

SF17/396
SD19/5166

Mr Russell Hand
Key Sites Assessments
Department of Planning and Environment
GPO Box 39 Sydney NSW 2001
Email: russell.hand@planning.nsw.gov.au

Dear Mr Hand

Re: Waterloo Over Station Development (SSD 9393) – Environmental Impact Statement

Thank you for the opportunity to comment on the Waterloo Over Station Development (WOSD) Environmental Impact Statement (EIS) – SSD 9393. Sydney Local Health District Public Health Unit (SLHD PHU) has reviewed the EIS, focusing on issues that may impact human health. We would like to make the following submission for your consideration.

I understand that this is a concept development application and that further detailed proposals for the site will be the subject of subsequent development applications.

SLHD PHU supports the consideration that has been given to: active and public transport; sustainability and adaptation; equity and affordable housing; and mixed use development associated with a major public transport hub. Each is relevant to the health of the community.

The EIS identifies potential issues with noise and air quality that will require further assessment in subsequent development applications. Given the evidence of health effects related to exposure to noise and air quality, SLHD PHU emphasises the importance of implementing all reasonable and feasible best practice mitigation measures to minimise any adverse impacts on the community during and after construction. SLHD PHU supports the proposed design options, such as noise-reducing balconies, vegetative barriers and avoidance of urban canyons. It is recommended that the proponent considers the Department of Planning's interim guideline on *Developments Near Rail Corridors and Busy Roads* in any subsequent development proposals.

The development in WOSD, Waterloo estate and other proposed developments are likely to increase the size and density of the population in the broader Waterloo-Redfern-Zetland-Green Square-Beaconsfield-St Peters area. High density living can have negative health impacts if the population is greater than the required infrastructure and amenities to support such a population. We strongly recommend taking this into account.

The EIS identifies the intent to harvest rainwater and/or stormwater, and treat (or import already treated water from existing nearby treatment plants) for non-potable uses. We support water recycling; however, public health risks from using recycled water will need to be managed appropriately, including approval by the appropriate regulatory authority.

Please find attached a copy of the Sydney Local Health District *Building Better Health* guidelines. We recommend including these guidelines as a reference and consulting them when considering the potential health impacts of large developments within SLHD. An electronic copy of *Building Better Health* can also be found at: https://www.slhd.nsw.gov.au/PopulationHealth/UP_BBH.html.

I trust this information is of assistance. Should you require any further information please contact Dr Zeina Najjar, Acting Director Public Health Unit, SLHD on telephone (02) 9515 9420.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Teresa', with a large, stylized loop at the end.

Dr Teresa Anderson AM

Chief Executive

Date 7-2-19