

Environmental Health Referral Response - industrial use

Application Number:	DA2022/1431
Date:	20/10/2022
To:	Maxwell Duncan
Land to be developed (Address):	Lot 1 DP 28219 , 635 Warringah Road FORESTVILLE NSW 2087 Lot 15 DP 212195 , 633 Warringah Road FORESTVILLE NSW 2087

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

Supported – Subject to Conditions

Application is for the demolition of structures at 633 to 635 Warringah Road FORESTVILLE and construction of seniors housing.

The applicant has provided an Acoustic Assessment by Blackett Acoustics dated August 2022 (reference: Report No. BA200114A Version A).

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 TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

Noise - Design and Location of Mechanical Plant

Prior to the issue of a Construction Certificate, the design, specifications and location of noise generating mechanical plant including air conditioning units are to be provided to the Principal Certifier. An acoustic assessment is to be undertaken by a suitably qualified professional such as an acoustic engineer to determine acoustic treatments to control noise emissions from all mechanical plant noise in accordance with the recommendations within the Acoustic Assessment by Blackett Acoustics dated August 2022 (reference: Report No. BA200114A Version A).

Any design recommendations made by the consultant must be implemented into the plans prior to issuing the Construction Certificate in order to achieve compliance with noted conditions of this

consent.

Reason: To maintain acoustic amenity to building occupants and protect surrounding residence from any noise generated by the operation of the development.

Acoustic Report Recommendations

Prior to the issuing of any Construction Certificate, documentation is to be submitted to the satisfaction of the Principal Certifier that recommendations within the Acoustic Assessment by Blackett Acoustics dated August 2022 (reference: Report No. BA200114A Version A) have been implemented/incorporated into the design of the premises.

Reason: To maintain acoustic amenity to building occupants and protect surrounding residence from any noise generated by the operation of the development.

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

Acoustic Report Certification

Prior to any occupation certificate being issued, a further acoustic assessment is to be undertaken by a qualified and experienced person(s) to confirm compliance with the recommendations within the Acoustic Assessment by Blackett Acoustics dated August 2022 (reference: Report No. BA200114A Version A).

Any recommendations made by the consultant must be implemented prior to issuing the Occupation Certificate, in order to achieve compliance with noted conditions of this consent.

Reason: To maintain acoustic amenity to building occupants and protect surrounding residence from any noise generated by the operation of the development.