

## Environmental Health Referral Response - industrial use

<b>Application Number:</b>	DA2021/1375
<b>Date:</b>	24/08/2021
<b>To:</b>	Catriona Shirley
<b>Land to be developed (Address):</b>	<p>Lot 51 SP 50167 , 14 / 54 Wattle Road BROOKVALE NSW 2100</p> <p>Lot 52 SP 50167 , 14 / 54 Wattle Road BROOKVALE NSW 2100</p> <p>Lot 56 SP 50167 , 14 / 54 Wattle Road BROOKVALE NSW 2100</p> <p>Lot 57 SP 50167 , 14 / 54 Wattle Road BROOKVALE NSW 2100</p> <p>Lot 58 SP 50167 , 14 / 54 Wattle Road BROOKVALE NSW 2100</p> <p>Lot 59 SP 50167 , 14 / 54 Wattle Road BROOKVALE NSW 2100</p>

### 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

In summary the proposal is to increase hours and patron numbers (70 to 150)

#### Hours of Operation

The original development consent approved the following hours of operation:

Brewery (Industrial Premises)

- Monday to Sunday – 8am – 5pm

Taproom (Industrial retail outlet)

- Monday to Wednesday – 11.00am – 10.00pm
- Thursday to Saturday – 11.00am – 12 midnight
- Sunday – 11.00am – 10.00pm

It is proposed to extend these to also permit outdoor seating as detailed below.

Brewery (Industrial Premises)

- Monday to Sunday – 8am – 5pm

Taproom (Industrial retail outlet)

- Monday to Wednesday – 11.00am – 10.00pm
- Thursday to Saturday – 11.00am – 12 midnight
- Sunday – 11.00am – 10.00pm

Outdoor seating

- Friday 5pm – midnight
- Saturday – 11.00 am - midnight
- Sunday – 11.00am – 10.00pm

As the premises are located in an industrial area, with all building openings facing away from the

adjacent residential area, noise is not expected to be an issue where the business is properly managed. All music is to be within the building and not in the outdoor seating area.

The acoustic assessment by Acoustic Logic 21/8/20 (update letter 2 August 21) was previously assessed on up to 150 patrons and is considered suitably current considering all circumstances, providing all recommendations are carried out.

There is a vehicular entrance(tunnel) from the site to the nearest residential area. Should issues develop in future gates could be potentially be provided to restrict pedestrian access.

On this basis no objections are raised.

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 management**

- 1, The recommendations by Acoustic Logic Noise Assessment (21.8.20) being implemented.
2. The Management Plan for the business shall be updated and include reference to and all recommendations of the Acoustic Assessment. (copy to Council prior operations commencing)) This shall also include specific conditions:
  - o No live or amplified music to be played in the outdoor dining area
  - o No live music after 10pm
  - o Roller shutter is to remain closed during any live music event.
  - o All doors (entry or to outdoor area) are to remain closed during live music
  - o A noise limiter is to be installed to ensure the sound pressure level from the operation of the sound reinforcement system or amplified band does not exceed 90dB(A)L10 when measured within the space.
3. The Management Plan shall be kept on site ongoing.

Reason: To ensure noise is properly managed to avoid nuisance ongoing.