

## Natural Environment Referral Response - Riparian

Application Number:	DA2020/1340
Date:	11/11/2020
To:	Gareth David
Land to be developed (Address):	Lot 4 DP 226681 , 5 Kunari Place MONA VALE NSW 2103

### Reasons for referral

This application seeks consent for the following:

- All Development Applications on land, and located within 40 metres of land, containing a watercourse, or
- All Development Applications on land containing a wetland, or located within 100m of land containing a wetland,
- All Development Applications on land that is mapped as "DCP Map Waterways and Riparian Land".

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

### Officer comments

This application, for the installation of a pool, has been assessed against relevant legislation for the protection of waterways. The applicant must install appropriate sediment erosion controls around the construction area of the pool in addition to the proposed sediment fence around the waste pile (as per the master set).

The geotechnical report, dated the 14th of October 2020, notes the interception of groundwater between approximately 1.1m to 1.8m. The pool is proposed to be installed to 1.6m, therefore there is potential that the applicant may intercept groundwater during construction. In the case that groundwater is intercepted during construction the applicant must comply with the applied conditions specific to dewatering i.e. use of a settling tank or vacuum sucker to remove water from the construction.

With the application of these conditions it is considered unlikely that the development will have an adverse impact to the ecological, biophysical and hydrological environment. It is therefore recommended for approval subject to conditions.

The proposal is therefore unsupported.

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

### Recommended Natural Environment Conditions:

**CONDITIONS THAT MUST BE ADDRESSED PRIOR TO ANY COMMENCEMENT**

### **Installation and Maintenance of Sediment and Erosion Control**

Sediment and erosion controls must be installed surrounding the construction area in accordance with Landcom's 'Managing Urban Stormwater: Soils and Construction' (2004).

Techniques used for erosion and sediment control on site are to be adequately maintained and monitored at all times, particularly after periods of rain, and shall remain in proper operation until all development activities have been completed and the site is sufficiently stabilised with vegetation.

Reason: To protect the surrounding environment from the effects of sedimentation and erosion from the site.

## **CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK**

### **Removing sediment-laden water (dewatering) from small excavations on individual house lots**

Groundwater or rain can fill your excavation and you will need to remove it before you continue work. The water might just be rain, or it might be groundwater that is seeping into your excavation. Groundwater in particular might not be very good quality and if it mixes with sediment and is pumped into the stormwater system, can affect fish and vegetation in the receiving waterway, for example a local lagoon.

There are a number of guidelines, policies and laws that govern this work, including Landcom's 'Managing Urban Stormwater: Soils and Construction' (2004) (Blue Book), Council's Compliance and Enforcement Policy, the Protection of the Environment Operations Act 1997, and the Contaminated Lands Act 1997.

When you begin excavating to greater than one metre below the soil surface, you should:

1. Note any advice you have received with your development application about acid sulphate soils, and how to respond if acid sulphate soils are exposed.
2. Watch the excavation for signs of water seeping in or collecting at the bottom. If any water collects in your excavation, you should STOP WORK.

#### **Option 1:**

1. Arrange for a vacuum sucker truck (search these words online to find companies) to remove the sediment-laden water in the excavation. This is a good option if the water is seeping in slowly and you think you can remove it on one or two occasions before sealing the excavation. If this option is chosen, there must be no discharge of water to Council's stormwater system (including the gutter). The company you use will provide advice on disposal of the water.

#### **Option 2:**

1. Hire a settling tank, sometimes called a sediment tank. There are several specialist companies that hire these eg. Sydney Sediment Tank Hire, or The Plant Yard, but most construction equipment hire companies will have these eg. Kennards or Coates Hire.
2. Hire a small pump.
3. Get a liquid pH kit (available from hardware stores or pet stores).
4. Test the water from the excavation for pH. Take a photo of the result with something white behind the vial so the colour is obvious.
5. If the sample has a pH
  - a. between 6.5 and 8.5 the water will not require any additives – you can just pass the water through the hired settling tank.
  - b. below 6.5 or over 8.5, the water will need treatment and you will need to get advice from an environmental consultant on how to treat it. It's a simple process either way, but you need advice based on your specific test results.
6. Send an email to [catchment@northernbeaches.nsw.gov.au](mailto:catchment@northernbeaches.nsw.gov.au) and include:
  - a. pH test results and photo of test

- b. how you will treat pH (if necessary, see 5b)
- c. hire confirmation for the sediment settling tank.
- 7. Council will issue a dewatering permit and tell you where you can discharge the water.
- 8. Keep a copy of the permit and test results on site, in case of Council inspection.
- 9. When you need to remove water from your excavation, pump the water to the tank.
- 10. Discharge the treated water from the tank directly to the approved location indicated in your Council dewatering permit.
- 11. When you have sealed the excavation and emptied the last amount of clean water from the top of the tank, you can disconnect the pump and tank setup. You should clean out any sediment/sludge that has settled to the bottom of the tank. This needs to go to Kimbriki for disposal.