



Our reference: DOC16/456985-01

Mr Cameron Sargent  
Acting Director Key Sites Assessments  
Department of Planning and Environment  
GPO Box 39  
SYDNEY NSW 2001

Dear Mr Sargent

I refer to your letter dated 9 September 2016 requesting the NSW Environment Protection Authority's (EPA) comments on draft Secretary's Environmental Assessment Requirements (SEARs) for the proposed Barangaroo Stage 1B Public Domain Works (SSD 7944).

The EPA has reviewed the draft SEARs and considers that the draft SEARs provided are generally adequate to ensure that the major environmental impacts associated with the proposal will be identified, quantified and addressed in the Environmental Impact Statement (EIS). However, there was little information about the proposal available to the EPA at the time the request was made, and the nature and extent of the works involved are not clear to the EPA. Based on the information available, the EPA understands that the proposal does not include any remediation activities, and the EPA therefore has not included any requirements relating to remediation. However, it is not clear whether the proposal will involve other potentially significant activities, such as piling works or excavation of potentially contaminated soil/sediment. The EPA therefore recommends that additional environmental assessment requirements are included in the SEARs. Please see **Attachment 1** for details.

Remediation and construction activities at Barangaroo are regulated by the EPA under environment protection licence 13336. It is not clear to the EPA whether the proposal forms part of the premises regulated under the licence. The proponent will need to ensure that all activities undertaken within the licenced premises boundary comply with the requirements of the licence.

If you have any questions in relation to this letter please contact Mark Hanemann on 9995 6845 or via email at [mark.hanemann@epa.nsw.gov.au](mailto:mark.hanemann@epa.nsw.gov.au).

Yours sincerely

  
25/09/16  
**DAVID GATHERCOLE**  
A/Director Sydney Industry  
Environment Protection Authority

**ATTACHMENT 1 - EPA RECOMMENDED REQUIREMENTS FOR  
BARANGAROO STAGE 1B PUBLIC DOMAIN WORKS (SSD 7944)**

1. Under the heading "Key Issues", sub heading "6. Land Contamination", the EPA recommends the following requirements be inserted:
  - The EIS must provide details of the nature and location of all activities that may involve excavation of or interaction with potentially contaminated soil, sediment or groundwater.
  - The EIS must clearly explain and provide detailed justification for the preferred treatment methodology (on site or off-site) of any contaminated material encountered during the works.
  
2. Under the heading "Key Issues", sub heading "7. Water Quality and Contamination", the EPA recommends the second dot point be amended to read:
  - Assess the impacts of the proposal on surface and groundwater quality and hydrology, for construction and operation.
  
3. Under the heading "Key Issues", sub heading "12. Air, Noise and Odour" the EPA recommends the following requirements be inserted:
  - The application must include a Noise and Vibration Impact Assessment (NVIA) of construction, operation, traffic and cumulative noise impacts, prepared in accordance with the relevant EPA guidelines. This assessment must consider any potential impacts on nearby noise sensitive receivers and outline proposed noise mitigation and monitoring measures, as per the following relevant policies and guidelines:
    - *NSW Industrial Noise Policy 2000 (EPA)*
    - *NSW Industrial Noise Policy – application notes 2013 (EPA)*
    - *Interim Construction Noise Guideline 2009 (DECC)*
    - *Assessing Vibration: A Technical Guideline 2006 (DEC)*

The NVIA must include details of:

  - proposed construction hours, including justification for any contingency or night-time works;
  - predicted operational noise impacts, including public address systems and landscape maintenance equipment such as leaf blowers; and
  - proposed respite periods for noisy works, such as concrete cutting or piling.
  - The application must include an Air Quality Impact Assessment. The assessment must be prepared in accordance with the Approved Methods for the Modelling and Assessment of Air Pollutants in New South Wales 2005 and must consider the requirements of the *Protection of the Environment Operations (Clean Air) Regulation 2010*. The key air quality issues that must be covered in the assessment include, where applicable:
    - the identification of pollutants of concern including dust and odours;
    - the identification and assessment of all relevant fugitive and point source emissions, including from piling equipment and barges, if applicable; and
    - proposed air quality management and monitoring procedures during the works.
  
4. Under the heading "Key Issues", sub heading "18. Waste Management", the EPA recommends the following requirements be inserted:
  - Provide details of the quantity and type of liquid and non-liquid waste generated, handled, processed or disposed of on-site. Waste must be classified according to the EPA's *Waste Classification Guidelines, Part 1 to 4, 2014*.



- Provide details of liquid waste and non-liquid waste management, including:
  - the transportation, assessment and handling of waste arriving at or generated at the site;
  - any stockpiling of wastes or recovered materials at the site;
  - any waste processing related to the proposal, including reuse, recycling, reprocessing or treatment both on- and off-site;
  - the method for disposing of all wastes or recovered materials;
  - any emissions arising from the handling, storage, processing and reprocessing of waste; and
  - the proposed controls for managing the environmental impacts of these activities.
  
- Provide details of spoil disposal (if applicable) with particular attention to:
  - the quantity of spoil material likely to be generated;
  - proposed strategies for the tracking, handling, stockpiling, reuse/recycling and disposal of spoil;
  - proposed strategies for confirming that waste treatment and/or disposal facilities can lawfully accept waste generated by the proposed development and have received the waste once transported off-site;
  - the need to maximise reuse of spoil material in the construction industry;
  - identification of the history of spoil material and whether there is any likelihood of contaminated material, and if so, measures for the management of any contaminated material; and
  - designation of transportation routes for transport of spoil.
  
- Provide details of procedures for the assessment, handling, storage, transport and disposal of all hazardous and dangerous materials used, stored, processed or disposed of, in addition to the requirements for liquid and non-liquid wastes.

