

## Natural Environment Referral Response - Flood

<b>Application Number:</b>	DA2019/0562
<b>To:</b>	Benjamin Price
<b>Land to be developed (Address):</b>	Lot 12 SP 94821 , 1 / 17 - 19 Central Avenue MANLY NSW 2095

### 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 proposal to fit out and use part of the basement as a small bar for a max of 75 patrons and use part of the ground floor shops for food storage and preparation is not considered to increase flood risk. Structurally, the plans are the same as those previously approved by Council.  
No flood related objections.

### Referral Body Recommendation

Recommended for approval

### Recommended Natural Environment Conditions:

Nil.