

## Environmental Health and Protection Referral Response - industrial use

<b>Application Number:</b>	DA2013/0686
<b>To:</b>	Teresa Gizzi
<b>Land to be developed (Address):</b>	Lot 1 DP 868761 114 Old Pittwater Road BROOKVALE NSW 2100

### Reasons for referral

This application seeks consent for large/and or industrial development.

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

### Officer comments

Is the proposal for an industrial use?	YES
Was sufficient documentation provided appropriate for referral?	YES
Are the reports undertaken by a suitably qualified consultant?	YES
Have you reviewed the Statement of Environmental Effects, and consider ongoing use, such as: - Processes with emphasis on potential pollution (air, noise, water and land) - Hazardous Materials, liquids stored on site - Waste storage, disposal. - Mechanical ventilation	YES
Have you Consider impact of noise, hours of operation, location to nearest residential, location of equipment, times of deliveries, noise management plans, acoustic reports etc.	YES
If the proposal is a scheduled premises have you recommended that the DAO refer the proposal to OEH?	N/A
<b>General Comments</b>	
This proposal has been reviewed by Environmental Health and Protection Department. No objections subject to the following conditions.	
<b>Recommendation</b>	APPROVAL - subject to conditions
Comments completed by: Anita Smojver	
Date:2 July 2013	

### Recommended Environmental Health and Protection Conditions:

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

### Storage of liquid

Adequate holding facilities shall be constructed for the storage of liquids in accordance with *AS 1940-2004 The Storage and Handling of Flammable and Combustible Liquids* and *AS 3780:2008 The Storage and Handling of Flammable and Combustible Liquids* before commencement of use.

Reason: To ensure liquids are correctly contained. (DACHPCPCC5)

### Bunding and floor Bunding Material

Prior to the issue of any construction certificate details of Bunding and Floor Bunding Material adequate to prevent liquids leaving the site, accessing storm water systems and causing environmental harm are to be submitted to the satisfaction of the Certifying Authority.

Details shall include:

- a) Bund wall and floor must be constructed from materials impervious to the liquid or substances stored on site.
- b) The bund walls and floors must be strong enough to withhold any spillage from storage facilities.
- c) The area is to drain toward a collection point. The collection point must have a collection sump.
- d) The bunded area shall contain pipes and pumps for the removal of liquids. The pipe and pump facilities must be arranged within the areas so that the bund can't leak and that the pumps will still operate when the bund is full.

Reason: To prevent liquids leaving the site, accessing storm water systems and causing environmental harm. (DACHPCPCC6)

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

### Requirement of Emergency Response Management Plan

An emergency response management plan shall be prepared and submitted to the Principal Certifying Authority before the issue of the occupation certificate. The plan shall include the following:

- List of chemicals and maximum quantities to be stored at the site;
- Identification of potentially hazardous situation;
- Procedure for incident reporting;
- Details of spill stations and signage;
- Containment and clean-up facilities and procedures; and

The roles of all staff in the plan and details of staff training

Reason: Environmental Protection and Emergency Management. (DACHPFPOC5)

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

### Spill Clean up Equipment

Sufficient suppliers of appropriate absorbent materials and or other spill clean up equipment shall be

kept on site to recover any liquid spillage. Liquid spills shall be cleaned up using dry methods only

Reason: To ensure that any liquid spills can be contained on site and prevent the contamination of storm water drains. (DACHPGOG5)