

Environmental Health Referral Response - Solid Fuel Heaters

Application Number:	DA2025/0597
Proposed Development:	Alterations and additions to a dwelling house including a swimming pool and boat shed
Date:	05/06/2025
Responsible Officer	Brittany Harrison
Land to be developed (Address):	Lot 1 DP 771371 , 72 Cabarita Road AVALON BEACH NSW 2107

Reasons for referral

This application requires detailed consideration of solid fuel heaters. And as such, Council's Environmental Investigations officers are required to consider the likely impacts.

Officer comments

General Comments

The proposal seeks approval for (n part) a fireplace situated on the northern side of the dwelling in conjunction with the living room.

The plans supplied with the proposal do not provide enough detail to describe:

- the location of the flue associated with the fireplace
- the height of the flue associated with the fireplace with respect to the height of the roof of the dwelling
- the position of the flue exit in relation to the closest neighbouring building

As such, Environmental Health is unable to undertake a proper assessment of the proposal in terms of compliance with Australian Standard 2918:2018 and relevant guidelines.

Recommendation

REFUSAL

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Environmental Investigations Conditions:

Nil.