

Environmental Health Referral Response - industrial use

Application Number:	DA2021/1508
Date:	27/09/2021
To:	Adam Mitchell
Land to be developed (Address):	Lot B DP 389449 , 882 A Pittwater Road DEE WHY NSW 2099

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

Environmental Health have no objections to the proposal based on the information provided. With regard to amenity, we have considered noise as the predominant source of potential impacts. An acoustic report has provided recommendations to mitigate noise impacts of mechanical exhaust and operations, those recommendations will form the foundation for conditions of consent.

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 assessment

Prior to the issue of a Construction Certificate, the design, specifications and location of noise generating mechanical plant are to be provided to the Principal Certifying Authority.

An acoustic assessment is to be undertaken by a suitably qualified professional such as an acoustic engineer to determine acoustic treatments to control noise in accordance with Sections 6, 7 and 8 within the Acoustic Report by Koikas Acoustics Pty Ltd dated 23 July 2021 (Reference 4617R20210319mfc882APittwaterRdDeeWhy_DAv2.docx).

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.

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

Reason: To maintain amenity of the surrounding area. (DACHPCPC6)

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 Sections 6, 7 and 8 within the Acoustic Report by Koikas Acoustics Pty Ltd dated 23 July 2021 (Reference 4617R20210319mfc882APittwaterRdDeeWhy_DAv2.docx).

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. The updated acoustic assessment is to be submitted to the PCA for certification.

Reason: To protect the acoustic amenity of neighbouring properties. (DACHPFPOC6)