations around the site to divert, dam and remove, filter or catch water containing sediment from entering the existing storm water or sewerage systems. This will also include but not limited to sediment fences, sandbag traps, mesh and gravel inlet filters, geotextile filter pits etc.

Any ground water or stormwater entering the basement excavation area shall be collected via a sump and processed through the temporary ground water treatment plant in accordance with relevant and respective licence conditions.

All excavation works will comply with:

- The Department of Land and Water Conservation's Erosion and Sediment Control Manual and the Department of Housing Manual Managing Urban Stormwater – Soils and Construction (August 1998)
- NSW Protection of the Environmental Operations Act 1997.

Should groundwater require dewatering, further advice will be sought from the geotechnical engineers and dewatering systems shall be designed and implemented under the direction of the relevant engineers and authorities.

The Stormwater Management Plan is in accordance with the following principles: Planning:

- Divert runoff around disturbed areas
- Limit disturbance to the area
- Stormwater drainage
- Site access will be limited to the minimum number of entry and exit points required
- All approved access points shall be marked prior to the commencement of construction within that area
- Dissipated uncontrolled flow by sediment fencing/ devices placed across the line of water flow
- Reduce the erosive energy (concentrated flow and velocity) of water using measures such as temporary storage, dissipaters, and excavated holding ponds.
- Where practicable maintain stormwater inlets and protect the drainage line from erosion
- Direct runoff from disturbed areas through sediment traps or filters
- Loss of soil from stockpiles is minimised using filter barriers and temporary covering Dispersal Control:
- Prevent deposition of sediment on the public road network due to truck / equipment movements to and from the site
- A purpose-built wheel wash/ shaker facility will be constructed at the exit gates of the site
- Main construction roads on site to be all weather and adequately drained
- Collection of onsite stormwaters into temporary detention basins as part of excavation as required Rehabilitation:

On completion of works remove sediment traps constructed as part of the temporary works to all kerb inlets on streets by removing all silt material from the base of the pit, removing the sedimentation control material and check off.

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Temporary silt traps or sediment control devices will not be removed but shall only be removed following completion of surrounding works.

For landscaped areas, maintenance will continue until vegetation is well established, is independent of further artificial watering.

Erosion and Sediment Control:

It is encouraged that excavation activity is completed in periods of dry weather. The nature of construction allows for runoff to be trapped on site. All existing gutter inlets shall be monitored and controlled within sedimentation guidelines.

Sediment Fences / Devices:

Sediment fences and devices will be used in areas where temporary sediment control is required. These relatively simple devices will dissipate stormwater velocity and collect moving solids.

Throughout the detailed excavation and Post Road Construction period of excavation and construction, temporary sediment fences and devices will need to be positioned where erosion is most severe.

Sediment fences will be placed downstream of stockpiles and disturbed areas. It is important that sediment is collected adjacent to these areas to prevent loss of material downstream.

Sediment devices will be placed in areas where energy dissipation is required. When constructed these systems are commonly known as check dams and are placed in areas where major flow path exists. Straw bales filter coarse sediments but tend to be less effective with fine sediments. For this reason, all Straw bales will be lined on the upstream side with geotextile filter fabric where appropriate. Straw bales will be secured with three stakes and positioned so the bale twine does not degrade due to direct sunlight.

Fencing:

Fencing is an effective and simple way to identify areas that require protection in a construction site. If areas are selected for protection they will be fenced and protected throughout the duration of the construction period.

Orange mesh fencing will be used to distinctly fence-protect trees and any other area or object susceptible to being disturbed by machinery or construction activity.

De-watering:

Management practices have been implemented to address all sources of pollution on the site in accordance with current practices.

Parkview Constructions is committed to Stormwater Management during construction, and as such operates in accordance with industry best practice for the management of stormwater and de-watering discharge.

All site waters during construction and landscaping shall be contained on site and released only when suspended solids are less than 50mg/L (for storms less than 1 in 5-year time of concentration) in order to avoid pollutants entering the Council's stormwater drainage system.

The collection of stormwater / ground water on a project could be discharged to the stormwater system if it meets certain criteria. This would involve an analysis of the quality of receiving waterways and the collected water within the project boundary. This analysis would need to be carried out by a NATA accredited laboratory and the results and final report supplied to Parkview Constructions.

The analysis would need to demonstrate that the collected water within the project boundary does not exceed the tested parameters and have no evidence of the following substances detected:

- Nutrients, from fertilisers
- Herbicides and pesticides used in landscaping
- Acids from washing

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- Building wastes and litter
- Paint and paint wastes
- Oils, grease and fuel from equipment operation and maintenance.

Non-conformances are to be recorded by way of the Parkview's Notification process. *Refer the Site Environmental Management Plan for further details.*

It is the responsibility of the OHSE Manager / Site Manager to immediately initiate corrective actions, if required. The non-conformance and corrective action must include details of the action proposed and an appropriate close out date. The corrective action should be signed, dated, and filed.

If such corrective and preventative action leads to further non-conformance, any further action shall be subject to approval by the Site Manager in consultation with the OHSE Manager and Construction Manager.

8.30 WASTE TRANSPORT AND DISPOSAL

All contaminated and non-recyclable materials to be loaded and transported to an EPA approved landfill sites. All loads departing the site shall be covered with tarpaulins to ensure that any sediment does not escape the truck or bin body.

All recycled materials (minimal) will be disposed of at the closest and relevant recycling depot. Details of the recycling depots will be described in the future site Waste Management Plan.

8.31 STORAGE OF DANGEROUS GOODS

Flammable fuels such as petrol, diesel, Oxy-acetylene, oils, etc. will be stored in bunded and lockable compounds with sufficient ventilation. Material safety data sheets for all flammable and potentially harmful liquids will be stored on site.

8.32 WASTE MANAGEMENT PLAN & REPORTING

Waste bins will be stored on site within the site boundaries. General construction waste will be separated between recyclable and non-recyclable off site. Waste will be removed in a combination of bin sizes dependent on the method of delivery.

Any demolition materials are to be recycled in accordance with both council requirements together with the Development Consent. Food waste will be separated and contained within a bin with a lid. This bin will be changed over at regular intervals to avoid smells and the attraction of rodents.

Waste will be treated as mixed waste and will be delivered to an approved waste recycling facility where it will be processed. Accurate reporting will be available and efficient management of waste separation for recycling is assured.

8.34 ENVIRONMENTAL MANAGEMENT PLAN

- Parkview is committed to pursuing a responsible approach to a sustainable community environment through all its operational activities. An Environmental Management Plan (EMP) will be developed during the contract finalisation phase of the project, to comply with environmental legislation and standards by:
- Implementing programs to assess risk and eliminate or minimise any negative impact on the environment by; recycling materials where possible, facilitating waste reduction of natural resources and implementing waste minimisation disposal methods.
- Embracing a best practice approach to environmental performance through a process of continual review development and improvement.
- Integration of environmental considerations into planning operational activities such as the impact of traffic, plant and work methods.

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- Education of staff, employees and subcontractors in responsible environmental stewardship and responsibilities.
- Conduct business with suppliers and contractors who also demonstrate a commitment to responsible environmental management.
- Establish relevant environmental standards, goals or objectives for each issue, based on the findings of the Preliminary Environmental Assessment, specific conditions imposed by licences and approvals;
- Develop management strategies and actions to meet the environmental objectives, including specific safeguards as identified in the Preliminary Environmental Assessment and conditions of approval;
- Allocate responsibility and timing for the execution of the environmental action and provide a mechanism to ensure that the principles of environmental management are understood by all personnel;
- Develop an appropriate review regime to ensure a documented, periodic and objective system for the evaluation of environmental performance;
- Ensure that all required environmental controls and environmental plans are in place before the commencement of specific works or activities, and
- Develop a process for implementing corrective action, to ensure that recommendations are implemented.

On award of contract, Parkview will develop a detailed Environmental Management Plan. As a minimum this plan will address the following;

- Sediment laden water from the construction site that may potentially flow into the stormwater.
- Stormwater collected in excavations and requiring disposal.
- Groundwater entering excavations and requiring disposal after dewatering.
- Vehicles leaving the site depositing dirt/mud on public roads after rain periods.
- Removal of materials off site escaping from vehicles and polluting roadways.
- Debris and litter collecting along roads and in catch drains and consequently.

Planning for environmental elements including;

- Noise: minimizing noise impacts on the environment - Residents and the surrounding Community and Businesses, by ensuring that the approved noise levels are not exceeded where practical. Noise monitoring will be undertaken during construction activities which create an increase level of noise above acceptable levels on site.
- Vibration: Minimise impact to structure and Residents of the surrounding Community and Businesses. If structures are damaged the necessary remedial measures will be completed satisfactorily.
- Greenhouse Gas emissions: All greenhouse gas emissions generated as a result of construction to be reduced where practical and kept to a minimum.
- Water Quality: Water quality in receiving waters will not be affected by the construction activities. All Stormwater leaving the site, at any time up to 1 in 20-year storm event, is treated /filtered in accordance with the Australian and New Zealand Environment Conservation Council (ANZECC)'s Guidelines for Urban Stormwater Management.
- Water Minimisation: Practices during construction will be aimed at minimising water usage, all fixtures (taps, toilets, urinals, etc) for the use of construction personnel, will achieve a minimum 3-star WELS or equivalent.
- Erosion: Conserve the soils in the areas affected by the construction activities and areas affected by runoff. All Precautions shall be taken to minimise erosion and sediment runoff to watercourses.
- Flora & Fauna: All precautions will be taken to protect the Flora (Mangroves) and Fauna (Large-footed

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Myotis), including nominated trees on site and street trees in accordance with Council's Tree Preservation Order.

- Weed Management: All precautions shall be taken to ensure that the spread of weeds in the locality is not exacerbated by the project.
- Waste Management & Minimisation: 80% of construction waste will be reused or recycled in accordance with the Construction Waste Management Plan (CWMP) prepared by the site when the detailed design of materials has been finalised. Recycle Bins shall be procured, and construction waste materials placed in the appropriate bins on site. All other office waste (glass, paper, etc) will be recycled and placed in the appropriated recycle bins.
- Light: All precautions will be taken to reduce pollution from the unnecessary dispersion of light into the night sky and onto neighbouring property.
- Hazardous Materials storage and handling: Removal of hazardous material from the site will be in accordance with local requirements. All hazardous material is to be handled in accordance with the relevant guidelines, as well as the procedures in the Site Work Health & Safety Plan.
- Rehabilitation: Rehabilitation of disturbed areas shall be undertaken and completed to original conditions or better in accordance with Landscape Consultant. Materials used for rehabilitation and site control works are to originate from the site as much as possible, and areas disturbed by construction activities will be revegetated as soon as possible.

Site specific reports relating to some of the elements above and as required by the Concept Plan approval conditions shall be submitted by individual consultants and address accordingly.

These activities and more specific details relating to the environmental management plan will be documented within the Parkview Environmental Management Plan.

9 PROJECT WHSE PLAN

As stated within this document, it is imperative that the safety and wellbeing of all stakeholders, the Client, the general public and visitors to the site, subcontractors, consultants and all Parkview staff are addressed in all of our planning, design and management decisions.

The comprehensive Health & Safety Management Plan will be provided and developed further on award of contract. It will address how Parkview intends to manage health and safety during the construction of the project and will be further developed and implemented prior to contract award. The Plan is a blueprint for implementing the requirements of the Parkview HSE Management System. This is achieved through;

- The allocation of responsibilities to internal and external stakeholders;
- The identification, assessment and control of Workplace specific HSE impacts (risks); and
- Ongoing management review and consultation with the site team on the effectiveness of the plan and its related documents.

This Health & Safety Management Plan will constantly be reviewed as the design and construction methodology progress.

Please refer to the **WHS - Project WHSE Plan** for further details on the arrangements for managing health, safety and environment on site. This purpose of this plan is to ensure that processes are in place to manage the risks associated with construction.

9.1 WORK HEALTH AND SAFETY POLICY

At Parkview we are committed to ensuring the health, safety and welfare of all our employees, subcontractors and visitors at our workplace.

To achieve this, we will maintain a culture of continuous improvement, which adopts principals of risk management practices and facilitates the integration of health and safety into all activities.

Parkview will maintain an OHS system that complies with AS/NZ 4801 standards and meets regulatory and legislative frame works. We will enforce, monitor and review this policy on a continual basis.

Parkview's OHS will:

- Identify and assess potential hazards and control the risks
- Develop and maintain safe working procedures and programs
- Provide training, information and instruction
- Implement injury management and rehabilitation of injured employees
- Facilitate consultation in workplace health and safety
- Provide adequate resources to facilitate this policy
- Monitor and review OHS compliance

All levels of supervision will be responsible in the areas of their control for the enforcement of Parkview's policy and the health and safety system. Employees and subcontractors will be required to cooperate with Parkview's policies and procedures and any site health and safety requirements by following correct safe work procedures and report any unsafe conditions and accidents to their supervisor and advise the site foreman.

In promoting continuous improvement, and to ensure that the OHS and associated processes on site are being implemented as required, Parkview regularly conduct audits of all sites, policies and objectives. Executives will seek commitment and improvements from all stakeholders: employees, sub-contractors, clients and consults.