

Natural Environment Referral Response - Flood

Application Number:	Mod2021/0004
Date:	03/02/2021
To:	Anne-Marie Young
Land to be developed (Address):	Lot 2 DP 1248056 , 25 - 27 Warriewood Road WARRIEWOOD NSW 2102

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

This property is outside of the Flood Planning Area.

For comments on Condition 18 for tanking of basements level, refer to Development Engineering comments.

The proposed modifications are not considered to increase the flood risk, and there are no flood-related objections.

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.