
Construction Site Management Plan (CSMP)
14 Federal Pde, Brookvale, N.S.W. 2100
(Submitted to Partridge Remedial c/o Daniel Alderton)

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Purpose

This Construction Site Management Plan (CMP) has been developed to outline a range of health, safety, environmental and traffic considerations relating to proposed work at 14 Federal Pde, Brookvale, NSW. This CSMP aims to:

- Outline our plan to minimise the impact of constructions on neighbours, nearby residents, users of public footpaths and roads, parking, and road use around the site
- Outline environmental considerations related to the works proposed for this site
- Guide compliance with potential conditions and relevant regulatory requirements.
- Propose management procedures to achieve the above

Overview

Project Details:

Company name:	Loka Building Pty Ltd
Director's name:	James Hooper
Company street address:	61 Wattle Rd, North Manly 2100
Contact number/s:	(02) 9939 3099 / 0407 258 048

Contact Details (person responsible for compliance of this CSMP):

Name:	James Hooper
Contact number/s:	02 9939 3099

Construction Works:

Is construction staged: NO

Demolition – Removal of cladding to building

Excavation – Nil works

Construction – The majority of the works are construction related works and all works are to the facades of the building and include:

- Replacement of cladding

Loka Building Pty Ltd is responsible for the site during the stages outlined above.

I, James Hooper, have due authorisation and delegation to sign this CSMP on behalf of Loka Building Pty Ltd and take full responsibility for ensuring compliance with our commitment specified herein, the Local Government Act 1993, and the Environmental Planning and Assessment Act 1979 and any other relevant legislation.



James Hooper
Managing Director
M: 0407 258 048
Dated: 26th June 2024

Site Access Location & Construction

Guideline Objectives:

- To ensure that there are defined site entry points to support site safety and project efficiency

To be considered: <ul style="list-style-type: none">• Site access points to the property	Relevant points and measures to be implemented related to this project: <ul style="list-style-type: none">• Site access will be via the driveway on Federal Pde and from scaffolding erected around the property. This scaffolding will not impinge on council property. No internal access point is required.• No other access points are required
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Provisions for Temporary Sanitary Facilities

Guideline Objectives:

- To ensure adequate ablution facilities for use by employees and sub-contractors

To be considered: <ul style="list-style-type: none">• Placement / location• Maintenance• Number	Relevant points and measures to be implemented related to this project: <ul style="list-style-type: none">• An onsite tradesmen's toilet will be utilised• The number of tradesmen on site at any one time will ensure the frequency of use of this facility will not interfere with any residential use
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Location of Site Storage Areas / Sheds / Equipment

Guideline Objectives:

- To ensure there is relevant storage areas for onsite protection of materials and tools that also supports safety

To be considered: <ul style="list-style-type: none">• Size to support adequate storage• Security of materials and tools onsite• Location	Relevant points and measures to be implemented related to this project: <ul style="list-style-type: none">• A small storage area will be established within the garage
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Location of Building Materials for Construction

See above (*Location of Site Storage Areas / Sheds / Equipment*)

Location & Size of Waste Containers / Bulk Bins

Guideline Objectives

- To ensure that the use of skips or rubbish bins minimises disruption to public areas:

To be considered:

- Placement of skip bins
- Timings for loading and unloading
- Location and height of chutes
- Protect pavements or surfaces

Relevant points and measures to be implemented related to this project:

- Skip bins will be used for this project
- A tipper truck will also be utilised that will be emptied regularly and will not remain onsite overnight. Given the limited open area around the building, this will minimise the build-up of waste onsite
- This tipper truck will be located on the driveway of the property during the day

Methods of Disposal of Demolition Materials

Guideline Objectives:

- To minimise dumping of materials and secure any loose materials and waste to prevent unsightliness around the site and public areas
- Ensure any required council permits for bulk rubbish bins on council land are obtained
- Ensure the removal of hazardous or dangerous materials is done in accordance with relevant guidelines and legislation and by a licensed removalist
- To encourage recycling and re-use of materials where possible

Materials Matrix (generated from project):

Possible materials generated		Reuse & Recycling		Disposal
		Onsite recycling	Off site	
Timber / wood waste	Yes	No	No	KWM
Cardboard	No			
Ferrous metals (iron, steel)	No			
Nonferrous metal (copper wiring)	No			
Concrete	No			
Roofing tiles	No			
Ceramic tiles	No			
Gravel	No			
Gypsum board	No			
Plaster	No			
Paint	No			
Plumbing fixtures and fittings	No			
Carpet and underlay	No			
Stone	No			
Asphalt	No			
Glass	No			
Sand/fill	No			
Topsoil	No			
Green waste	No			
Asbestos	No			
Fluorescent Light Tubes	No			
Hazardous materials (excess paints, solvents)	No			
Plastics	No			
Co-mingled recyclables	No			
General waste	Yes			KWM

*Kimbriki Waste Management (KWM)

**Brookvale Scrape Metal (BSM)

<p>To be considered:</p> <ul style="list-style-type: none"> • Provisions for daily collection rubbish • Obtaining a permit for skip bins and/or containers on council property • Waste collection hours and access • Mitigation controls for prevention of onsite and offsite building waste • Procedures for the removal of hazardous or dangerous materials (i.e. asbestos, contaminated soil) 	<p>Relevant points and measures to be implemented related to this project:</p> <ul style="list-style-type: none"> • No skip bin will be placed on council property. A tipper truck will be used to collect rubbish and removed on a daily basis • There is no identified asbestos in this building therefore an asbestos removal management plan is not required
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Construction Noise and Vibration Management

Objectives

- Minimise the impact of noise and vibration on the immediate neighbourhood
- Outline types of machinery to be used and measures to be implemented to reduce noise and vibration
- To ensure a plan is provided to cater for construction activities within and outside of normal hours
- The likelihood of damage to adjacent buildings and structures is minimised

<p>To be considered:</p> <ul style="list-style-type: none"> • Nature, location and extent of work • Emergency nature of work • Deliveries • Noise and vibration reduction and mitigation measures • Noise associated with machinery, equipment, vehicular movement, voices, workers and radios etc. • Duration of noise • Prevention of damage to adjacent infrastructure • Noise and vibration control measures to be implemented on site, i.e. silencers on pneumatic tools; mobile air compressors; grinding equipment and pavement breaker noise ratings; mechanical plant silencing using current technology. 	<p>Relevant points and measures to be implemented related to this project:</p> <ul style="list-style-type: none"> <input type="checkbox"/> Adherence to residential noise regulations that prohibit the use of tools during the following times: <ul style="list-style-type: none"> ○ Monday to Friday before 7.00am and after 8.00pm ○ Weekends and public holidays before 9.00am and after 8.00pm. <input type="checkbox"/> Equipment: <ul style="list-style-type: none"> ○ Handheld demolition tools (i.e. sledgehammer) will be used ○ No excavation & earth moving equipment to be used ○ Construction equipment will be used - hand held power tools, circular saws, planers etc. ○ No mobile plant equipment to be used ○ No crane types or related to be used ○ There will be noise associated with works (e.g. voices, parking / workers vehicles, radios) <input type="checkbox"/> Construction operation times to be limited to 7.00am – 3.30pm with no Saturday work planned <input type="checkbox"/> Vehicular movements to be limited to normal working hours.
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Dust Control Measures & Air Quality

Guideline Objectives:

- That air quality (airborne dust and pollutants) in and around a construction site is maintained at acceptable levels throughout the construction period
- Dust is maintained at acceptable levels at all times throughout demolition, excavation and construction
- Identify equipment or activities that may cause excessive dust or affect air quality and management techniques

To be considered:	Relevant points and measures to be implemented related to this project:
<ul style="list-style-type: none"> • Provisions for plant equipment powered by internal combustion engines, discharge of smoke fumes, proximity of air intake vents • Maintenance and service of equipment • Vehicular movements from trucks and vehicles • Requirements for materials cut in-situ • Equipment causing excessive dust, stockpiles, loose material, perimeter fencing • Dust suppression techniques 	<p>Activities that may cause effect air quality:</p> <ul style="list-style-type: none"> • Demolition activities and demolition equipment - NA • Excavation activities and earth moving equipment - NA • Ensure loads of debris and soil are covered - NA • Construction equipment (concrete trucks, delivery trucks), use of exit/entry points – NA (Rumble grids are not required given the surface area around the site is all concrete and there is limited vehicle access onto the property) • Concrete or saw cutting equipment – NA • Dust extraction vacuum attachments to power tools are fitted – No Dust • Specify loose materials and stockpiles stored onsite and management of materials – Removed daily via a tipper truck. What is removed as part of the works will be taken from site soon after (likely within the day) so there is no requirement for storage of rubble onsite outside skip bin and tipper • Maintenance of plant equipment and servicing schedule to prevent excessive smoke, or toxic emissions

Stormwater, Sediment & Erosion Control Measures

Guideline Objectives:

- To ensure that contamination or damage to stormwater drains and waterways is prevented
- To ensure sediment from building sites is retained onsite during construction work

To be considered:	Relevant points and measures to be implemented related to this project:
<ul style="list-style-type: none"> • Prevention of stormwater run-off from entering adjoining properties, sewerage system, from cleaning of equipment/trucks, mud on road, uncontrolled run-off of sediment, treatment of water prior to discharge, management of contaminated/polluted water and water collected at bottom of sites • Water saving measures 	<p><u>No runoff is anticipated as a result of these works.</u></p> <ul style="list-style-type: none"> <input type="checkbox"/> Prevent stormwater from entering adjoining properties - NA <input type="checkbox"/> Diverting stormwater to prevent it traveling into the site - NA <input type="checkbox"/> How will stormwater be filtered before being pumped to a legal point of discharge - NA <input type="checkbox"/> Proposed site entry and exit points and stabilisation, including rumble grids, crushed rock and wash bays for cleaning tyres - NA <input type="checkbox"/> Drainage of the site to prevent water retention that may cause structural damage to excavations or retaining walls - NA <input type="checkbox"/> Pump out of excavations into stormwater or sewer. Consider permits to pump out to sewer and stormwater – NA <input type="checkbox"/> Location of site sediment traps, channels and drains that require sediment socks or filters and commitment to check daily or after a rain event – NA <input type="checkbox"/> Management of loose materials, including soil, sand and gravel – NA <input type="checkbox"/> Wash down areas provided near site entries – NA

	<ul style="list-style-type: none"> <input type="checkbox"/> Managing concrete slurry and wash down of equipment – NA <input type="checkbox"/> Identify facilities to wash painting equipment and disposal of liquid waste water – NA <input type="checkbox"/> Vegetation proposed to be retained to assist in sediment controls – NA <input type="checkbox"/> Identify proposed maintenance and replacement program of sediment controls – NA
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Protective Measures for Tree Preservation

Guideline Objectives:

- To ensure any existing vegetation and trees are managed in accordance with policies and guidelines

<p>To be considered:</p> <ul style="list-style-type: none"> • Specific planning permit conditions relating to the retention and protection of trees and vegetation onsite • The planning permit must be carefully read and conditions followed, in particular conditions relating to the retention or management of existing vegetation. • A Tree Management Plan may be required where there are specific planning permit requirements • Incorporate proposed actions in relation to environmental protection 	<p>Relevant points and measures to be implemented related to this project:</p> <ul style="list-style-type: none"> • There are no trees or any vegetation on site so therefore no requirement for any permits, arborist reports or tree management plans
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