

Appendix 7

Draft Consent Conditions for Site Remediation under NES-CS

Draft Conditions of Consent

Activity: Remediation of the site with regard to heavy metals and hydrocarbons as a Controlled Activity pursuant to the National Environmental Standard for Assessing and Managing Contaminants in Soil to Protect Human Health

Site Management Plan ('SMP')

1. Prior to any soil disturbance works commencing the consent holder shall submit for certification by Environmental Health Team Leader a site management plan (SMP) prepared by a suitably qualified and experienced practitioner in accordance with the current edition of the Ministry for Environment Contaminated Land Management Guidelines No.1 – *Reporting on Contaminated Sites in New Zealand*. The plan shall detail the procedures, controls and contingency measures that must be implemented for the duration of the works in order to protect human health by ensuring exposure pathways are minimized for the duration of the soil disturbance works and shall include, but not be limited to:
 - a) Erosion and sediment controls;
 - b) Environmental controls for stockpiling;
 - c) Procedures to minimise on-site contaminant dispersal;
 - d) Unexpected contamination discovery protocols; and
 - e) Transport and disposal of any material transported off-site.
2. Soil disturbance works shall be undertaken in accordance with the approved SMP. The procedures, controls and contingency measures outlined in the SMP must be implemented for the duration of the soil disturbance works to ensure minimal adverse effects on human health and the environment.

Material removed from site

3. All material removed from the site in the course of the soil disturbance works shall be disposed to a suitably licensed facility authorised for receipt of material of that kind.

Unidentified Contamination

4. If any previously unidentified contaminated is discovered in any exposed or excavated soil during the redevelopment activities:
 - a) Works in the area where contamination is identified must cease, the area isolated and unexpected contamination protocols in the SMP implemented.
 - b) The potential contamination must be investigated by a SQEP as required by NES; and

- c) Should management outside the scope of methods provided in the SMP or remediation be required then proposed method for remediation/management shall be developed in accordance with the current editions of the Ministry for the Environment Contaminated land management guidelines No.1 Reporting on Contaminated Sites in New Zealand, No.2 Hierarchy and Application of Environmental guidelines values and No 5 – Site investigation and analysis of soils, and provided to Council’s Environmental Health Team Leader for approval prior to works recommencing in the area concerned.

Works Completion Report

- 5. Within two months of soil disturbance works being completed the consent holder shall provide a works completion report to confirm that the methods outlined in the Site Management Plan were enforced for the period required, and that the measures were successful in ensuring the potential risks were adequately managed. The works completion report shall include, but not be limited to:
 - a) Confirmation that the methods described in the SMP were followed;
 - b) A summary of the works undertaken including:
 - i) summary of the earthworks methodology followed; and
 - ii) volume of soil removed (if any) from the site;
 - c) Details of any unexpected contamination encountered during the works and actions taken in respect of this; and
 - d) Copies of disposal receipts for any material removed from the site.