

Environmental Health Referral Response - Solid Fuel Heaters

Application Number:	DA2019/0349
Responsible Officer	Benjamin Price
Land to be developed (Address):	Lot 2 DP 758566 , 25 Ballyshannon Road KILLARNEY HEIGHTS NSW 2087

Reasons for referral

This application requires detailed consideration of solid fuel heaters.
And as such, Council's Environmental Investigations officers are required to consider the likely impacts.

Officer comments

General Comments

Environmental Health has assessed this referral with regard to the installation of a wood-fired heater. Council is adverse to the installation of more wood-fired heaters that potentially create air pollution. In saying this, it may be unfair to reject the application if the correct procedures have been followed. As no information was given about the unit to be installed, Council will need this information before the final Occupation Certificate can be released. A standard set of conditions will be required to be followed and if the unit is not installed as required it will contravene DA conditions.

Besides the installation of a solid fuel heater, we recommend refusal of the proposed fire-pit. According to *Protection of the Environment Operations (Clean Air) Regulation 2010*:

PART 3 Division 3 Control of burning in local government areas

12 Offences

(1) A person must not burn anything:

(a) in the open, or

(b) in an incinerator,

in a local government area specified in Part 1 of Schedule 8 except in accordance with an approval.

Recommendation

APPROVAL of solid fuel heater - subject to conditions

REFUSAL of fire pit

Recommended Environmental Investigations Conditions:

DEVELOPMENT CONSENT OPERATIONAL CONDITIONS

Certificate of Compliance

Provide Council a certificate from an appropriately qualified person indicating the system is compliant with all relevant legislation, Building Code of Australia, Australian Standards, Specifications and manufacturer requirements.

Reason: To ensure the system operates in a legislatively compliant manner.

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

Installation of solid/fuel burning heaters

Installation work must be carried out by an appropriately experienced and qualified person and in accordance with the relevant provisions of AS2918:2001 – Domestic Solid Fuel Burning Appliances – Installation

Reason: To ensure the installation is completed in a legislatively compliant manner.

Certification of solid fuel burning heaters

A certificate from an appropriately qualified person indicating the system is compliant with all relevant legislation, Building Code of Australia, Australian Standards, Specifications and manufacturer requirements is to be submitted to Council prior to the operation of the solid fuel heater.

Reason: To ensure the system operates in a legislatively compliant manner.

ON-GOING CONDITIONS THAT MUST BE COMPLIED WITH AT ALL TIMES

Maintenance of solid fuel heaters

The owner/occupier shall ensure servicing of the heater is maintained according to the manufacturer's specifications.

Reason: To ensure that works do not interfere with reasonable amenity expectations of residents and the community.

Operation of solid fuel burning heaters

You are requested to take all practicable measures to prevent the likelihood of causing smoke and/or odour nuisances. Such measures should include:

- Using dry seasoned hardwood
- Storing wood in a dry well ventilated place
- Having a hot and well oxygenated fire
- Ensuring that the chimney flue is clean
- Checking the chimney at different stages of the fire to see if there is any smoke

Reason: To ensure that works do not interfere with reasonable amenity expectations of residents and the community.