

Water Management Referral Response

Application Number:	Mod2023/0416
Proposed Development:	Modification of Development Consent DA2021/1805 granted by the Land and Environment Court for Demolition works and construction of a seniors housing development
Date:	16/08/2023
To:	Thomas Prosser
Land to be developed (Address):	Lot A DP 379308 , 4 Alexander Street COLLAROY NSW 2097

Reasons for referral

Council's Water Management Officers are required to consider the likely impacts.

Officer comments

Not Supported

This application was assessed in consideration of:

- Supplied plans and reports;
- Northern Beaches Water Management for Development Policy (WM Policy); and
- Relevant LEP and DCP clauses

The removal of the court approved LEC No: 2021/362068 Condition 8 (below) does not comply with the Council water sensitive urban design objectives.

Condition 8. Green Roof A green/sedum rooftop shall be installed and planted for the entirety of the rooftop area located above Level 2. A detailed planting schedule including species and numbers of plantings shall be provided along with a maintenance strategy.

Details demonstrating compliance are to be submitted for written approval to the Executive Manager Development Assessment prior to the issue of any Construction Certificate.

Reason: To provide an appropriate landscaped outcome.

The proposal is therefore unsupported.

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

Recommended Water Management Conditions:

Nil.