

## Environmental Health Referral Response - industrial use

<b>Application Number:</b>	DA2020/0498
<b>Date:</b>	29/05/2020
<b>To:</b>	Gareth David
<b>Land to be developed (Address):</b>	Lot 18 SP 23069 , 18 / 1 Moore Road FRESHWATER NSW 2096

### Reasons for referral

This application seeks consent for large/and or industrial development.

And as such, Council's Environmental Investigations officers are required to consider the likely impacts.

### Officer comments

#### General Comments

The applicant advises:

Proposed change of use of part of an existing licensed restaurant (10sqm area)

The proposal, the subject of this application involves the following:

- The proposal Artisan wines and boutique products will be sold individually within the dedicated licensed package liquor area;
  - Minimal stock stored within the room. Additional stock will be stored at a secure storeroom in Northern Beaches - but usually stock will be ordered based on sales for cashflow reasons.
- Application for minor internal fit out to use a part of the existing approved first floor licensed restaurant for the sale of packaged liquor
- Deliver alcohol alongside our other delivery food business - Marilynas Famous Pizza Freshwater and utilising RSA qualified drivers.
  - Curate artisan beverage lists for events which we will supply and deliver to
  - Monthly Wine Club filled with sustainable small batch wines which will be delivered using RSA qualified drivers
  - The delivery of wine sold via online, phone or via delivery form through Happy Wagon.

Proposed hours of operation for the sale of liquor area

Hours of Operation

- Monday – Wednesday: 3pm - 10pm
- Thursday – Saturday: 1pm – 11pm
- Saturday: 11am - 11pm
- Sunday: 11am - 10pm

### Recommendation

APPROVAL - subject to conditions

The proposal is therefore supported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

**Recommended Environmental Investigations Conditions:**

**DEVELOPMENT CONSENT OPERATIONAL CONDITIONS**

**Compliance with previous Consent conditions**

The proposed development shall not impact on nuisance avoidance conditions such as hours of operation, noise, of previous Council Consents : DA83/537, Mod2015/0184, Mod2016/0091

Reason: To avoid potential nuisances to neighbouring residential occupants.