

Environmental Health Referral Response - industrial use

| | |
|--|---|
| Application Number: | DA2020/1480 |
| Date: | 25/02/2021 |
| To: | Anne-Marie Young |
| Land to be developed (Address): | Lot 1 DP 5055 , 8 Forest Road WARRIEWOOD NSW 2102 |

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

A review of the Statement of Environmental Effects and the services plans dated September 2020 have identified a number of exhaust risers located within close proximity to bedrooms and air conditioning plant rooms located in close proximity to bedrooms. These have the potential to cause a noise disturbance to the residential occupants therefore a suitable condition is to be applied.

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:

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

Mechanical Ventilation certification

Prior to the issuing of any interim / final occupation certificate, certification is to be provided from the installer of the mechanical ventilation system that the design, construction and installation of the mechanical ventilation system is compliant with the requirements of AS1668 The use of mechanical ventilation.

Details demonstrating compliance are to be submitted to the Principal Certifying Authority.

Reason: To ensure that the mechanical ventilation system complies with the design requirements.
(DACHPFPOC4)

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

Noise Plant

Noise and vibration from the use of the exhaust systems and/or ventilation system shall not exceed the background noise level by more than 5dB (A) and shall not be audible inside a habitable room of any residential dwelling on the property and/or inside any habitable room of a premises of a neighbouring property.

Reason: To protect the noise amenity of the area (DACHPGOG6)