

Environmental Health Referral Response - commercial use

Application Number:	DA2024/0827
Proposed Development:	Alterations and additions to an existing commercial premises
Date:	02/07/2024
To:	Reeve Cocks
Land to be developed (Address):	Lot 1 DP 608972 , 58 North Steyne MANLY NSW 2095

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, accupuncture, 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

The proposed development includes the following scope of works:

- Demolition of a charcoal grill and associated exhaust and ductwork;
- Installation of a pizza oven (in the location of the old charcoal grill) and associated mechanical services;
- Installation of a new charcoal grill and associated mechanical services located within the main kitchen area; and
- Installation of a wet scrubber above the new charcoal grill and pizza oven, and connection into mechanical services. The wet scrubber uses water spray and mist in the kitchen exhaust ductwork to ensure that live embers do not enter the ducting. The embers are extinguished by the water spray and mist in the wet scrubber preventing the risk of starting a fire.

The premises has been an existing food premises (restaurant and bar) for some time - The proposed use is inherently the same with the above changes which will upgrade cooking equipment and services in the existing kitchens.

The proposal is considered appropriate with appropriate conditions of consent recommended.

Recommendation

SUPPORTED - 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:

CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

Plans of Kitchen Design, construction and fit out

Prior to any Construction Certificate (CC) being issued, detailed plans that demonstrate compliance with Standard 3.2.3 of the Australian and New Zealand Food Standards Code, the Food Act 2003 and Australian Standard AS 4674 'Design, construction and fit out of food premises', must be submitted to and approved by the Principle certifier. These plans are to be prepared by a suitably qualified person.

The plans must detail adequate provision for storage including separate storage of food, equipment, chemicals and personal belongings.

Reason: To ensure that the food premises complies with the design construction and fit-out requirements.

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 appropriate regulatory authority, prior to the Occupation Certificate being issued.

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