

Natural Environment Referral Response - Riparian

Application Number:	DA2019/0092
To:	Catriona Shirley
Land to be developed (Address):	Lot 20 DP 16081 , 30 Lancaster Crescent COLLAROY NSW 2097

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

Approved subject to conditions. The proposed development is elevated above and more than 170m from Dee Why Lagoon so a Waterways Impact Statement is not required. However, as the site does drain into Dee Why Lagoon sediment laden stormwater and soil erosion on the site must be managed to minimize sediment transport into the lagoon. For the earthworks proposed, appropriate sediment and erosion control measures must be installed and maintained for the duration of the works.

Referral Body Recommendation

Recommended for approval, subject to conditions

Recommended Natural Environment Conditions:

CONDITIONS THAT MUST BE ADDRESSED PRIOR TO ANY COMMENCEMENT

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).

Techniques used for erosion and sediment control on site 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 the site is sufficiently stabilised with vegetation.

Reason: To protect the surrounding environment from the effects of sedimentation and erosion from the site (DACNED06)