

Natural Environment Referral Response - Flood

Application Number:	DA2021/0053
Date:	14/07/2021
To:	Jordan Davies
Land to be developed (Address):	<p>Lot 7 DP 1251955 , 121 Dove Lane WARRIEWOOD NSW 2102</p> <p>Lot 1 DP 1266557 , 111 Dove Lane WARRIEWOOD NSW 2102</p> <p>Lot 4 DP 1251955 , 101 Dove Lane WARRIEWOOD NSW 2102</p>

Reasons for referral

This application seeks consent for the following:

- All Development Applications on land below the 1 in100 year flood level;
- All Development Applications located on land below the Probable Maximum Flood levels.

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

Officer comments

The development is for the subdivision and construction of dwelling houses. The delivery of civil infrastructure such as roads and drainage has been completed as part of a previous Development Application. In this previous application the drainage infrastructure was sized to cater for the 1% AEP plus climate change rainfall event. This ensures that none of the proposed dwellings or allotments are identified as being below the Flood Planning Level and subject to any residential flood related development controls.

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.