

Natural Environment Referral Response - Flood

Application Number:	DA2023/1706
Proposed Development:	Demolition works and construction of a dwelling house
Date:	09/12/2023
To:	Dean Pattalis
Land to be developed (Address):	Lot 51 DP 12556 , 41 Waratah Parade NARRAWEENA NSW 2099

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 property is very slightly affected by the Low Flood Risk Precinct, in the north western corner. However it is well outside the Medium Flood Risk Precinct.
There are no applicable flood related development controls.

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.