

Environmental Health Referral Response - commercial use

Application Number:	DA2020/1011
Date:	09/10/2020
To:	Gareth David
Land to be developed (Address):	Lot 36 DP 11594 , 271 Powderworks Road INGLESIDE NSW 2101

Reasons for referral

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

- Food premises, or
- Backpackers/Boarding house, or
- Mortuary, or
- Skin penetration, acupuncture, tattoo, beauty salon, or
- Public pool

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

Officer comments

General Comments

Environmental Health has reviewed the Statement of Environmental Effects prepared by MB Town Planning dated 11 August 2020 reference J200084 and additional information received 2 October 2020 determined the approval is permissible with conditions.

Further information received by the applicant has clarified that the business will not be conducting drink tastings or serving alcohol to the public on the premises, the business will not be selling packaged spirits to the general public from the property, there will not be any food preparation onsite.

Wastewater from the processing of the products will dispose to the onsite wastewater system already approved. Town water supply is used in all sinks and preparation of the food products. Any rainwater use will be suitably conditioned.

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 Health and Protection Conditions:

DEVELOPMENT CONSENT OPERATIONAL CONDITIONS

Water Supply

Any drinking water supplied to the premises associated with the operation of the business is to be supplied by a suitably approved water supplier with a current and approved Quality Assurance Program demonstrating compliance with division 2 of the Public Health Regulation 2012 and Section 25 of the Public Health Act 20210.

Reason: To ensure the safety of the water supply

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

Registration of Food Business

The food business must be registered with the NSW Food Authority, prior to Occupation Certificate being issued. Evidence of registration is to be provided to the principal certifying authority.

Reason: Food premises are required to be registered with the Appropriate Regulatory Authority.

Kitchen Design, construction and fit out of food premises certification

Prior to the issuing of any interim / final occupation certificate, certification is to be provided from a suitable qualified person that the design, construction and fit out of food premises is compliant with the requirements of AS 4674:2004 Design, construction and fit out of food premises and the Australian New Zealand Food Standards Code Standard 3.2.3.

Details demonstrating compliance are to be submitted to the Principal Certifying Authority.

Reason: To ensure that the food premises complies with the design requirements. (DACHPFPOC3)

Licensing Requirements

Prior to occupation, the operator is to obtain the applicable licence from Liquor and Gaming NSW. Evidence of an approved licence is to be submitted to the principal certifying authority.

Reason: To ensure compliance with applicable licence requirements in NSW

Quality Assurance Program

Prior to occupation certification, a quality assurance program is to be submitted to NSW Health and approved for the use of the private rainwater supply on the premises. At all times, compliance with Section 25 of the Public Health Act 2010 and Division 2 of the Public Health Regulation 2012 (NSW).

Reason: To ensure the safety of water associated with the use of the business.