



CIVIL AND STRUCTURAL ENGINEERING DESIGN SERVICES PTY LTD

DEMOLITION PLAN

Australian Standard 2601-2001

Client:	MR JACK ZHANG
Property Address:	12 GLADYS AVENUE, FRENCHS FOREST
Job No:	D-11-267621



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15th November 2019

D-11-267621

Mr Jack Zhang
12 Gladys Avenue
FRENCHS FOREST NSW 2086

Dear Sir,

1. *General*

This Demolition Plan has been prepared for the proposed demolition of a swimming pool at lot 2 12 Gladys Avenue, Frenchs Forest. The site map is shown in Appendix A. This report covers the following areas of management:

- Legislation requirements
- Operation Hours
- Management of Noise and vibration
- Management of Dust
- Excavation Methodology
- Waste Management

The work is to be undertaken by a suitable licensed contractor and the contractor should adhere to the Protection of the Environment Operations Act- 1997. All statements and proposals documented in this DMP will be reviewed at the time of awarding of the Contract for the work to ensure alignment will adhere to the Protection of the Environment Operations Act – 1997.

The objects of this Acts are:

- To protect, restore and enhance the quality of the environment in New South Wales, having regard for the need to maintain ecologically sustainable development
- To Provide increased opportunities for public involvement and participation in environment protection
- To ensure that the community has access to relevant and meaningful information about pollution
- To reduce risks to human health and prevent the degradation of the environment by using mechanisms that promote the following
 - Pollution prevention and cleaner production
 - The reduction to harmless levels of the discharge of substances likely to cause harm to the environment
 - The elimination of harmful wastes

- The reduction in the use of materials and the re-use, recovery or recycling of materials
- The making of progressive environmental improvements, including the reduction of pollution at source
- The monitoring and reporting of environmental quality on a regular basis
- To rationalize, simplify and strengthen the regulatory framework for environmental protection
- To improve the efficiency of administration of the environment protection legislation
- To assist in the achievement of the objectives of the *Waste Avoidance and Resource Recovery ACT 2001*.

1.1. Introduction

The property 12 Gladys Avenue, Frenchs Forest 2086 is located on the northern side of Gladys Avenue, Frenchs Forest 2086. The site comprises of all the land contained in Lots 1, 2 & 3.

1.2. Scope of Work

The proposed development has been documented in the architectural drawings. The project is based on the demolition of existing swimming pool (*shown in appendix B*) located in Lot 2 of the property. The work involves:

- *Demolition of existing swimming pool*
- *Excavation and construction of retaining wall & OSD tank (Future Work)*
- *Construction of residential & commercial apartment building (Future Work)*

2. Hours of Operation

The work associated with demolition is to be only carried out during the following hours:

- Monday to Friday: 7:00am to 5:00pm
- Saturday: 7:00am to 5:00 pm
- Sunday/Public Holidays: No Work

3. Public & Property Protection:

All works are to be undertaken in accordance with the public and property protection measures as stated in relevant Australian Standards. Further, temporary site fence is to be erected along the boundary lines to prevent access into the work zone.

4. Environmental

4.1. General

The erosion and sediment controls for the work shall be designed, installed and maintained in accordance with the requirements of Managing Urban Stormwater: Soils and Construction "The Blue Book: 4th Edition, March 2014. Refer Drawing No : Z-11-267177H for detail.

4.2. Noise

Noise from the site shall not exceed the limits set out in the EPA and Safeworks NSW Construction noise guidelines. To minimize the noise impacts, no machine work shall take place outside the normal working hours unless preapproval has been obtained from the concerned parties. Further, all the machinery and trucks used are to be checked for defective systems.

4.3. Vibration

During the demolition work, appropriate measure shall be taken to limit the vibration limits along the site boundary within 15mm/sec. The conditions outlined in the

acoustic and vibration assessment is to be complied as well. The vibration monitoring system may be required if severe impact hammering is required during demolition.

4.4. Dust

To prevent the airborne dust particles, water is to be sprayed at the source of dust, and demolished materials. Shade cloth is to be installed on the fence within 5 meters from the pool to control dust as well.

4.5. Odor Control

Even though the odor will be minimal for the site, all plants and machinery involved in the works are to be regularly serviced and checked for exhaust emissions to control the odor coming out from the machines.

4.6. Storage of Dangerous Goods

Storage of highly flammable fuels such as petrol, diesel, oxy-acetylene, oils etc are to be done in a locked compound with proper ventilation system, in accordance with relevant codes of practices and standards. Materials Safety Data Sheet (MSDS) on flammable and potentially harmful liquids is to be provided by the contractor.

4.7. Toilet Facilities

Proper toilet facilities are to be provided at the work site before the commencement of work and maintained until the works are completed.

5. Waste Management/Recycling Principles

The contractor should comply with the EPA guidelines. All the demolition materials are to be taken to recycling facilities or to appropriate landfills if they are non-recyclable. Hazardous materials are to be removed and disposed of a licensed waste facility.

6. Traffic management

All trucks to be used during the demolition are to be loaded to their prescribed weight limits and covered prior to exiting the site. All heavy vehicles entering and exiting the area will use the existing Gladys avenue road.

7. Services Disconnection & Decommissioning

All existing services to the swimming pool shall be disconnected prior to the demolition work. The principles stated below are to be followed while disconnecting the services

- DIAL BEFORE YOU DIG are to be enquired.
- The work shall be undertaken by suitably licensed contractor
- Disconnection of existing building services shall be performed by specialist in accordance with current relevant regulations.
- Temporary site power shall be provided to have lighting and run electrical tools required for the work.

8. Demolition Conditions & Methodology

8.1. General

The demolition work is to be undertaken in accordance with the methodology and recommendations from structural engineer. Prior to the work commencement, a detailed safe work method statement (SWMS) shall be provided. Vibration monitoring might need to be implemented to prevent any damages to the adjacent structures during the work. A suitable specialist may be engaged during the demolition work.

8.2. Procedure

The demolition works shall be performed according to the following procedure:

- A temporary road (marked in Red) for excavator as shown on Appendix B is to be constructed prior to commencing the demolition work.
- This road can be extended as marked in Blue for future work at lot 3.
- The vibration might need be controlled and measured by appropriate monitors and warning lights.

9. Responsibility & Authorities

The contractor should make available a safety officer during the excavation who will supervise the work. The safety officer should be trained for first aid, traffic control, demolition works and civil engineering.

10. References

- Protection of the Environment Operations Act 1997 and Regulations
- Environmentally Hazardous Chemicals Act 1985
- Protection of the Environmental Administration Act and Regulations
- Work Health and Safety Act 2011 and relevant codes of practice and Standards
- Australian Standards 2601-2001: Demolition of Structures
- Code of practice for the Safe Removal of Asbestos (NOHSC:2002 (1998))
- Guide to the Control of Asbestos Hazardous in Buildings and Structural
- Resource and Recovery Act 2001
- Environmental Planning and Assessment Act 1979
- Heritage Act 1997
- Local Government Act 1993
- Work Health and Safety Regulation 2011
- Soil Conservation Act 1983
- Other DA conditions

Yours faithfully,



E.A. Bennett M.I.E. Aust. Cp Eng. NPER 198230, Member AGS, BPB 0820

Appendix "A"

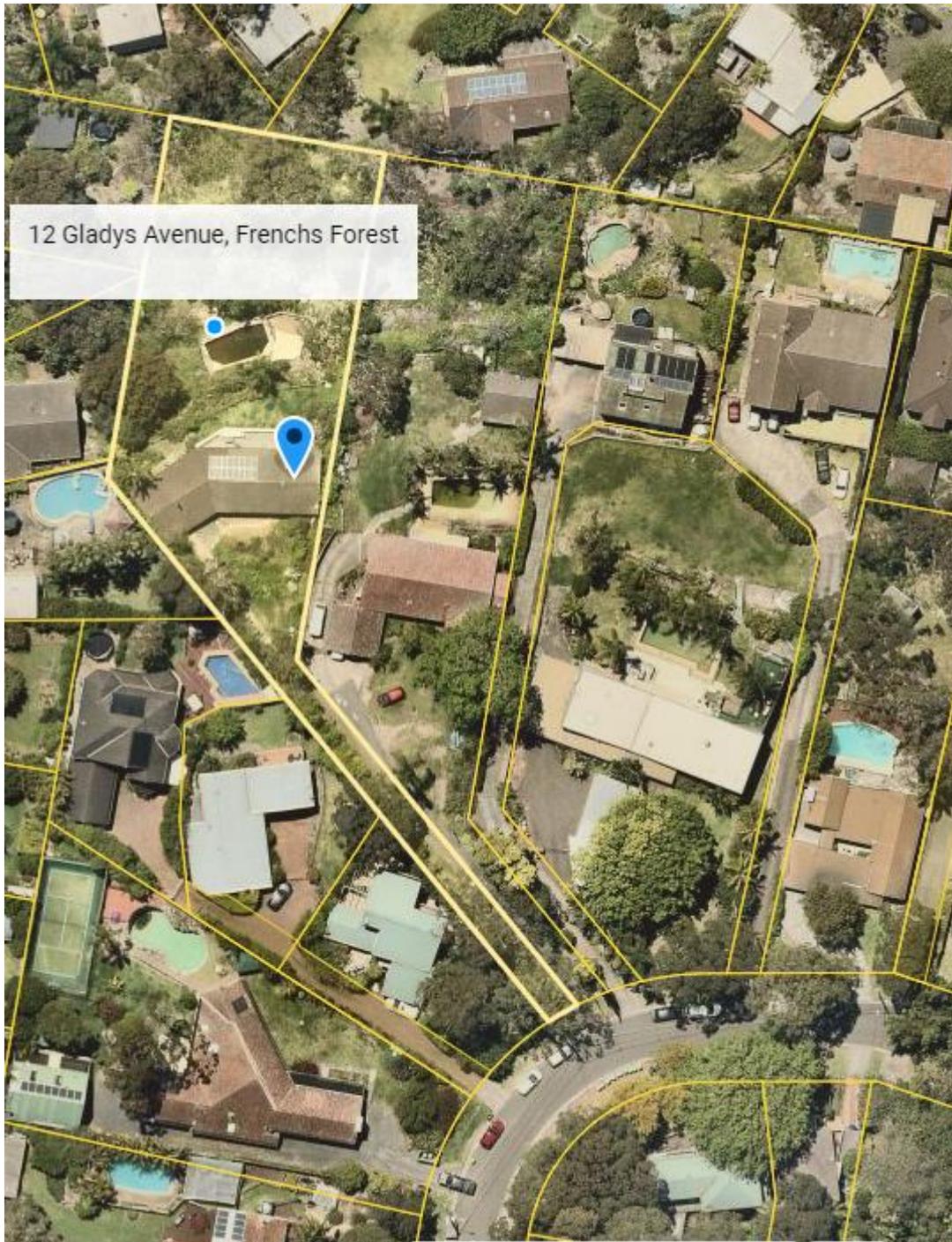


Fig: Site Map (Source: Near Map)

Appendix "C"

Site Pics



Swimming Pool to be demolished



Swimming Pool to be demolished



Area for temporary road works



Building at lot 1, 12 Gladys Avenue, Frenchs Forest