

NS-2: Remediation of Contaminated Land

Intent	To encourage and reward the remediation of land for public realm provision.
Credit Requirements	<p>GENERAL</p> <p>Demonstrate the site has been identified as contaminated through the completion of ASTM Phase I and Phase II contamination assessments, or similar.</p> <p>Demonstrate that adequate remedial steps will be taken to decontaminate, or safely encapsulate, the site prior to construction through a Phase III ASTM remediation strategy and implementation plan, or similar.</p> <p>All assessments, analysis and reporting must be carried out by a <i>suitably qualified environmental professional</i>.</p> <p>ADDITIONAL REQUIREMENT/CLARIFICATIONS</p> <p>None</p>
Credit Submission: Design Rating	<ul style="list-style-type: none"> <input type="checkbox"/> Phase I and Phase II site contamination assessment report(s) that: <ul style="list-style-type: none"> ▫ Identify the contaminant sources/types pre-existing on site; ▫ Estimate the degree of contamination; ▫ Present the options for remediating the sources of pollution which present an unacceptable risk to the proposed site usage; <input type="checkbox"/> Drawings, maps or photographs which clearly identify the contamination and areas to be remediated; <input type="checkbox"/> Phase III remediation strategy and implementation plan including the following: <ul style="list-style-type: none"> ▫ Contract and scope of engagement; ▫ The person or organisation responsible for overseeing the decontamination operation (from commencement to completion); ▫ The remedial steps to be taken to decontaminate, or safely encapsulate, the site prior to construction; and ▫ Procedures to ensure that contaminated material (whether solid or liquid) is appropriately handled, stored, transported, treated and/or disposed of to protect human health and prevent environmental pollution. <input type="checkbox"/> CV of the appointed <i>suitably qualified environmental professional</i>.
Credit Submission: Construction Rating	<ul style="list-style-type: none"> <input type="checkbox"/> Validation report of remediation from a <i>suitably qualified environmental professional</i>. The report is to state the individual or company responsible for overseeing the remediation operations (from commencement to completion) and confirm that the site has been correctly and appropriately remediated for the proposed land use; and <input type="checkbox"/> CV of the appointed <i>suitably qualified environmental professional</i>.
Calculations and Methodology	<p>A Phase I analysis includes the identification of the potential for contamination through former land uses and/or through preliminary site analysis, available environmental information, conceptual site model and risk assessment.</p> <p>A Phase II analysis includes the completion of site surveys to determine the presence and extent of contamination on a site, assessment of testing and monitoring results, updated conceptual site model and risk assessment.</p> <p>A Phase III remediation strategy and implementation plan demonstrates the remedial steps to be taken to decontaminate, or safely encapsulate, the site prior to</p>