



Camden Council Fact Sheet

Old Camden High School - 2-14 John Street Camden Demolition Fact Sheet

What has been approved on the site?

The approved development is for:

- demolition of disused school buildings;
- site remediation of contaminated land and earthworks;
- refurbishment of 1 existing building;
- the construction of 26 multiple-unit dwellings and 162 self-contained seniors living;
- dwellings;
- a 76 bed residential care facility and a 51 bed motel;
- a restaurant, cultural & community centre and medical centre; and
- ancillary shops, undercroft car parking and landscaping works.

When was the development approved and who approved it?

The DA was approved by Council on 8 September 2009 with a condition requiring site remediation works to be undertaken prior to any construction works.

On 8 October 2010, the Land and Environment Court issued an amended consent which allowed for the remediation to be undertaken in stages rather than requiring it to be done all at once.

On 14 August 2012, Council approved a modification to the DA to increase the amount of seniors living units and decrease the amount of multi-unit dwellings.

The DA approval includes a number of conditions relating to demolition and site remediation including the monitoring of groundwater, preparation of detailed management plans for the site's remediation, ensuring all remediation work complies with the relevant legislation, the control of noise, dust and odour during works and the requirement to obtain an EPA accredited site auditor to certify the remediation works.

When will the removal of the asbestos and demolition commence and how long will it take?

The removal of asbestos and demolition works are expected to commence in the coming weeks. The demolition is expected to take approximately 3 months.

When will the gas works site remediation commence and how long will it take?

The gas works remediation of the site is to occur after the asbestos removal and demolition works of each stage/part. This refers to the remediation of soil where the gas works were located.

This is expected to commence in late September 2017 and will take approximately 3 months.

A site contractor for these works has not yet been appointed by the developer. Once appointed, the developer can then advise specific details on how the soil will be remediated. Council can request this information and circulate.

How will the asbestos be removed and monitored?

Each building will be cleared of asbestos one at a time by a specialist removal team by hand. An independent environmental hygienist will monitor air quality at all times during the works. The process to remove asbestos sheeting uses a water suppression system i.e. water spray (non-pressurised) or a PVA product. The sheets are then double wrapped in plastic and sealed.

The environmental hygienist will inspect the works and provide clearance for mechanical demolition after each area/building is cleared. The hygienist is licensed by SafeWork NSW.

The asbestos being removed is known as 'non-friable' or 'bonded' which refers to materials where the asbestos is firmly bound in the matrix of the material. These materials are unlikely to release measurable levels of asbestos fibre into the airborne environment and are easier to remove and contain than 'friable' or 'crumbly' asbestos.

Air-quality monitoring equipment will be maintained within the site and on the adjoining school sites. The site manager and independent hygienist will review environmental conditions (including wind) daily to assess if it is safe to work and remove asbestos.

When will the air quality control monitoring systems be installed at the schools?

The developer has advised these systems will be installed during the week commencing 24 July 2017.

What will be the truck routes for the removal of the waste?

Trucks will exit the site via Elizabeth St and will then head to the Camden Bypass via Exeter St or via Argyle St.

The truck loads will be covered prior to leaving the site.

Who is responsible for monitoring the site and who can be contacted with complaints/concerns?

<p><i>For questions relating to the demolition works:</i></p> <p>Daniel Salhani – Operations Manager Phone: 1300 30 66 88 Mobile: 0488 550 353 Email: daniel@dalleydemo.com.au</p>	<p><i>For asbestos removal concerns:</i></p> <p>SafeWork NSW Phone: 13 10 50 www.safework.nsw.gov.au</p> <p><i>For information on asbestos:</i></p> <p>www.asbestosawareness.com.au</p>
<p><i>For gas works remediation concerns:</i></p> <p>NSW Environmental Protection Agency (EPA) Phone: 131 555 Email: info@environment.nsw.gov.au www.epa.nsw.gov.au</p>	<p><i>For general enquiries and concerns:</i></p> <p>Camden Council's Compliance Team Leader - Phone: (02) 4645 5187 Camden Council's Environment & Health Team Leader – Phone: (02) 4654 7754 Email: mail@camden.nsw.gov.au</p>