Water Management Referral Response

Application Number:	DA2021/1359

Date:	21/09/2021
To:	Thomas Prosser
Land to be developed (Address):	Lot 1831 DP 812302 , 11 Addison Road INGLESIDE NSW 2101

Reasons for referral

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

Officer comments

More information is needed. Stormwater plans are required to show existing and proposed stormwater pits, pipes, channels etc. approximate catchment areas for the assets, and location of stormwater runoff flowpaths on the property. Details of the overflow and inflow control from the proposed silt and dust control pond should be provided. It must demonstrated that stormwater flow paths will not run into the the main landscaping work/haulage area and flows travelling across unsealed roads/driveways are minimised to reduce erosion.
Details of any changes to stormwater runoff flows as a result of the soil and landscape product storage areas should be provided. These storage areas must be protected from erosion (which they appear to be) and any changes to flows caused by the stockpile area walls must be mitigated to ensure there is no concentration of flows that will cause increased erosion. Maintenance plans and requirements for sediment buildup against the geofabric sausage on the western boundary must be considered and documented. The performance of the sediment control/erosion control measures during rare and extremely intense rainfall events should be considered and ensured the measures are able to be designed to cope with the hydraulic forces.

The above is to ensure the proposal is compliant with Clause B5.13 of the Pittwater DCP and stormwater objectives of land within a high quality catchment as per the Water Management for Development Policy.

The proposal is therefore unsupported.

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

Recommended Water Management Conditions:

Nil.