

Environmental Health Referral Response - acid sulfate soils

Application Number:	DA2022/1480
Date:	11/10/2022
Responsible Officer	Megan Surtees
Land to be developed (Address):	Lot C DP 20399 , 1466 Pittwater Road NORTH NARRABEEN NSW 2101

Reasons for referral

This application seeks consent for one or more of the following:

- All development in class 1 land
- Any works below ground surface or will lower water table in area class 2 land
- Any works beyond 1 metre or lower water table by 1 metre in class 3 land
- Any works beyond 2 metres or lower water table by 2 metres in class 4 land
- Works on land below 10 metres AHD and within 500m of class 1, 2, 3 or 4 land which are likely to lower water table below 1 metre

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

Officer comments

General Comments

Site defined Acid Sulfate Class 3.

Details of the development are outlined in a series of architectural drawings prepared by Rapid Plans, project number RP0322GRA, dated 5 July 2022.

The works comprise the following:

- Partial demolition of existing structures, and footings preparation
- Construction of new first floor addition and extension to the south-eastern side of the existing dwelling
- New timber framed metal roof.
- Various soft and hard landscaping detail.

The Acid Sulfate report states:

Installation of the proposed works should not have a significant detrimental effect on the ground water movements or water table in the area.

Based on the preliminary testing undertaken on site, pH in Field (pHF) tests ranged from 5.4 to 7.1, and pH in Hydrogen Peroxide (pHFOX) produced values ranging from 5.2 to 6.7. Neither pHF or pHFOX

indicated the presence of potential or actual Acid Sulfate Soils.

Based on the scope of the proposed works and the results of this preliminary assessment, no Acid Sulfate Soil Management Plan (ASSMP) is required for this development.

As a precaution excavated material should be stockpiled on plastic sheeting, and covered before appropriate off-site disposal, or reintroduction to site as controlled fill.

Environmental Health Supports the proposal 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 TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Requirement to notify about new Acid Sulfate Soils evidence

1. Any new information revealed during excavation works that has the potential to alter previous conclusions about Acid Sulfate Soils shall be immediately notified to the Council and the Principal Certifier and a report be obtained from a suitably qualified person. Any recommendations provided by the report are to be complied with during works.
2. Excavated material must be stockpiled on plastic sheeting, and covered before appropriate off-site disposal to a suitably authorised receival facility , or reintroduction to site as controlled fill.

Reason: To protect the environment.