

## Natural Environment Referral Response - Coastal

<b>Application Number:</b>	Mod2022/0390
<b>Date:</b>	29/07/2022
<b>Responsible Officer</b>	Megan Surtees
<b>Land to be developed (Address):</b>	Lot 61 DP 771456 , 188 McCarrs Creek Road CHURCH POINT NSW 2105 Lot PO 169846 , 188 McCarrs Creek Road CHURCH POINT NSW 2105

### 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 (Resilience & Hazards) 2021 and has also been assessed against requirements of the Pittwater LEP 2014 and Pittwater 21 DCP.

Reviewing the application and the Statement of Modification prepared by Peter Downes Pty.Ltd dated 6 July 2022, proposed modification of the approved privacy screen arrangement for the Northern side of the upper balcony of the subject property does not effect or impact on the relevant coastal processes.

Hence the proposed modification is supported.

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.