



OUT20/14698

Emma Butcher
Planning & Assessment
NSW Department of Planning, Industry and Environment

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Dear Ms Butcher

**Huntlee New Town Residential Subdivision Stage 1 MOD 14
Response to Submissions**

I refer to your email of 24 November 2020 to the Department of Planning, Industry and Environment (DPIE) Water and the Natural Resources Access Regulator (NRAR) about the above matter.

The following recommendations are provided by NRAR.

Post Approval recommendations

- The proposed community Title Scheme should include the requirement that all activity within the Lot should be carried out in accordance with NRARs Guidelines for Controlled Activities on waterfront land -
https://www.industry.nsw.gov.au/_data/assets/pdf_file/0004/156865/NRAR-Guidelines-for-controlled-activities-on-waterfront-land-Riparian-corridors.pdf
- The Community Lot boundary should ensure that an adequate vegetated riparian corridor area is incorporated to allow for the corridor's maintenance and/or rehabilitation in accordance with the Guidelines for Controlled Activities on waterfront land for each stream order across the study area. In particular, for Black Creek, a 6th order watercourse requiring a 40 metre vegetated riparian zone (VRZ) measured either side of the creek from its top of bank.

Any further referrals to DPIE Water and NRAR can be sent by email to:
landuse.enquiries@dpi.nsw.gov.au.

Yours sincerely

Alistair Drew
Acting Senior Project Officer, Assessments
Water – Knowledge Office
22 December 2020