



**Department of Planning and Environment: Major Development Request for advice
Review of Pathways Residences Cremorne at 50-88 Parraween Street and 59-67
Gerard Street, Cremorne**

Development: Proposed Seniors Living Development

I refer to the abovementioned development. Northern Sydney Public Health Unit has reviewed the:

- i) Preliminary (Stage1) Site Investigation report prepared by JKEnvironments dated 14 July 2023 (Ref: E35736PTRptRev2);
- ii) Detailed Site Investigation report prepared by JKEnvironments dated 14 July 2023 (Ref: E35736PTRptRev2); and
- iii) Remediation Action Plan (RAP) prepared by JKEnvironments dated 14 July 2023 (Ref: E35736PTRptRev2).

Northern Sydney Public Health Unit comments are provided below.

1. Ensure compliance with applicable legislative requirements and guidelines, including Protection of the Environment Operations Act 1997 and the Environmental Planning & Assessment Act 1979.
2. Remediation must occur in accordance with the Remediation Action Plan prepared by JKEnvironments dated 14 July 2023 (Ref: E35736PTRptRev2).
3. Regarding contaminated soils,
 - Any contaminated soils from the site must be stored and transported in a manner that does not create pollution; and
 - Any contaminated soils being removed from site must be classified in accordance with NSW EPA guidelines for waste disposal, excavated and disposed of off-site to a licensed landfill; and
 - Any contaminated soils left on site must be managed in such a way to reduce risks to the receptors and be monitored over time so that there is an on-going minimisation of risk.
4. Groundwater and associated odour must be prevented from entering any subfloor areas.
5. A long-term Environmental Management Plan (EMP) is required to be prepared in accordance with Section 6.4 of the Remediation Action Plan prepared by JKEnvironments dated 14 July 2023 (Ref: E35736PTRptRev2).
6. Ensure adequate community/neighbour consultation is undertaken prior and during the works, including appropriate provision of 24hr contact details to allow opportunity for complaint/feedback.
7. The site must not be occupied unless validation of the remediation works, described in the Remediation Action Plan prepared by JKEnvironments dated 14 July 2023 (Ref: E35736PTRptRev2), has been completed and the site is confirmed to be suitable for its intended use.

If you require any further information please contact Nick Ives on 9485 6973 during normal business hours or nick.ives@health.nsw.gov.au.

Nick Ives
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Northern Sydney Public Health Unit

25/9/2023