

Water Management Referral Response

Application Number:	DA2020/0146
Date:	01/04/2020
To:	Jordan Davies
Land to be developed (Address):	Lot 2 DP 271139 , 53 Lorikeet Grove WARRIEWOOD NSW 2102

Reasons for referral

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

Officer comments

This application was assessed for compliance with the court approved stormwater system design laid out in the Stormwater Management Report (Revision 7) prepared by Craig and Rhodes and the plans for Construction Certificate issued 9/5/2018.

Water management and riparian controls were dealt with under the subdivision development application.

Sediment and erosion controls must be installed prior to any work on site and maintained until all work is complete and groundcover re-established. The function of the bio-retention (stormwater) basin on the development will be impaired by sediment and residents are responsible for its maintenance.

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 COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Installation and Maintenance of Sediment and Erosion Control

Sediment and erosion controls must be installed in accordance with Landcom's 'Managing Urban Stormwater: Soils and Construction' (2004) and the Erosion and Sediment Control Plan prepared by <INSERT> 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

Impervious surfaces

Connected impervious surfaces (hard surfaces that allow runoff to drain to the stormwater system rather than to deep soil landscaped areas) on the lot must not exceed 65 percent of the total lot area for the life of the development.

Reason: To ensure water management facilities do not exceed capacity.