

Environmental Health Referral Response - acid sulfate soils

Application Number:	DA2020/0816
Date:	27/07/2020
Responsible Officer	Tony Collier
Land to be developed (Address):	Lot 2 DP 748426 , 33 Bassett Street MONA VALE NSW 2103

Reasons for referral

This application seeks consent for one or more of the following:

- All development in class 1 land
- Any works below ground surface or will lower water table in area class 2 land
- Any works beyond 1 metre or lower water table by 1 metre in class 3 land
- Any works beyond 2 metres or lower water table by 2 metres in class 4 land
- Works on land below 10 metres AHD and within 500m of class 1, 2, 3 or 4 land which are likely to lower water table below 1 metre

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

Officer comments

General Comments

The proposal seeks to construct a nursing home with basement car park on a property mapped as class 3 & 4 Acid Sulfate soils.

An acid sulfate soil preliminary assessment accompanies the development application. Based on the assessment undertaken the consultant advises that an acid sulfate management plan is not required based on low risk of encountering acid sulfate soils indicated by their testing.

Based on this assessment Environmental Health recommend approval with no conditions imposed.

Recommendation

APPROVAL - no 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:

Nil.