

Environmental Health Referral Response - unsewered land

Application Number:	DA2022/0335
Date:	30/05/2022
Responsible Officer	Kye Miles
Land to be developed (Address):	Lot 10 DP 11594 , 240 Powderworks Road INGLESIDE NSW 2101

Reasons for referral

This application seeks consent for development upon unsewered land.

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

Officer comments

General Comments

An extension of the existing land application area is seen as an acceptable method to cope with the effluent load of a 5 bedroom dwelling. A wastewater report has been provided to demonstrate that 995m² of movable surface irrigation line will be installed beneath a surface water diversion drain. We are satisfied that the proposal meets the requirements of relevant the Australian Standard and NSW *On-site Sewage Management for Single Households* guideline.

It is noted that any surface water diversion must be done so in accordance with Council's *Water Management for Development Policy*, Section 5.6 Stormwater Entering Properties from Upstream Lots, "runoff currently entering the site from upstream properties should not be obstructed from flowing onto the site nor redirected so as to increase the quantity or concentration of surface runoff entering adjoining properties".

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 Health and Protection Conditions:

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

Wastewater System Approval to Operate

Prior to the release of the Occupation Certificate (OC), the owner and/or operator of the on-site wastewater management system must obtain a Local Government Act Section 68 'approval to operate' from Council.

Reason: To ensure the wastewater system is in adequate operational condition.

Wastewater System Installation approved by a suitably qualified person

Prior to the release of the Occupation Certificate (OC), the Principal Certifier must provide evidence from a suitably qualified person that the on-site wastewater management system has been installed according to the design approved as part of the development application determination. The approved design is provided in the "On-site Wastewater Report" 1916-WW-A-01 by Broadcrest Consulting Pty Ltd, dated May 2022.

Reason: To ensure the wastewater system has been installed correctly to minimise the potential for harm to health.