

## Natural Environment Referral Response - Coastal

<b>Application Number:</b>	Mod2021/0733
<b>Date:</b>	15/11/2021
<b>Responsible Officer</b>	David Auster
<b>Land to be developed (Address):</b>	Lot CP SP 11874 , 5 Commonwealth Parade MANLY NSW 2095

### Reasons for referral

This application seeks consent for land located within the Coastal Zone.

And as such, Council's Natural Environment Unit officers are required to consider the likely impacts on drainage regimes.

### Officer comments

The modification application has been assessed in consideration of the *Coastal Management Act 2016*, State Environmental Planning Policy (Coastal Management) 2018. It has also been assessed against requirements of the Manly LEP 2013 and DCP 2013.

The subject site has not been identified as being within the coastal zone and therefore Coastal Management Act 2016 and State Environmental Planning Policy (Coastal Management) 2018 are not applicable to the proposed development.

### Manly LEP 2013 and Manly DCP

#### Foreshores Scenic Protection Area Management

The subject site is shown to be as "Manly Foreshores Scenic Protection Area" on Council's Foreshores Scenic Protection Area in Manly LEP 2013. As such, Clause 6.9 (Foreshores Scenic Protection Area) of the Manly LEP 2013 and Part 5, section 5.4.1 Foreshores Scenic Protection Area of the Manly DCP 2013 will apply to proposed development on the site.

On internal assessment, the modification DA satisfies requirements under Clause 6.9 (Foreshores Scenic Protection Area) of the Manly LEP 2013 and Part 5, section 5.4.1 Foreshores Scenic Protection Area of the Manly DCP 2013. As such, it is considered that the application does comply with the requirements of the Manly DCP 2013.

The proposal is therefore supported.

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

**Recommended Natural Environment Conditions:**

Nil.