

## Water Management Referral Response

<b>Application Number:</b>	DA2021/1095
<b>Date:</b>	09/09/2021
<b>To:</b>	Brittany Harrison
<b>Land to be developed (Address):</b>	Lot 89 DP 1032966 , 4 Lewis Close WARRIEWOOD NSW 2102

### Reasons for referral

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

### Officer comments

The proposal increases impervious surfaces on site by more than 50 square metres. The increase in impervious surface area triggers the provision of water quality controls intended to reduce organic matter and coarse sediments from entering the stormwater system and local waterways.

A filtration device must be installed to remove organic matter and coarse sediments from stormwater prior to discharge from the land.

Sediment and erosion controls should be installed prior to disturbing any soil and maintained for the duration of work.

The proposal is therefore supported.

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

### Recommended Water Management Conditions:

#### **CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE**

#### **Water Quality Management**

The applicant must install a filtration device (such as a sediment control pit or absorption trench) that captures organic matter and coarse sediments prior to discharge of stormwater from the land. All stormwater treatment measures must make provision for convenient and safe regular inspection, periodic cleaning, and maintenance.

Details demonstrating compliance are to be submitted to the Certifying Authority for approval prior to the issue of the Construction Certificate.

Reason: Protection of the receiving environment

#### **CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK**

#### **Installation and Maintenance of Sediment and Erosion Controls**

Council proactively regulates construction sites for sediment management.

Sediment and erosion controls must be installed in accordance with Landcom's 'Managing Urban

Stormwater: Soils and Construction' (2004) prior to commencement of any other works on site.

Erosion and sediment controls are to be adequately maintained and monitored at all times, particularly after periods of rain, and shall remain in proper operation until all development activities have been completed and vegetation cover has been re-established across 70 percent of the site, and the remaining areas have been stabilised with ongoing measures such as jute mesh or matting.

Reason: Protection of the receiving environment.

### **ON-GOING CONDITIONS THAT MUST BE COMPLIED WITH AT ALL TIMES**

#### **Maintenance of Stormwater Treatment Measures - Minor**

Stormwater treatment measures must be maintained at all times in accordance with manufacturer's specifications and as necessary to achieve the required stormwater quality targets for the development.

Northern Beaches Council reserves the right to enter the property and carry out appropriate maintenance of the device at the cost of the property owner.

Reason: Protection of the receiving environment.