

## Natural Environment Referral Response - Flood

<b>Application Number:</b>	DA2021/1756
<b>Date:</b>	15/10/2021
<b>To:</b>	Nick Keeler
<b>Land to be developed (Address):</b>	Lot 55 DP 271053 , 18 P Macpherson Street 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

The property is largely affected by the Low Flood Risk Precinct, with a small area of Medium Flood Risk Precinct.

The proposed development involves the construction of a new patio roof to the existing dwelling, above the Flood Planning Level.

The proposed development complies with the flood requirements of the DCP and LEP.

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.