

Environmental Health Referral Response - Solid Fuel Heaters

Application Number:	DA2020/1345
Date:	18/11/2020
Responsible Officer	Gareth David
Land to be developed (Address):	Lot 10 DP 414209 , 27 Rangers Retreat Road FRENCHS FOREST NSW 2086

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 Plans show a fireplace to be installed as part of the the new construction. It is not clear whether the existing fireplace is operational, will be removed or is approved/compliant -all solid fuel heaters require installation approval from Council under the *Local Government Act 1993* or via a DA.

We are concerned that an additional fireplace will cause smoke nuisance -prevailing winds, topography and tall trees are an indication that smoke may be directed at surrounding residences.

Either the existing fireplace will need to be non-operational, or, the proposed fireplace removed from the Plans.

Recommendation

APPROVAL - subject to conditions

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

Recommended Environmental Investigations Conditions:

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

Installation of solid/fuel burning heaters

Installation work must be carried out by an appropriately experienced and qualified person and in accordance with the relevant provisions of AS2918:2001 – Domestic Solid Fuel Burning Appliances – Installation

Reason: To ensure the installation is completed in a legislatively compliant manner.

Certification of solid fuel burning heaters

A certificate from an appropriately qualified person indicating the system is compliant with all relevant legislation, Building Code of Australia, Australian Standards, Specifications and manufacturer requirements is to be submitted to Council prior to the operation of the solid fuel heater.

Reason: To ensure the system operates in a legislatively compliant manner.

One operational fireplace for the dwelling

Prior to the release of any Occupational Certificate, evidence must be provided to Council that only one fireplace is operational.

Reason: Protect surrounding residential amenity by limiting the amount of fireplaces able to produce smoke.

ON-GOING CONDITIONS THAT MUST BE COMPLIED WITH AT ALL TIMES**Maintenance of solid fuel heaters**

The owner/occupier shall ensure servicing of the heater is maintained according to the manufacturer's specifications.

Reason: To ensure that works do not interfere with reasonable amenity expectations of residents and the community.

Operation of solid fuel burning heaters

You are requested to take all practicable measures to prevent the likelihood of causing smoke and/or odour nuisances. Such measures should include:

- Using dry seasoned hardwood
- Storing wood in a dry well ventilated place
- Having a hot and well oxygenated fire
- Ensuring that the chimney flue is clean
- Checking the chimney at different stages of the fire to see if there is any smoke

Reason: To ensure that works do not interfere with reasonable amenity expectations of residents and the community.