

Natural Environment Referral Response - Flood

Application Number:	DA2019/0229
To:	Nick England
Land to be developed (Address):	Lot 18 SP 74166 , 18 / 99 Alfred Street NARRAWEENA NSW 2099

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 proposed development is for a change of use to a cafe.

From the SEE, a cafe has been operating without Council consent for more than 10 years. The physical works associated with the cafe will be subject to a separate application.

No plans have been submitted with the current DA.

There are no objections to the change of use to a cafe.

However any proposed works in a future application will need to take into account that the front of the property is affected by the medium flood risk precinct.

Referral Body Recommendation

Recommended for approval

Recommended Natural Environment Conditions:

Nil.