
Sent: 6/12/2022 2:52:12 PM
Subject: DA2022/1869 submission
Attachments: Lot 1 DP 1104786 4-6 Niangala CI Belrose.pdf;

Attn: Adam Croft

Re: Lot 1 DP 11074786 4-6 Niangala CI Belrose

Kind regards,



Stephanie Martin
Ranger - Sydney North Area
Greater Sydney Branch
NSW National Parks and Wildlife Service

82 Ferguson St, Forestville 2087
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General Manager
Northern Beaches Council
PO Box 82
MANLY NSW 1655

Attn: Adam Croft

Re: Application Number: DA2022/1869

I refer to your letter dated 18 November 2022 to the NSW National Parks and Wildlife Service seeking comments on DA2022/1869 for an application for development for Lot 1 DP 1104786 4-6 Niangala Close BELROSE.

As this development is adjacent to Garigal National Park, the following conditions are to be included in the consent conditions for this development:

In addition, the Consent Authority must ensure that where land involved in a proposal shares a common boundary with land managed by NPWS, the boundary has been accurately surveyed to ensure there is no encroachment on NPWS land because of the proposed development.

CONDITIONS:

- No stormwater is permitted to enter the adjacent National Park from the site at any time during construction or post construction. All stormwater is to be either managed on site or directed away from the adjacent National Park;
- No sediment or soil be permitted to enter the adjacent National Park from the site at any time during construction or post construction;
- No material of any kind be deposited in the adjacent National Park at any time;
- Adjacent National Park is not to be used:
 - to access the development site;
 - to store materials, equipment, workers' vehicles or machinery
 - for maintenance access after development.
- Vegetation and soil within the adjacent National Park must not be disturbed
- Any spill of wastes, spoil or sediments into the adjacent National Park must be reported to NPWS Sydney North Area office within 24 hours.
- No access to the property for purposes of pre-construction, construction or post-construction activity from NPWS Estate and land managed by NPWS is permitted. Access can only occur if legally authorised prior to access by a written authority from NPWS Sydney North Area Manager and comply with park management objectives.
- Any construction directly adjacent to the National Park should comply with *Australian Standard AS3959 (2009) – 'Construction of buildings in bushfire-prone areas' (AS3959) and the Building Code of Australia (BCA) 2010 references AS3959-2009* for building in bush fire prone areas;



- Any construction directly adjacent to the National Park must address requirements of the [*Guidelines for developments adjoining land managed by the Office of Environment and Heritage*](#)

Please contact Stephanie Martin on 9451 3479 should you wish to discuss these comments.

Yours sincerely

S. Martin



Stephanie Martin

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