

Environmental Health Referral Response - contaminated lands

Application Number:	DA2023/1869
Proposed Development:	Demolition works and construction of a Residential Flat Building including the consolidation of 3 lots into 1
Date:	23/01/2024
Responsible Officer	Gareth David
Land to be developed (Address):	Lot 5B DP 158658 , 58 Beaconsfield Street NEWPORT NSW 2106 Lot 6 DP 1096088 , 56 Beaconsfield Street NEWPORT NSW 2106 Lot 7B DP 162021 , 54 Beaconsfield Street NEWPORT NSW 2106

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

This application is seeking consent for a proposed residential flat building at 54-58 Beaconsfield Street, Newport. Basement car parking is proposed to allow space for 32 vehicles.

There is no indication of land contamination on 54-58 Beaconsfield and the three properties have historically been used for residential purposes. Although the proposed excavation is approximately 4.7m to 11.7m there is no indication that contamination is a concern at this location.

Environmental Health recommends 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 TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Requirement to Notify about New Contamination Evidence

Any new information revealed during demolition and construction works that has the potential to alter previous conclusions about site contamination or hazardous materials shall be immediately notified to the Council and the Principal Certifier.

Reason: To protect human health and the environment.