

## Environmental Health Referral Response - industrial use

Application Number:	DA2020/0578
Date:	18/06/2020
To:	Phil Lane
Land to be developed (Address):	Lot 5 DP 1521 , 3 Green Street BROOKVALE NSW 2100

### Reasons for referral

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

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

### Officer comments

#### General Comments

The hours of operation for the dance studio premises are:

- Monday – Friday 9:00am – 9:00pm
- Saturday 8:00am – 4:00pm.
- Sunday – Closed
- Public Holidays - Closed

Although located in an industrial area the site backs onto residential premises.

The acoustic assessment concludes as follows:

Based on proposed activities to be undertaken as part of the dance studio and the potential noise emissions to the surrounding receivers has been reviewed and the proposed dance studio is consistent with achieving compliance with the relevant noise emissions criteria providing suitable acoustic treatments are included in the operation of the studio including the following:

1. The external facade openings including windows are closed during periods when the studio is to be used for dance with amplified music playing.
2. Music not to be played with a level of greater than 85 dB(A) internally

### 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 Investigations Conditions:

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

**Noise**

Compliance with the findings and recommendations of White Noise Acoustics 27 May 2020 report for acoustic treatments and the operation of the studio including the following:

1. The external facade openings including windows are closed during periods when the studio is to be used for dance with amplified music playing.
2. Music not to be played with a level of greater than 85 dB(A) internally

Additionally Council requires;

3. The sound level settings on music amplifiers being set/marked on equipment by an acoustic engineer to ensure sound levels are easily controlled and managed ongoing.
4. Signage ,as a reminder to users, being placed on the external facade openings and windows requiring them to be closed when amplified music is played.

Reason: To avoid any noise nuisance to neighbouring residential and commercial receivers (DACHPGOG5)