

## Environmental Health Referral Response - industrial use

<b>Application Number:</b>	DA2021/2116
<b>Date:</b>	25/11/2021
<b>To:</b>	Maxwell Duncan
<b>Land to be developed (Address):</b>	Lot 103 DP 1247294 , 145 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 Investigations officers are required to consider the likely impacts.

### Officer comments

#### General Comments

The proposal for a wellness/hydrotherapy centre has been assessed against provisions of Protection of Environment Operations Act 1997, Noise Policy for Industry 2017, and Contaminated Land Management Act 1997.

#### Noise

We concur with the acoustic report, that operations will comply with the relevant operational noise criteria, and do not trigger the need for specific controls or restrictions in the form of conditions.

#### Lead paint

As stated in the demolition documentation, lead paint will need to be removed from external wall/s. Council is not the regulatory authority in this instance, the applicant or demolition crew may be required to notify or contact SafeWork NSW regarding lead paint removal works. Noting that the relevant guideline is AS4361.2: 2017 - Guide to Hazardous Paint Management.

#### Register as per Public Health Act

See below the standard condition for public pools with regard to operations under the Public Health Act 2010.

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:

## DEVELOPMENT CONSENT OPERATIONAL CONDITIONS

### Registration of Swimming Pool

The occupier of a Public Swimming Pool must notify the Council prior to commencement of trading. The Swimming pool must be disinfected as prescribed by the Public Health Regulation 2012 and appropriate records maintained.

Reason: To ensure compliance with the Public Health Regulation 2012.