

Environmental Health Referral Response - contaminated lands

Application Number:	DA2021/0212
Date:	09/04/2021
Responsible Officer	Lashta Haidari
Land to be developed (Address):	Lot 101 DP 1209504 , 5 Skyline Place FRENCHS FOREST NSW 2086

Reasons for referral

This application requires detailed consideration of Phase 1 and 2 contaminated land matters
And as such, Council's Environmental Investigations officers are required to consider the likely impacts.

Officer comments General Comments

Detailed Site Investigation prepared by Foundation Earth Sciences dated February 2021 has identified some below surface contamination.

Remedial Action Plan and site Validation required, relevant to the results, discussion, conclusion and recommendation sections of the report.

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:

CONDITIONS THAT MUST BE ADDRESSED PRIOR TO ANY COMMENCEMENT

Remediation Action Plan

A detailed Remediation Action Plan (RAP) is to be prepared by a suitably qualified person in accordance with SEPP 55 - Remediation of Land, NSW EPA Consultants reporting on contaminated land: Contaminated Land Guidelines May 2020, and NSW EPA Sampling design guidelines.

The RAP must:

- address the conclusion and recommendations in section 17.0 of the "Detailed Site Investigation" prepared by Foundation Earth Sciences in February 2021 - Job number E1100-4;
- be submitted to an accredited Certified Environmental Practitioner for review and approval prior

- to remediation;
- identify the extent and depth of all fill material; and
- be submitted to the Principal Certifying Authority.

Reason: To ensure land can be made suitable for its intended use.

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

Compliance with Remediation Action Plan

A validation and site monitoring report is to be prepared in accordance with relevant guidelines issued under the Contaminated Land Management Act 1997. The validation report must be reviewed and approved by an accredited Certified Environmental Practitioner, in accordance with the protocol outlined in the NSW EPA (1997) document entitled "Consultants reporting on contaminated land: Contaminated Land Guidelines", demonstrate that the RAP has been followed through demolition and construction phases, and conclude that the site is suitable for its intended use.

Reason: To ensure compliance with SEPP 55, RAP, Contaminated Land Guidelines, and protection of environment and human health.