

Natural Environment Referral Response - Coastal

Application Number:	Mod2025/0510
Proposed Development:	Modification of Development Consent DA2021/0319 granted for construction of a dwelling house including a swimming pool and inclinator
Date:	17/09/2025
Responsible Officer	Olivia Ramage
Land to be developed (Address):	Lot LIC 395424 , 190 McCarrs Creek Road CHURCH POINT NSW 2105 Lot 7 DP 20097 , 190 McCarrs Creek Road CHURCH POINT NSW 2105

Reasons for referral

This application seeks consent for land located within the Coastal Zone.

And as such, Council's Natural Environment Unit officers are required to consider the likely impacts on drainage regimes.

Officer comments

The proposal seeks approval for Modification of Development Consent DA2022/0319 granted for alterations and additions to a dwelling house including a swimming pool and inclinator.

This application was assessed in consideration of:

- Supplied plans and reports;
- Coastal Management Act 2016;
- State Environmental Planning Policy (Resilience and Hazards) 2021;
- Pittwater LEP 2014 and Pittwater 21 DCP.

The proposed modification appears consistent with the design intent of the original proposal. No conditions in addition to those for the original development application are considered necessary.

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.