

Natural Environment Referral Response - Riparian

Application Number:	DA2024/1458
Proposed Development:	Construction of a shared jetty including a pontoon, ramp and berthing areas
Date:	18/12/2024
To:	Olivia Ramage
Land to be developed (Address):	Lot 51 DP 547759 , 158 McCarrs Creek Road CHURCH POINT NSW 2105 Lot 53 DP 547759 , 158 McCarrs Creek Road CHURCH POINT NSW 2105 Lot 52 DP 547759 , 158 McCarrs Creek Road CHURCH POINT NSW 2105 Lot 51 DP 547759 , 158 McCarrs Creek Road CHURCH POINT NSW 2105 Lot 53 DP 547759 , 158 McCarrs Creek Road CHURCH POINT NSW 2105 Lot 52 DP 547759 , 158 McCarrs Creek Road CHURCH POINT NSW 2105

Reasons for referral

This application seeks consent for the following:

- All Development Applications on land, and located within 40 metres of land, containing a watercourse, or
- All Development Applications on land containing a wetland, or located within 100m of land containing a wetland,
- All Development Applications on land that is mapped as “DCP Map Waterways and Riparian Land”.

And as such, Council's Natural Environment Unit officers are required to consider the likely impacts on drainage regimes.

Officer comments

This application was assessed in consideration of:

- Supplied plans and reports;
- Coastal Management Act 2016;
- State Environmental Planning Policy (Resilience and Hazards) 2021;
- Relevant LEP and DCP clauses; and
- Northern Beaches Council Water management for development policy.

This proposal is supported. Details below.

Riparian

The site abuts Pittwater and as such proposed development must not significantly impact on the biophysical, hydrological or ecological integrity of Pittwater or the quantity and quality of surface and ground water flows that it receives.

Sediment Management

Sediment and erosion controls must be installed prior to any disturbance of soil on site and maintained until all work is complete.

Aquatic ecology

The site is affected by *Caulerpa taxifolia* and as such conditions for managing *Caulerpa taxifolia* apply. Site personnel must be able identify *Caulerpa*, all tools, machinery and environmental control devices must be inspected and cleaned thoroughly prior to leaving the site to prevent the spread of *Caulerpa* to other sites. Recommendations from the aquatic ecology report must be followed.

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:

CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Management of *Caulerpa taxifolia*

The invasive marine alga *Caulerpa taxifolia* is present on this site. Site personnel must be able identify *Caulerpa*. All tools, machinery and environmental control devices must be inspected and cleaned thoroughly prior to leaving the site to prevent the spread of *Caulerpa* to other sites.

Any *Caulerpa* removed from the waterway should be tightly sealed in a plastic bag and lawfully disposed in general waste.

Reason: *Caulerpa taxifolia* is listed under the Biosecurity Act 2015 for all NSW waters.

Aquatic environment protection

Environmental safeguards are to be used during construction to protect the aquatic environment. Appropriate methods must be installed and secured to ensure damage to the aquatic environment is minimised. Actions and recommendations of the aquatic ecology report must be followed.

Reason: To protect the aquatic environment.

Use of equipment and vessels in the vicinity of seagrass

No equipment is to be placed on any seagrass beds.

Inshore infrastructure for mooring vessels and plant must be used where suitable. Where mooring lines or cables are required, they shall be suitably buoyed prior to laying and kept buoyed once laid to prevent cable drag or swing damage (scalping). Where this is impractical, contractors should use a floating rope.

Vessels must have adequate clearance over seagrass beds, including allowance for tidal movement, swell/wind wave heights and vessel propulsion.

Reason: Protection of seagrass.