

## Natural Environment Referral Response - Riparian

<b>Application Number:</b>	Mod2019/0062
<b>To:</b>	Rebecca Englund
<b>Land to be developed (Address):</b>	Lot 5 DP 736961 , 9 Fern Creek Road WARRIEWOOD NSW 2102 Lot 13 DP 1092788 , 13 Fern Creek Road WARRIEWOOD NSW 2102 Lot 102 DP 1033854 , 6 A Orchard Street WARRIEWOOD NSW 2102 Lot C DP 367229 , 6 Orchard Street WARRIEWOOD NSW 2102

### 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

The modification to change the alignment of the site storm water outlet pipe is not supported. The alignment of the proposed outlet pipe is to remain aligned with the boundaries of 9 and 13 Fern Creek Road and discharge via a head wall to the creek. This alignment is consistent with the development application approval N0013/15. Having the storm water outlet line remain in this position will reduce the impacts on the creek/riparian area as all future subdivisions in this locality will drain to the one outlet avoiding the need for multiple creek outlets.

### Referral Body Recommendation

Recommended for refusal

### Recommended Natural Environment Conditions:

Nil.