

Natural Environment Referral Response - Flood

Application Number:	DA2021/0228
Date:	21/04/2021
To:	Gareth David
Land to be developed (Address):	Lot 10 DP 738078 , 1668 Pittwater Road MONA VALE NSW 2103

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 subject site is identified as flood affected as outlined in the McCarrs Creek, Mona Vale and Bayview Flood Study, 2017. No Flood Management Report has been provided in support of the proposed application. A Flood Management Report prepared in accordance with Council's guidelines must be submitted in support of the application to demonstrate that the proposed addition complies with Council's requirements for developing flood prone land.

The proposal is therefore unsupported.

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

Recommended Natural Environment Conditions:

Nil.