

INFORMATION SHEET



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DUST MANAGEMENT PLANS

The goal of a dust management plan is to make sure that a developer has practical, structured measures in place to minimise dust emissions. The existence of a dust management plan also helps ensure the responsibility and accountability for implementing these measures is passed down to site supervisor level.

The plan itself can be a relatively simple document detailing the following:

- 1) Principal Contractor and contact number for dust complaints
- 2) Scope of works;
 - a) the extent, duration and if staging is to occur
 - b) the time of year that each stage will occur
 - c) how any seasonal factors such summer, winter, public holidays, Christmas shutdowns etc will affect the site.
 - d) whether stages are to transferred to another contractor and whether that contractor also incurs responsibility for dust management and whether they have a plan in place for it.
- 3) The dust control measures that your company is intending to use and at what stage they will be used, for example:

Sprinklers, water carts, gravel or clay capping, hydro mulching of finished or dormant stages, staged landscaping and paving, wind fencing, laying old carpet or matting.
- 4) How often your supervisor will check the site and how your company will plan ahead for extreme weather events. In considering these events it should be noted that Council does not expect your company to stop dust during extreme storm events but rather take proactive steps such as watering down the day before or delaying major site works.
- 5) A site manager's log
- 6) Whether your company intends contacting nearby residents and if not, why not.

- 7) What level of commitment your company is prepared to give in terms of liaising with complainants.

The preferred approach is that developers take the lead role and we pass complainants on to your nominated contact. It is envisaged that Council will only get involved when a complainant has unrealistic expectations or there is a chronic failure in your processes.

The reason the City of Albany prefers this approach is it puts the developer firmly in charge of their client and neighbour relationships and complainants are talking directly with the person who is controlling the site and know what they can and can't achieve.

Further information on Dust Management Plans and Air Quality can be found at the Department of Environment and Conservation Website:

http://portal.environment.wa.gov.au/portal/page?_id=233,5913380&_dad=portal&_schema=PORTAL

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This information sheet is a guide only. Verification with original Local Laws, Acts, Planning Schemes, and other relevant documents is recommended for detailed references. The City of Albany accepts no responsibility for errors or omissions.