

## Natural Environment Referral Response - Riparian

<b>Application Number:</b>	Mod2024/0554
<b>Proposed Development:</b>	Modification of Development Consent DA2022/1527 granted for Alterations and additions to a dwelling house
<b>Date:</b>	17/10/2024
<b>To:</b>	Stephanie Gelder
<b>Land to be developed (Address):</b>	Lot LIC 561789 , 18 - 20 Sturdee Lane LOVETT BAY NSW 2105 Lot 1 DP 1132852 , 18 - 20 Sturdee Lane LOVETT BAY NSW 2105

### 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

This application was assessed in consideration of:

- Supplied plans and reports;
- Coastal Management Act 2016;
- State Environmental Planning Policy (Resilience and Hazards) 2021;
- Relevant LEP and DCP clauses; and
- Northern Beaches Council Water management for development policy.

This proposal is supported. Details below.

The proposed modifications are minor in nature and are unlikely to impact estuarine health or riparian condition. Conditions from original DA remain

The proposal is therefore supported.

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

### Recommended Natural Environment Conditions:

Nil.