



Appendix

Appendix 4: Definitions

Contents

1 Definitions

1

Aboriginal Object: Means any deposit, object or other material evidence (not being a handicraft made for sale) relating to the Aboriginal habitation of an area of New South Wales, being habitation before or concurrent with (or both) the occupation of that area by persons of non-Aboriginal extraction, and includes Aboriginal remains.

Absorption Trench (Onsite Sewerage Management): Means a trench or trenches excavated into the ground and filled with aggregate and piping or arch fabric, used for the absorption of effluent.

Absorption Trench (Stormwater): An excavation that has been filled with material or prefabricated void units that are conducive to the drainage of stormwater and which are designed to drain vertically or side-ways, into adjacent sub-surface in-situ void or fill material.

Acceptable Risk: Acceptable risk for loss of life is taken as, one order of magnitude, lower than the tolerable risk for the person most at risk, as shown in the risk matrix as published in AGS 2007. Acceptable risk for loss of property is taken as low or very low in the risk matrix as published in AGS 2007 as amended. NOTE: This does not preclude development on sites where the risk has been identified as being moderate provided that measures are taken as described in the above mentioned risk matrix as published in AGS 2007 as amended (refer to clause 5.3.(c)).

Access Handle: Means that portion of land within a battleaxe lot which has a road frontage and may contain the access driveway.

Accredited Auditor: Means a person who is accredited by a professional body approved by the Minister for Planning. Accredited auditors may act as a Principal Certifying Authority (PCA) and may issue:

- Complying Development Certificates;
- Construction Certificates;
- Compliance Certificates;
- Occupation Certificates.

Acid Sulfate Soils: Means naturally occurring sediments and soils containing iron sulfides (principally pyrite) or their precursors or oxidation products, whose exposure to oxygen leads to the generation of sulfuric acid (for example, by drainage or excavation).

Adaptable Housing: Housing that is designed and built to accommodate future changes to suit occupants with mobility impairment or life cycle needs (Australian Standard AS 4299:Adaptable Housing).

Advertising Sign: Means a sign, notice, device or representation in the nature of an advertisement, whether illuminated or not which is: (a) visible from any public road, public place or public reserve and (b) is not a road traffic signal or sign.

Advertisement: Has the same meaning as in the Act defined as a sign, notice, device or representation in the nature of an advertisement visible from any public place or public reserve or from any navigable water.

Advertising Area: Means the entire area of a sign face, including any margin, frame or embellishment which forms an integral part of the sign and in the case of an advertising structure with more than 1 sign face, the maximum surface area of the combined faces.

Advertising Structure: Has the same meaning as in the Act defined as a structure used or to be used principally for the display of an advertisement.

Aerated Wastewater Treatment System: Means a wastewater treatment system typically involving sedimentation, aerobic biological oxidation, aerobic sludge digestion and effluent disinfection with final discharge of effluent to a land application area.

Affordable Housing: Has the same meaning as in the Act defined as housing for very low income households, low income households or moderate income households, being such households as are prescribed by the regulations or as are provided for in an environmental planning instrument.

AGS (2007): Means Australian Geomechanics Society's *Practice Note Guidelines for Landslide Risk Management 2007* (AGS 2007) originally cited in *Australian Geomechanics* Vol 42 No 1 March 2007.

Agriculture: Means any of the following:

- a) Animal boarding or training establishments,
- b) Aquaculture,
- c) Extensive agriculture,
- d) Farm forestry,

- e) Intensive livestock agriculture,
- f) Intensive plant agriculture.

Alluvium: Material eroded, transported and deposited by streams.

Allotment: Is the legal parcel of land which has been created via subdivision and registered with the Land Property Information service normally having a Lot number and a Deposited Plan number.

Alteration: Means the making structural or non-structural changes to the exterior or interior of a heritage item such as to the detail, fabric, finish or appearance. It may involve conservation, maintenance or repair works necessary to ensure the conservation, adaptive reuse or continued upkeep of a heritage building.

Amusement Centre: Means a building or place (not being part of a pub or registered club) used principally for playing:

- a) Billiards, pool or other like games, or
- b) Electronic or mechanical amusement devices, such as pinball machines, computer or video games and the like.

Animal Boarding Or Training Establishment: Means a building or place used for the breeding, boarding, training, keeping or caring of animals for commercial purposes (other than for the agistment of horses), and includes any associated riding school or ancillary veterinary hospital.

Annual Exceedance Probability (AEP): Is the probability that a flood of a given or larger magnitude will occur within a period of one year. Its reciprocal is equivalent to average recurrence interval.

Ancillary Residential Structure: Is a non habitable building ancillary to a dwelling-house and includes a garage, carport, shed, cabana, pergola, deck, swimming pool (inground and above ground), outside spa, Jacuzzi, hot tub, aviary, retaining wall, fence, shade sail, water tank etc.

Antecedent: Pre-existing conditions (eg. wetness of soils).

Application/s: Means an application for the determination of Council for development which includes an Integrated Development Application, Development Application, Section 96 Application or Section 82A Application.

Aquaculture: Has the same meaning as in the Fisheries Management Act 1994 defined as follows: Aquaculture means:

- a) Cultivating fish or marine vegetation for the purposes of harvesting the fish or marine vegetation or their progeny with a view to sale, or
- b) Keeping fish or marine vegetation in a confined area for a commercial purpose (such as a fish-out pond),

but does not include:

- c) Keeping anything in a pet shop for sale or in an aquarium for exhibition (including an aquarium operated commercially), or
- d) Anything done for the purposes of maintaining a collection of fish or marine vegetation otherwise than for a commercial purpose, or
- e) Any other thing prescribed by the regulations (made under the Fisheries Management Act 1994).

Arborist: A qualified Arborist is a person who is eligible for membership as a 'Consulting Arborist' with the National Arborists Association of Australia or the Institute of Australian Consulting Arboriculturalists and who has obtained a Level 5 Certificate of Horticulture / Arboriculture or equivalent.

Areal: Variation over an area of a particular parameter.

Average Recurrence Interval: The expected or average interval of time between exceedences of a rainfall or flood event of given magnitude.

Arterial Road: Means a road shown on the Wollongong Local Environmental Plan 2009 maps being an arterial road or a road declared to be a main road, controlled access road, secondary road or a tollway under the Roads Act 1993.

Asbestos: Means the fibrous form of those mineral silicates that belong to the serpentine or amphibole groups of rock forming minerals, including actinolite, amosite (brown asbestos), anthophyllite, chrysotile (white asbestos), crocidolite (blue asbestos) and tremolite. (OHS Regulations 2001).

Asbestos Removal Work: Means any work, in which bonded or friable asbestos material is removed, repaired or disturbed. (OHS Regulation 2001).

At-grade Car parking: Any car parking provided on the ground level of a building or at ground level outside a building.

Attached Dwelling: Means a building containing 3 or more dwellings, where:

- (a) Each dwelling is attached to another dwelling by a common wall, and
- (b) Each of the dwellings is on its own lot of land (not being an individual lot in a strata plan or community title scheme), and
- (c) None of the dwellings are located above any part of another dwelling.

Australian Height Datum (AHD): A standard datum for expressing vertical information.

Australian Rainfall & Runoff: A technical manual providing guidance on current drainage design practice published by the Institute of Engineers Australia.

Average Recurrence Interval (ARI): Means the long-term average number of years between the occurrence of a flood as big as, or larger than, the selected event. For example, floods with a discharge as great as, or greater than, the 20 year ARI flood event will occur on average once every 20 years. ARI is another way of expressing the likelihood of occurrence of a flood event.

AUSTROADS: Means AUSTROADS: "Guide to Traffic Engineering Practice".

Average Exceedance Probability (AEP): Means the magnitude of a storm.

Average Recurrence Interval (ARI): The average period between the recurrence of a storm event of at least a given rainfall intensity. The ARI represents a statistical probability. For example, a 10 year ARI indicates an average of 10 events over 100 years. The ARI is not the period between actual events.

Backpackers' Accommodation: Means tourist and visitor accommodation:

- a) That has shared facilities, such as a communal bathroom, kitchen or laundry, and
- b) That will generally provide accommodation on a bed basis (rather than by room).

Backwater Profile: Longitudinal profile of the water surface in a stream where the water surface is raised above its normal level by a natural or artificial obstruction.

Balcony: Means an open area above ground level, not being an enclosed room or area, attached to or integrated with a dwelling for the exclusive enjoyment of the occupant or occupants of a dwelling but does not include a basement podium or roof terrace defined elsewhere within this DCP.

Basement car park: Refers to a car parking area wholly or partly accommodated underground, below a building. The roof of this space, including any solid walls on the podium, must not exceed 1.2m in height above natural ground level or finished ground level, whichever is the greatest distance.

Basement podium: Means the supporting structure over any portion of the basement for support of the structure above. The basement podium may be accessible for use from the dwelling/s it adjoins and does not include a balcony or roof terrace defined elsewhere in this DCP.

Battleaxe lot: Is a lot where only the access handle has direct road frontage.

BCA: Means the Building Code of Australia.

Beach: Refers to the sandy shore of the sea at mean high water mark.

Bed And Breakfast Accommodation: Means tourist and visitor accommodation comprising a dwelling (and any ancillary buildings and parking) where the accommodation is provided by the permanent residents of the dwelling and:

- a) Meals are provided for guests only, and
- b) Cooking facilities for the preparation of meals are not provided within guests' rooms, and
- c) Dormitory-style accommodation is not provided.

Biochemical Oxygen Demand (BOD5): Means the amount of oxygen required for the biological decomposition of organic matter, measured over a period of 5 days.

Blackwater: Means human faeces and urine and wastewater heavily and directly contaminated with human faeces and urine generated from a toilet, urinal, bidette or bidet. Blackwater may also contain contaminated solid material, such as toilet paper. Although not strictly water-based, human faeces and urine entering a waterless composting toilet is considered as "blackwater".

Block: Refers to a group of subdivided lots, the edge of which is bound by public roads, and in some cases, public roads and public open space.

Boarding House: Means a building:

- a) That is wholly or partly let in lodgings, and

- b) That provides lodgers with a principal place of residence for 3 months or more, and
- c) That generally has shared facilities, such as a communal bathroom, kitchen or laundry, and
- d) That has rooms that accommodate one or more lodgers,

But does not include backpackers' accommodation, a group home, a serviced apartment, seniors housing or hotel or motel accommodation.

Brothel: Has the same meaning as in the Act.

Buildable land: Means land on which the erection of a building is not constrained by being flood prone, subject to instability, subject to easements or restrictions of access.

Building: Has the same meaning as in the Act defined to include part of a building and any structure or part of a structure, but not including a manufactured home, a moveable dwelling or associated structure (or part of a manufactured home, moveable dwelling or associated structure).

Building envelope: Means the three dimensional shape within which a development must fit. It defines the limits for the siting (including setbacks) and height of any buildings.

Building Footprint: Means the area of land measured at finished ground level that is enclosed by the external walls of a building or any attached balconies or terraces.

Building Height (or Height of Building): Means the vertical distance between ground level (existing) at any point to the highest point of the building, including plant and lift overruns, but excluding communication devices, antennae, satellite dishes, masts, flagpoles, chimneys, flues and the like.

Building Identification Sign: Means a sign that identifies or names a building and that may include the name of a building, the street name and number of a building, and a logo or other symbol, but that does not include general advertising of products, goods or services.

Building Sustainability Index (BASIX): A web-based planning tool for the assessment of the potential performance of new residential development in terms of its energy efficiency and water usage efficiency. A BASIX certificate must be submitted with a Development Application or a Complying Development Certificate for any new residential development. BASIX is implemented under State Environmental Planning Policy (Building Sustainability Index) 2004.

Building Line or Setback: Means the horizontal distance between the property boundary or other stated boundary (measured at 90 degrees from the boundary) and:

- a) A building wall, or
- b) The outside face of any balcony, deck or the like, or
- c) The supporting posts of a carport or verandah roof,

Whichever distance is the shortest.

Building work: Means any physical activity involved in the erection of a building or alterations and additions to a building or structure.

Bulky Goods Premises: Means a building or place used primarily for the sale by retail, wholesale or auction of (or for the hire or display of) bulky goods, being goods that are of such size or weight as to require:

- a) A large area for handling, display or storage, or
- b) Direct vehicular access to the site of the building or place by members of the public for the purpose of loading or unloading such goods into or from their vehicles after purchase or hire,

But does not include a building or place used for the sale of foodstuffs or clothing unless their sale is ancillary to the sale or hire or display of bulky goods.

Bush Fire Hazard Reduction Work: Has the same meaning as in the Rural Fires Act 1997 defined as follows:

Bush Fire Hazard Reduction Work: Means:

- a) The establishment or maintenance of fire breaks on land, and
- b) The controlled application of appropriate fire regimes or other means for the reduction or modification of available fuels within a predetermined area to mitigate against the spread of a bush fire,
- c) But does not include construction of a track, trail or road.

Bushfire Prone Land: Is land that can support a bush fire or is likely to be subject to bush fire / ember attack. In general, bush fire prone land identifies vegetation types and associated buffer zones.

Business Identification Sign: Means a sign:

- a) That indicates:
 - i) The name of the person or business, and
 - ii) The nature of the business carried on by the person at the premises or place at which the sign is displayed, and
- b) That may include the address of the premises or place and a logo or other symbol that identifies the business,
- c) But that does not include any advertising relating to a person who does not carry on business at the premises or place.

Business Premises: Means a building or place at or on which:

- a) An occupation, profession or trade (other than an industry) is carried on for the provision of services directly to members of the public on a regular basis, or
- b) A service is provided directly to members of the public on a regular basis, and may include, without limitation, premises such as banks, post offices, hairdressers, dry cleaners, travel agencies, internet access facilities, medical centres, betting agencies and the like, but does not include sex services premises.

Campervan: Means a moveable dwelling that is designed so as to be registrable as a motor vehicle under the Traffic Act 1909 and includes a camper trailer.

Car Park: Means a building or place primarily used for the purpose of parking motor vehicles, including any manoeuvring space and access thereto, whether operated for gain or not.

Caravan: Means a moveable dwelling that is designed so as to be registrable as a trailer under the Traffic Act 1909 but does not include a campervan /camper trailer.

Caravan Park: Means land (including a camping ground) on which caravans (or caravans and other moveable dwellings) are, or are to be, installed or placed.

Catchment: Area draining into a particular creek system, typically bounded by higher ground around its perimeter.

Category 1 Remediation Work: Contaminated land remediation work that requires formal development consent as per the legislative requirements under State Environmental Planning Policy No. 55 – Remediation of Land.

Category 2 Remediation Work: Contaminated land remediation work that does not require formal development consent as per the legislative requirements under State Environmental Planning Policy No. 55 – Remediation of Land.

Ceiling Height: Means the vertical distance from the ceiling level at the outside wall to natural ground level or finished ground level whichever is lower. For a 'cathedral', raked or curved ceiling, or where the roof structure of the building serves the same purpose as the ceiling of a conventional building, the ceiling height is measured as the vertical distance from the pitching point at the outside wall to natural ground level or finished ground level, whichever is lower.

Character: Has two specific elements, namely:

- a) "Existing character" relates to the current patterns of natural and urban geography which may be observed in an area; and
- b) "Desired or future character" which provides objectives for the future development of a suburb and which emphasizes the important existing features or qualities of the area that should be maintained or enhanced.

Child Care Centre: Means a building or place used for the supervision and care of children that:

- a) Provides long day care, pre-school care, occasional child care or out-of-school-hours care, and
- b) Does not provide overnight accommodation for children other than those related to the owner or operator of the centre, but does not include:
 - c) A building or place used for home-based child care, or
 - d) An out-of-home care service provided by an agency or organisation accredited by the NSW Office of the Children's Guardian, or
 - e) A baby-sitting, playgroup or child-minding service that is organised informally by the parents of the children concerned, or
 - f) A service provided for fewer than 5 children (disregarding any children who are related to the person providing the service) at the premises at which at least one of the children resides, being a service that is not advertised, or
 - g) A regular child-minding service that is provided in connection with a recreational or commercial facility (such as a gymnasium), by or on behalf of the person conducting the facility, to care for children while the children's parents are using the facility, or
 - h) A service that is concerned primarily with the provision of:

- i) Lessons or coaching in, or providing for participation in, a cultural, recreational, religious or sporting activity, or
- ii) Private tutoring, or
- i) A school, or
- j) A service provided at exempt premises (within the meaning of section 200 of the Children and Young Persons (Care and Protection) Act 1998), such as hospitals, but only if the service is established, registered or licensed as part of the institution operating on those premises.

Civil Design: Means a design where the development includes any road, drain, excavation or fill placement which has been prepared by a civil engineer.

Civil Engineer: Means a civil or structural engineer who is a member or is eligible for membership of a professional engineering institution, is university degree qualified with a minimum of five years relevant professional practice during the last ten years as a civil engineer, and is listed on the National Professional Engineers Register, and either has or is employed by a corporation which has professional indemnity insurance of not less than \$2 million, such insurance being evidenced to Council to be in force, for the year in which any information is submitted to the Council in accordance with this policy. The professional indemnity insurance must have retroactive cover extending back to at least the engineer's first submission to Council.

Clearing Native Vegetation: Has the same meaning as in the Native Vegetation Act 2003 defined meaning any one or more of the following:

- a) Cutting down, felling, thinning, logging or removing native vegetation,
- b) Killing, destroying, poisoning, ringbarking, uprooting or burning native vegetation.

(See Division 3 of Part 3 of the Native Vegetation Act 2003 for the exclusion of routine agricultural management and other farming activities from constituting the clearing of native vegetation if the landholder can establish that any clearing was carried out for the purpose of those activities.)

Cliff-top: On land adjacent to the foreshore, is defined as that position where a change in grade of the land is evident, downwards towards the cliff edge or face.

Coastal Building Line: Is the distance a structure must be setback from the cliff top or foreshore lands.

Collection Well: Means a tank used for the collection and temporary storage of effluent discharged from a septic tank.

Communal Open Space: Means useable shared open space within the proposed development for the recreation and relaxation of all residents of a residential or mixed use development.

Community Facility: Means a building or place:

- a) Owned or controlled by a public authority or non-profit community organisation, and
- b) Used for the physical, social, cultural or intellectual development or welfare of the community,
- c) But does not include an educational establishment, hospital, retail premises, place of public worship or residential accommodation.

Community Sensitive Locations: These may include areas:

- Where occupants are located for long periods of time, for instance residences;
- That are frequented by children, for instance schools, child care centres;
- Where there are people with particular health concerns for instance hospitals, aged care centres; and
- Considered significant to indigenous communities.

Complying Development Certificate (CDC): A certificate that states a particular proposed development is complying development and (if carried out as specified in the certificate) will comply with all development control applicable to the development. A complying development certificate may be issued either by Council or an accredited certifier.

Consent Authority: Means Wollongong City Council.

Construction Certificate (CC): A certificate stating that construction drawings and specifications are consistent with the development consent and relevant construction standards such as the Building Code of Australia. A construction certificate may be issued either by the Council or an accredited certifier.

Contaminated Land: Land in, on or under which any substance is present at a concentration above that naturally present in, on or under the land and that poses, or is likely to pose, an immediate or long term risk to human health or the environment.

Contaminated Land Planning Guidelines: Guidelines notified in accordance with section 145C of the Environmental Planning and Assessment Act 1979 (Managing Land Contamination: Planning Guidelines SEPP 55 – Remediation of Land).

Conveyance: A measure of the carrying capacity of the channel section. Flow is directly proportional to conveyance for steady flow. From Manning's equation, the proportionality factor is the square root of the energy slope.

Council: Means Wollongong City Council.

Corner Apartment: Is an apartment located in the corner position of a building which has frontage to two elevations.

Corner Lot: Is a lot which has a frontage to two roads on adjacent boundaries.

Covenant: A restriction on the use of land recorded on the property title and binding upon successors in title under the Conveyancing Act 1919. Covenants may be either positive (imposing positive obligations) or negative (imposing restrictions).

CPEng: Means Chartered Professional Engineer.

CPGeo: Means Chartered Professional Geologist.

Crime Prevention through Environmental Design (CPTED): It aims to reduce the opportunities for crime by increasing the effort and risk for offenders, as well as reducing the rewards. CPTED recognises that any design strategy needs to be part of a holistic approach to crime prevention, incorporating social, environment and community development strategies.

Cross Over Apartments: Apartments with two opposite aspects and with a change in level between one side of the building and the other.

Cross Through Apartments: Apartments on one level with two opposite aspects.

Crematorium: Means a building in which deceased persons or pets are cremated, and includes a funeral chapel.

Critical Depth: If discharge is held constant and the water depth allowed to decrease, as in the case of water approaching a free overfall, velocity head will increase, pressure head will decrease, and total energy will decrease toward a minimum value where the rate of the decrease in the pressure head is just counterbalanced by the rate of increase in velocity head. This is the critical depth. More generally, the critical depth is the depth of flow that would produce the minimum total energy head, and it depends on cross section geometry and water discharge.

Critical Flow: The state of flow where the water depth is at the critical depth and when the inertial and gravitational forces are equal. When Froude $N^0 = 1.0$.

Crown Maintenance Pruning: Is defined as in Australian Standard AS 4373 –2007 "Pruning of Amenity Trees" and generally involves a reduction in tree foliage and branches by up to 10 per cent in any one (1) year with no reduction in the height of the main trunk.

Culvert: An enclosed conduit (typically pipe or box) that conveys stormwater below ground.

Cumulative Impact: The sum of the impacts from a number of different sources or over time.

Curtilage: In relation to a heritage item or conservation area, means the area of land (including land covered by water) surrounding a heritage item, a heritage conservation area, or building, work or place within a heritage conservation area, that contributes to its heritage significance.

dBA: Means the decibels of the 'A-scale' – a set of frequency -weighted scale of noise which allows for lack of sensitivity of the ear to sound at very high and very low frequencies.

DCP: Means Development Control Plan.

Dead tree: Means any tree that is no longer capable of performing any one of the following processes:

- Photosynthesis;
- Take up of water through the root system;
- Hold moisture in its cells; or
- Produce new shoots.

DECC: Department of Environment and Climate Change.

Deep Soil Zone: Refers to an area of the site that is not to be built upon, or underneath, thereby leaving an area of deep, soft soil for substantial deep-rooted vegetation, natural vegetation and natural drainage. This area may be included in private open space but is not included in the minimum private open space area calculations.

Demolish: In relation to a heritage item, or a building, work, relic or tree within a heritage conservation area, means wholly or partly destroy, dismantle or deface the heritage item or the building, work, relic or tree.

Demolition Plan: Means a plan and / written statement which outlines the procedures to be carried out for the demolition of a building or work.

Depot: Means a building or place used for the storage (but not sale or hire) of plant, machinery or other goods (that support the operations of an existing undertaking) when not required for use.

Development: Means the construction, alteration or demolition of buildings, including swimming pools, roads, dams, ponds and drains, and the excavation and/or filling of land or any other works that requires the prior approval of Council.

Drainage: Means any activity that intentionally alters the hydrological regime of any locality by facilitating the removal of surface or ground water. It may include the construction, deepening, extending, opening, installation or laying of any canal, drain or pipe, either on the land or in such a manner as to encourage drainage of adjoining land.

Design Floor Level: A minimum floor level specified to be above standard flood level (eg 0.5 metres above).

Designated Development: Development declared as 'designate development' by Schedule 3 of the Environmental Planning and Assessment Regulation 2000.

Detailed Investigation: An investigation to define the extent and degree of contamination to assess potential risk posed by contaminants to human health and the environment and to obtain sufficient information for the development of a remedial action plan of required.

Development Opportunity Envelope: Identifies a building envelope that ensures that development is not visible from important viewing locations for that section of the escarpment.

Development site: Refers to the lands within which the development (ie the subject of the Development Application) relates.

Domestic Greywater Diversion: Means the installation and operation of a system for diverting greywater generated on sewerred residential premises to a garden or lawn on those premises, but does not include the manual collection and re-use of greywater (for example, by means of a bucket or similar receptacle).

Domestic Greywater Treatment System (DGTS): Means a system that collects, treats and disinfects greywater for re-use for toilet and urinal flushing, or for use in surface irrigation in dedicated non-trafficable areas or other land application systems.

Driveway Crossing: Refers to a carriageway extending from the edge of the roadway frontage to the property boundary to connect to the first vehicular ramp or driveway encountered, and carrying one or two-way traffic.

Driveway: Refers to the carriageway contained within the development site, which carries one or two way traffic.

Dual Occupancy: Means 2 dwellings (whether attached or detached) on one lot of land (not being an individual lot in a strata plan or community title scheme), but does not include a secondary dwelling.

Dual Aspect Development: Apartments which have at least two major external walls facing in different directions, including corner, cross over and cross through apartments.

DWE: Department of Water and Energy.

Dwelling: Means a room or suite of rooms occupied or used or so constructed or adapted as to be capable of being occupied or used as a separate domicile.

Dwelling House means a building containing only one dwelling.

Earthworks: means excavation or filling.

Ecologically Sustainable Development has the same meaning as in the Environmental Planning and Assessment Act 1979 and the Protection of the Environment Administration Act 1991.

Educational Establishment means a building or place used for education (including teaching), being:

- a) A school, or
- b) A tertiary institution, including a university or a TAFE establishment, that provides formal education and is constituted by or under an Act.

Effective Warning Time: The time available after receiving advice of an impending flood and before the floodwaters prevent appropriate flood response actions being undertaken.

Effluent Application Field (EAF) area: Means the minimum required disposal field size (ie directly wetted area) that is to be constructed within the ESD (Ecological Sustainable Development) area and has been determined in accordance with AS/NZS 1547 (2000), based on the ability of the site's soils to receive effluent without creating health risks or hydraulic failure.

Electricity Generating Works: Means a building or place used for the purpose of making or generating electricity.

Electromagnetic radiation (EMR) or electromagnetic energy (EME): The radiation in the microwave and radiofrequency band of the electromagnetic spectrum.

Embankment: The low permeability earth fill wall of a dam comprising the crest, batter slopes and foundation.

Engineering Geologist: Means a specialist engineering geologist who is university degree qualified, is a member or is eligible for membership of a professional institution and who has achieved chartered professional status being either CPEng or CPGeo or RPGeo with Landslide Risk Management as a core competence; with a minimum of five years practice during the last ten years as an engineering geologist in regions of the Sydney Basin underlain by Narrabeen or Coal Measures geological strata or who is able to demonstrate relevant experience with similar geology and either has or is employed by a corporation which has professional indemnity insurance of not less than \$2 million, such insurance being evidenced to Council to be in force, for the year in which any information is submitted to the Council in accordance with this policy. The professional indemnity insurance must have retroactive cover extending back to at least the engineer's first submission to Council.

Entertainment Facility means a theatre, cinema, music hall, concert hall, dance hall and the like, but does not include a pub, nightclub or registered club.

Environmental Facility means a building or place that provides for the recreational use or scientific study of natural systems, and includes walking tracks, seating, shelters, board walks, observation decks, bird hides or the like, and associated display structures.

Escarpment: A cliff or steep slope, of some extent, generally separating two level or gently sloping areas.

Evapotranspiration (ET) Bed: Means a system of effluent disposal that uses the loss of water from the soil by evaporation and from plants by transpiration from beds that are essentially shallow trenches.

Excavation: Means the removal of soil or rock, whether moved to another part of the same site or to another site, but does not include garden landscaping that does not significantly alter the shape, natural form or drainage of the land.

Exempt Development: Development that is declared to be 'exempt' under Wollongong Local Environmental Plan 2009.

Exhibition Home: Means a dwelling built for the purposes of the public exhibition and marketing of New Dwellings, whether or not it is intended to be sold as a private dwelling after its use for those purposes is completed, and includes any associated sales or home finance office or place used for displays.

Exhibition Village: Means 2 or more exhibition homes and associated buildings and places used for house and land sales, site offices, advisory services, car parking, food and drink sales and other associated purposes.

Existing Ground Level: Means the ground level in existence immediately prior to the commencement of proposed building or site works.

Extractive Industry means the winning or removal of extractive materials (otherwise than from a mine) by methods such as excavating, dredging, tunnelling or quarrying, including the storing, stockpiling or processing of extractive materials by methods such as recycling, washing, crushing, sawing or separating, but does not include turf farming.

Extractive Material: Means sand, soil, gravel, rock or similar substances that are not minerals within the meaning of the Mining Act 1992.

Extreme Flood: Means an estimate of the probable maximum flood, which is the largest flood likely to ever occur.

Farm Stay Accommodation: Means tourist and visitor accommodation provided to paying guests on a working farm as a secondary business to primary production. "Extractive material" means sand, soil, gravel, rock or similar substances that are not minerals within the meaning of the Mining Act 1992.

Fill: The depositing of soil, rock or other similar extractive material obtained from the same or another site, but does not include:

- (a) The depositing of topsoil or feature rock imported to the site that is intended for use in garden landscaping, turf or garden bed establishment or top dressing of lawns and that does not significantly alter the shape, natural form or drainage of the land, or

(b) The use of land as a waste disposal facility

Final Geotechnical Certificate: Means a certificate prepared by a geotechnical engineer or engineering geologist in accordance with form M17 of this Plan.

Final Structural Certificate: Means a certificate prepared by a structural engineer in accordance with form M16 of this policy.

Finished Ground Level: Means the level of the finished ground surface.

Flood: Is a relatively high stream flow which overtops the natural or artificial banks in any part of a stream, river, estuary, lake or dam, and/or local overland flooding associated with major drainage as defined by the FMM before entering a watercourse, and/or coastal inundation resulting from super-elevated sea levels and/or waves overtopping coastline defences excluding tsunami.

Flood Awareness: An appreciation of the likely effects of flooding and knowledge of the relevant flood warning and evacuation procedures.

Flood Compatible Building Components: A combination of measures incorporated in the design and /or construction of buildings or structures subject to flooding and the use of flood compatible materials for the reduction or elimination of flood damage.

Flood Compatible Materials: Materials used in building which are resistant to damage when inundated.

Flood Evacuation Strategy: The strategy for the evacuation of areas within effective warning time during periods of flood as specified within any policy of Council, the FRMP, the relevant State government disaster plan or advice received from the State Emergency Service (SES) or as determined in the assessment and determination of individual Development Applications.

Flood Hazard: The potential for damage to property or persons due to flooding.

Flood Liable Land: Is the area of land which is subject to inundation by the probable maximum flood (PMF).

Flood Mitigation Work means work designed and constructed for the express purpose of mitigating flood impacts. It involves changing the characteristics of flood behaviour to alter the level, location, volume, speed or timing of flood waters to mitigate flood impacts. Types of works may include excavation, construction or enlargement of any fill, wall, or levee that will alter riverine flood behaviour, local overland flooding, or tidal action so as to mitigate flood impacts.

Flood Storage: Part of the floodplain that is important for the temporary storage of floodwaters during the passage of a flood.

Floodplain: The portion of a river valley, adjacent to the river channel, which is covered with water when the river overflows during flood or inundation periods.

Floodplain Development Manual: Refers to the NSW State Government document dated April 2005 and titled "Floodplain Development Manual: The Management of Flood Liable Land."

Floodplain Management Manual (FMM): Refers to the document dated January 2001, published by the New South Wales Government and entitled "*Floodplain Management Manual: the management of flood liable land*" which has been superseded by the "*Floodplain Development Manual: the management of flood liable land April 2005*".

Floodplain Risk Management Plan (FRMP): Means a plan prepared for one or more floodplains in accordance with the requirements of the FMM or its predecessor.

Floodplain Risk Management Study (FRMS): Means a study prepared for one or more floodplains in accordance with the requirements of the FMM or its predecessor.

Floodways: Areas of the river channel and floodplain where a significant volume of water flows during flood periods. Floodways are areas which, even if only partially blocked would cause significant redistribution of flood flow, which may in turn adversely affect other areas. These areas are also generally characterised (but not always) by areas of deeper flow or the areas where higher velocities occur.

Floor Space Ratio (FSR): Is the ratio of the gross floor area of a building to the area of the site on which it is situated.

Food and Drink Premises: Means retail premises used for the preparation and retail sale of food or drink for immediate consumption on or off the premises, and includes restaurants, cafes, take away food and drink premises, milk bars and pubs.

Foreshore Area: Means the land between the foreshore building line and the mean high water mark of the nearest Foreshore building line: Is a factor of safety expressed as a height above the design flood level. Freeboard provides a factor of safety to compensate for uncertainties in the estimation of flood levels across the floodplain, such as wave action, localised hydraulic behaviour and impacts that are specific event related, such as levee and embankment settlement, and other effects such as 'greenhouse' and climate change.

Forecast (ANEF) Contour: Means the Australian Noise Exposure Forecast contours surrounding the Illawarra Regional Airport at Albion Park Rail and marked on a ANEF map which highlight the level of noise exposure from aircraft operating out of the Illawarra Regional Airport.

Freeboard: Is a factor of safety expressed as a height above the design flood level. Freeboard provides a factor of safety to compensate for uncertainties in the estimation of flood levels across the floodplain, such as wave action, localised hydraulic behaviour and impacts that are specific event related, such as levee and embankment settlement, and other effects such as 'greenhouse' and climate change.

Frontage: Refers to the street alignment at the front of a lot.

Front Building Line: Is the perpendicular distance a building or structure is set back from the front property boundary at the primary street frontage of a lot.

Froude N^o: A measure of flow instability - below a value of one, flow is tranquil and smooth, above one, flow tends to be rough and undulating (as in rapids).

Funeral Home means premises used to arrange and conduct funerals and memorial services, and includes facilities for the short-term storage, dressing and viewing of bodies of deceased persons and premises with mortuary facilities.

Gate Valve: Means a stop cock used to prevent the flow of effluent at the collection side of the suction line.

Geotechnical: Relating to Engineering and the materials of the earth crust.

Geotechnical Engineer: Means a specialist geotechnical engineer who is university degree qualified, is a member of or is eligible for membership of a professional engineering institution and who has achieved chartered professional status being either CPEng or CPGeo or RPGeo with Landslide Risk Management as a core competence; with a minimum of five years practice during the last 10 years as an geotechnical engineer in regions of the Sydney Basin underlain by Narrabeen or Coal Measures geological strata or who is able to demonstrate relevant experience with similar geology and either has or is employed by a corporation which has professional indemnity insurance of not less than \$2 million, such insurance being evidenced to Council to be in force, for the year in which any information is submitted to the Council in accordance with this policy. The professional indemnity insurance must have retroactive cover extending back to at least the engineer's first submission to Council.

Geotechnical Hazards: Means a condition with the potential for causing the movement of soil, rock or debris which may cause injury or death to persons or damage to, or destruction of property.

Geotechnical report: Means a report prepared by and/or technically verified by a geotechnical engineer or engineering geologist as defined by this DCP, which incorporates each of the elements, where applicable to the type of development, described in section 5.2 'Requirements for the preparation of geotechnical reports' of this policy.

Gradient: Slope or rate of fall of land/pipe/stream.

Granny Flat: Means the smaller of two dwellings, where:

- a) The dwellings are both on the same lot and no other dwelling is on that lot;
- b) At least one of the dwellings is occupied by the owner of the lot on which the dwellings stand.

Green roof: A roof surface that supports the growth of vegetation, comprised of a waterproofing membrane, drainage layer, organic growing medium (soil) and vegetation. Green roofs can be classified as either extensive or intensive, depending on the depth of substrate used and the level of maintenance required. Intensive green roofs are generally greater than 300mm deep and are designed as accessible landscape spaces with pathways and other features. Extensive green roofs are generally less than 300mm deep and are generally not trafficable.

Green wall: There are two main types of green walls: green facades and living walls. Green facades are simple systems where plants are grown directly into soil and trained up a frame or trellis system to cover the wall. Living walls are more complex systems where panels or pockets of vegetation are fixed directly to the wall. The use of soil in a living wall is generally minimal and plants are fed primarily through nutrients in the irrigation water.

Greywater (Sullage): Means domestic wastewater excluding toilet waste and may include wastewater arising from a hand basin, shower, bath, spa bath, clothes washing machine, laundry tub, dishwasher and kitchen sink.

Greywater Diversion Device (GDD): Is a device that diverts (or diverts and collects), and directs untreated greywater to a sub-surface irrigation area.

Gross Floor Area means the sum of the floor area of each floor of a building measured from the internal face of external walls, or from the internal face of walls separating the building from any other building, measured at a height of 1.4 metres above the floor, and includes:

- a) The area of a mezzanine, and
- b) Habitable rooms in a basement or an attic, and

c) Any shop, auditorium, cinema, and the like, in a basement or attic,

but excludes:

- a) Any area for common vertical circulation, such as lifts and stairs, and
- b) Any basement:
 - i) Storage, and
 - ii) Vehicular access, loading areas, garbage and services, and
- c) Plant rooms, lift towers and other areas used exclusively for mechanical services or ducting, and
- d) Car parking to meet any requirements of the consent authority (including access to that car parking), and
- e) Any space used for the loading or unloading of goods (including access to it), and
- f) Terraces and balconies with outer walls less than 1.4 metres high, and
- g) Voids above a floor at the level of a storey or storey above.

Ground Level (Existing) means the existing level of a site at any point.

Ground Level (Finished) means, for any point on a site, the ground surface after completion of any earthworks (excluding any excavation for a basement, footings or the like) for which consent has been granted or that is exempt development.

Ground Level (Mean) means, for any site on which a building is situated or proposed, one half of the sum of the highest and lowest levels at ground level (finished) of the outer surface of the external walls of the building.

Groundwater: Means the body of water that fills the pore spaces of the soil and subsoil and includes seepage from springs.

Group Home: Means a dwelling that is a permanent group home or a transitional group home.

Gully: Narrow ravine, small valley.

Habitable floor area: Means:

- In a residential situation: a living or working area, such as a lounge room, dining room, rumpus room, kitchen, bedroom or workroom;
- In an industrial or commercial situation: an area used for offices or to store valuable possessions susceptible to flood damage in the event of a flood.

Habitable room: Means a room used for normal domestic activities, and:

- Includes a bedroom, living room, lounge room, music room, television room, kitchen, dining room, sewing room, study, playroom, family room and sunroom; but
- Excludes a bathroom, water closet, pantry, walk-in wardrobe, corridor, hallway, lobby, photographic darkroom, clothes drying room and other spaces of a specialised nature occupied neither frequently nor for extended periods.

Habitable Roof Space: Is space within the roof of a building which can be used for residential purposes, where the height of the building does not exceed the ridge height specified in the height table.

Habitat Tree: Means any tree which has developed hollows in the trunk or limbs and which is suitable for nesting birds, arboreal marsupials (possums), micro-bats or which support the growth of locally indigenous epiphytic plants such as orchids.

Hazard: Is a source of potential harm or a situation with a potential to cause loss. In relation to this plan, the hazard is flooding which has the potential to cause harm or loss to the community.

Headwall: Wall constructed around inlet or outlet of a culvert.

Health Consulting Rooms means a medical centre that comprises one or more rooms within (or within the curtilage of) a dwelling house used by not more than 3 health care professionals who practise in partnership (if there is more than one such professional) who provide professional health care services to members of the public.

Health Services Facility means a building or place used as a facility to provide medical or other services relating to the maintenance or improvement of the health, or the restoration to health, of persons or the prevention of disease in or treatment of injury to persons, and includes the following:

- a) Day surgeries and medical centres,
- b) Community health service facilities,
- c) Health consulting rooms,
- d) Facilities for the transport of patients, including helpads and ambulance facilities,
- e) Hospitals.

Heavy Industry: Means an industry that requires separation from other land uses because of the nature of the processes involved, or the materials used, stored or produced. It may consist of or include a hazardous or offensive industry or involve the use of a hazardous or offensive storage establishment.

Height: Means the number of storeys in a building which can be intersected by the same vertical line

Heritage Conservation Area: Means any area listed in Schedule 5 Part 2 of Wollongong Local Environmental Plan 2009.

Heritage Conservation Management Plan means a document prepared in accordance with guidelines prepared by the Department of Planning that documents the heritage significance of an item, place or heritage conservation area and identifies conservation policies and management mechanisms that are appropriate to enable that significance to be retained.

Heritage Impact Statement means a document consisting of:

- a) A statement demonstrating the heritage significance of a heritage item, archaeological site, place of Aboriginal heritage significance or other heritage conservation area, and
- b) An assessment of the impact that proposed development will have on that significance, and
- c) Proposals for measures to minimise that impact.

Heritage Item: Means a building, work, archaeological site or place listed in Schedule 1 of Wollongong Local Environmental Plan 1990 and the site of which is described in Schedule 1 and shown edged heavy black or edged broken heavy black on the heritage map.

Heritage Significance means historical, scientific, cultural, social, archaeological, architectural, natural or aesthetic value.

Highway Service Centre means a building or place used as a facility to provide refreshments and vehicle services to highway users, and which may include any one or more of the following:

- a) Restaurants or take away food and drink premises,
- b) Service stations and facilities for emergency vehicle towing and repairs,
- c) Parking for vehicles,
- d) Rest areas and public amenities.

Home-Based Child Care means a dwelling used by a resident of the dwelling for the supervision and care of one or more children and that satisfies the following conditions:

- a) The service is appropriately licensed within the meaning of the Children and Young Persons (Care and Protection) Act 1998,
- b) The number of children (including children related to the carer or licensee) does not at any one time exceed 7 children under the age of 12 years, including no more than 5 who do not ordinarily attend school.

Home employment: Means an occupation which is carried on in, or from a dwelling, or within or from the curtilage of a dwelling-house or residential apartment building, by the permanent residents of the dwelling, and which does not involve any of the following

- a) The employment on the premises of persons other than those residents;
- b) Interference with the amenity of the neighbourhood by reason of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products or grit, oil or otherwise;
- c) The display of goods, whether in a window or otherwise;
- d) The exhibition of any notice, advertisement or sign (other than a notice, advertisement or sign exhibited to indicate the name and occupation of those residents);
- e) The use of the premises as a brothel or bed and breakfast accommodation.

Home Business: Means a business carried on in a dwelling, or in a building ancillary to a dwelling, by one or more permanent residents of the dwelling that does not involve:

- a) The employment of more than 2 persons other than those residents, or

- b) Interference with the amenity of the neighbourhood by reason of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil, traffic generation or otherwise, or
- c) The exposure to view, from any adjacent premises or from any public place, of any unsightly matter, or
- d) The exhibition of any notice, advertisement or sign (other than a notice, advertisement or sign exhibited on that dwelling to indicate the name of the resident and the business carried on in the dwelling), or
- e) The sale of items (whether goods or materials), or the exposure or offer for sale of items, by retail, except for goods produced at the dwelling or building,

but does not include bed and breakfast accommodation, home occupation (sex services) or sex services premises.

Home Industry: Means a light industry carried on in a dwelling, or in a building ancillary to a dwelling, by one or more permanent residents of the dwelling that does not involve:

- a) The employment of more than 2 persons other than those residents, or
- b) Interference with the amenity of the neighbourhood by reason of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil, traffic generation or otherwise, or
- c) The exposure to view, from any adjacent premises or from any public place, of any unsightly matter, or
- d) The exhibition of any notice, advertisement or sign (other than a notice, advertisement or sign exhibited on that dwelling to indicate the name of the resident and the light industry carried on in the dwelling), or
- e) The sale of items (whether goods or materials), or the exposure or offer for sale of items, by retail, except for goods produced at the dwelling or building, but does not include bed and breakfast accommodation or sex services premises.

Home Occupation: Means an occupation carried on in a dwelling, or in a building ancillary to a dwelling, by one or more permanent residents of the dwelling that does not involve:

- a) The employment of persons other than those residents, or
- b) Interference with the amenity of the neighbourhood by reason of the emission of noise, vibration, smell, fumes, smoke, vapour, steam, soot, ash, dust, waste water, waste products, grit or oil, traffic generation or otherwise, or
- c) The display of goods, whether in a window or otherwise, or
- d) The exhibition of any notice, advertisement or sign (other than a notice, advertisement or sign exhibited on that dwelling to indicate the name of the resident and the occupation carried on in the dwelling), or
- e) The sale of items (whether goods or materials), or the exposure or offer for sale of items, by retail,

but does not include bed and breakfast accommodation, a brothel or home occupation (sex services).

Home Occupation (Sex Services): Means the provision of sex services in a dwelling that is a brothel, or in a building that is a brothel and is ancillary to such a dwelling, by no more than 2 permanent residents of the dwelling and that does not involve:

- a) The employment of persons other than those residents, or
- b) Interference with the amenity of the neighbourhood by reason of the emission of noise, traffic generation or otherwise, or
- c) The exhibition of any notice, advertisement or sign, or
- d) The sale of items (whether goods or materials), or the exposure or offer for sale of items, by retail, but does not include a home business or sex services premises.

Hoardings: Are structures or fences erected on or adjacent to a property to form barrier between demolition and construction sites and the public domain. Hoarding structures may consist of fencing, scaffolding and / or overhead structures as either individual elements or integrated together to form a uniform hoarding.

- A "Type A Hoarding" is a hoarding comprising of a fence.
- A "Type B Hoarding" is an overhead structure situated over footpaths.
- A "Type C Hoarding" is a full- face scaffold.

Hotel or Motel Accommodation: Means tourist and visitor accommodation (whether or not licensed premises under the Liquor Act 1982):

- a) Comprising rooms or self-contained suites, and
- b) That may provide meals to guests or the general public and facilities for the parking of guests' vehicles,

but does not include backpackers' accommodation, a boarding house, bed and breakfast accommodation or farm stay accommodation.

Industry: Means the manufacturing, production, assembling, altering, formulating, repairing, renovating, ornamenting, finishing, cleaning, washing, dismantling, transforming, processing or adapting, or the research and development of any goods, chemical substances, food, agricultural or beverage products, or articles for commercial purposes, but does not include extractive industry or a mine.

Hydrology: A term given to the study of rainfall and runoff processes as relates to the derivation of flood discharges.

Hydrograph: A graph of flood flow against time.

Hydraulic: A term given to the study of water flow, as relates to the evaluation of flow depths, levels and velocities.

IFD: Intensity - Frequency – Duration Rainfall parameters used to describe rainfall at a particular location.

Infill Development: Refers to new urban development within an existing urban development area.

Infill Residential Subdivision: Is the subdivision of a lot of land which has a residential zoning and which is bounded by existing residential development.

Information and Education Facility: Means a building or place used for providing information or education to visitors, and the exhibition or display of items, and includes an art gallery, museum, library, visitor information centre and the like.

Integrated housing: Means development that consists of:

- The Torrens Title or Community Title subdivision of land into 5 or more lots; and
- The erection of a single dwelling-house on each of the lots created by that subdivision;

Where approval is given concurrently for the subdivision and development of the lots.

Investigation area: Land declared to be an 'investigation area' by a declaration under Division 2 of Part 3 of the Contaminated Land Management Act 1997.

Investigation order: An order issued by the NSW Department of Environment & Climate Change under Division 2 of Part 3 of the Contaminated Land Management Act 1997.

Irregular Shaped Allotment: Means an allotment which is not square or rectangular in shape.

Isohyets: Lines joining points of equal rainfall.

Isolated Lot: Means a lot which is bounded on both sides by properties (or a property and second street frontage) which comprises existing or proposed multi unit development other than a single dwelling house.

Land Application Area: Means the area of land intended for the disposal of effluent and includes the ecological sustainable development area.

Land Reshaping: Involves a combination of filling and excavation.

Landscaped Area Means a part of a site used for growing plants, grasses and trees, but does not include any building, structure or hard paved area.

Living Area: Means a principle living space such as a living room, dining room, family room, kitchen, rumpus room or the like which is used for normal domestic activities. It does not include a bedroom, study, bathroom, laundry, utility room or room serving a similar function.

Local Overland Flooding: Means inundation by local runoff rather than overbank discharge from a stream, river, estuary, lake or dam.

Long-Term Site: Means a dwelling site in a caravan park that is designated as being a long-term site (ie for periods in excess of 3 months).

Lot: Refers to an individual parcel of subdivided land.

Low impact facility: Means a telecommunications facility that is exempt from state and council local planning requirements under the Telecommunications (Low – impact Facilities) Determination 1997.

Maintenance: In relation to a heritage item or a building, work, archaeological site, tree or place within a heritage conservation area, means ongoing protective care. It does not include the removal or disturbance of existing fabric, alterations, such as carrying out extensions or additions, or the introduction of new materials or technology.

Major Section: Is defined as a 'single portion of a manufactured home or relocatable home, being a portion:

- (a) That contains a total living space (excluding the living space contained in any associated structure) of at least 20 cubic metres and
- (b) That comprises all the major components of that portion of the home, including the chassis or frame, the external and internal walls, the roof and ceilings, the floors, the windows and doors, the internal plumbing and wiring, the tiling, the kitchen, bathroom and laundry fittings (other than stoves, refrigerators, washing machines and other whitegoods) and the built-in cupboards and cabinets.

Manning's n: A measure of channel or pipe roughness.

Manufactured Home: Means a self-contained dwelling (that is a dwelling that includes at least one kitchen, bathroom, bedroom and living area and that also includes toilet and laundry facilities) being a dwelling:

Manufactured Home Estate: Means land on which manufactured homes are or are to be erected.

Market: Means retail premises comprising an open-air area or an existing building used for the purpose of selling, exposing or offering goods, merchandise or materials for sale by independent stall holders, and includes temporary structures and existing permanent structures used for that purpose on an intermittent or occasional basis.

Mean High Water Mark: Means the position where the plane of the mean high water level of all ordinary local high tides intersects the foreshore, being 1.44m above the zero of Fort Denison Tide Gauge and 0.515m Australian Height Datum.

Medical Centre: Means business premises used for the purpose of providing health services (including preventative care, diagnosis, medical or surgical treatment, counselling or alternative therapies) to out-patients only, where such services are principally provided by health care professionals, and may include the ancillary provision of other health services.

Merit approach: Is an approach, the principles of which are embodied in the FMM which weighs social, economic, ecological and cultural impacts of land use options for different flood prone areas together with flood damage, hazard and behaviour implications, and environmental protection and well being of the State's rivers and floodplains.

Minor Development: Developments discharging less than 55L/S and discharging to kerb.

Mixed use development: Means a development which includes residential uses in conjunction with one or more non residential uses such as:

- Business premises;
- Commercial offices;
- Shops or other retail premises;
- Community facilities;
- Entertainment facilities; or
- Refreshment rooms.

Mound System: Means a raised effluent application system that is used where natural soils are extremely permeable and/or underlying groundwaters are seasonally close to the ground surface.

Moveable Dwelling: Is defined as:

- (a) Any tent or any caravan or other van or portable device (whether on wheels or not) used for human habitation or
- (b) A manufactured home, or
- (c) Any conveyance, structure or thing of a class or description prescribed by the regulations for the purposes of this definition.

Multi Dwelling Housing: Means 3 or more dwellings (whether attached or detached) on one lot of land (not being an individual lot in a strata plan or community title scheme) each with access at ground level, but does not include a residential flat building.

Native Flora: Means any plant-life that is indigenous to New South Wales, whether vascular or non-vascular and in any stage of biological development, and includes fungi and lichens, and marine vegetation within the meaning of Part 7A of the Fisheries Management Act 1994.

Native Vegetation: Has the same meaning as in the Native Vegetation Act 2003 defined as follows:

- a) Native vegetation means any of the following types of indigenous vegetation:
 - i) Trees (including any sapling or shrub, or any scrub),
 - ii) Understorey plants,
 - iii) Groundcover (being any type of herbaceous vegetation),
 - iv) Plants occurring in a wetland.
- b) Vegetation is indigenous if it is of a species of vegetation, or if it comprises species of vegetation, that existed in the State before European settlement.
- c) Native vegetation does not include any mangroves, seagrasses or any other type of marine vegetation to which section 205 of the Fisheries Management Act 1994 applies.

Natural Ground Level: Means the level of the ground surface prior to commencement of any construction work on the site.

Natural Ventilation: A range of techniques that combine natural airflow within building design characteristics to induce fresh air into a building and exhaust stale air. Natural ventilation is also used as a means to reduce the temperature of a building's thermal mass.

Net Floor Area: The whole of the lettable floor area of a building where the area of each floor is taken to be the floor area within the internal faces of the outside walls, excluding staircases, amenities, lifts, corridors and other public areas but including any storage areas.

Normal Depth: The depth that would exist if the flow were uniform.

Noxious Weed: Means a plant declared noxious under the *Noxious Weeds Act 1993*.

Occupation Certificate: A certificate issued by the Principal Certifying Authority that authorises the occupation and use of a new building or a change of building use for an existing building.

Offensive Industry means any development for the purpose of an industry that would, when the development is in operation and when all measures proposed to reduce or minimise its impact on the locality have been employed (including, for example, measures to isolate the development from existing or likely future development on other land in the locality), emit a polluting discharge (including, for example, noise) in a manner that would have a significant adverse impact in the locality or on the existing or likely future development on other land in the locality.

Office Premises means a building or place used for the purpose of administrative, clerical, technical, professional or similar activities that do not include dealing with members of the public at the building or place on a direct and regular basis, except where such dealing is a minor activity (by appointment) that is ancillary to the main purpose for which the building or place is used.

On-site Sewage Management System (OSSM) or On-site Wastewater Management (OSWM) System: Means an on-site system used for the purpose of holding or processing, or reusing or otherwise disposing of sewage or by-products of human waste.

On-site Stormwater Detention (OSD): A stormwater management practice which limits the rate of discharge from a site using outlet restriction devices. Stormwater flows in excess of the capacity of the outflow control device are temporarily stored either in tanks or surface depressions until the storm event recedes. Stormwater flows are released at a controlled rate into the public drainage system.

On-site Stormwater Retention: A stormwater management practice where on-site stormwater run off is actually captured and retained within the site for reuse or infiltration and is not released to the downstream drainage system.

Orographic: Pertaining to changes in relief, i.e. mountains.

Orthophoto: Aerial photograph with land contours, boundaries or reference grids added.

Outbuilding: A building which is ancillary to a principal residential building and includes sheds, detached garages, car ports and other buildings.

Parapet Height: The parapet level is the horizontal plane in which at least 2/3 of the length of the top of the façade of the building adjacent to the street is situated.

Parking Space: Means a space dedicated for the parking of a motor vehicle, including any manoeuvring space and access to it, but does not include a car park.

Passive Solar Energy Systems: Systems which combine the sun's energy with local climate characteristics, to achieve thermal comfort inside buildings without the use of mechanical devices.

PCA: Means principal certifying authority.

Piezometer: Means a borehole constructed with 100mm PVC perforated piping to a depth below the subsoil horizon or to the top of unweathered rock formation or below the water table, used to monitor groundwater quality.

Place of Public Worship: Means a building or place used for the purpose of religious worship by a congregation or religious group, whether or not the building or place is also used for counselling, social events, instruction or religious training.

Pluviograph: An instrument which records rainfall collected as a function of time.

PMF: Probable Maximum Flood: Flood calculated to be the maximum ever likely to occur.

PMP: Probable Maximum Precipitation: Rainfall calculated to be the maximum ever likely to occur.

Pond-Based Aquaculture: Means aquaculture undertaken in structures that are constructed by excavating and reshaping earth, which may be earthen or lined, and includes any part of the aquaculture undertaken in tanks, such as during the hatchery or pre-market conditioning phases, but does not include natural water-based aquaculture.

Note. Typical pond-based aquaculture is the pond culture of prawns, yabbies or silver perch.

Private land: Means any land in private ownership by individuals or companies but excludes land owned or in the care, control or management of Council, a Crown Authority, government department or statutory authority.

Private Open Space: Means an area external to a building (including an area of land, terrace, balcony or deck) that is used for private outdoor purposes ancillary to the use of the building.

Preliminary investigation: An investigation to identify any past or present potentially contaminated activities and the preliminary assessment of any contaminants within the soil strata or groundwater table.

Principal Certifying Authority: The certifying authority appointed by the applicant to oversee the construction process. Only the Principal Certifying Authority may issue an Occupation Certificate.

Probable Maximum Flood (PMF): The largest flood that has been calculated to occur at a particular location, usually estimated from the probable maximum precipitation.

Probable Maximum Precipitation (PMP): The greatest depth of precipitation for a given duration meteorologically possible over a given size storm area at a particular location at a particular time of the year with no allowance made for long term climatic trends. PMP is the primary input to the estimation of the probable maximum flood (PMF).

Prostitution: Means the provision of a sexual act or sexual service in return for payment or reward.

Primary Frontage: Means:

- a) The single frontage where an allotment has a single frontage to a road;
- b) The shortest frontage where an allotment has two or more frontages to the public road;
- c) The two frontages where an allotment (not including a corner allotment) runs between two roads.

Prominent Ridgeline or Hilltop: Means a ridgeline, hilltop or slope which when viewed from a public place such as an arterial road, is a prominent feature of the natural landscape of a locality.

Pruning: Is defined as all other pruning which is not "crown maintenance pruning" and includes "crown modification" as defined in *Australian Standard AS 4373- 1996 "Pruning of Amenity Trees"*.

Public Domain: Land in public ownership which is utilised by the community at large for footpath, public open space or similar purposes.

Public Land has the same meaning as in the Local Government Act 1993 defined as any land (including a public reserve) vested in or under the control of the council, but does not include:

- a) A public road, or
- b) Land to which the Crown Lands Act 1989 applies, or
- c) A common, or
- d) Land subject to the Trustees of Schools of Arts Enabling Act 1902, or
- e) A regional park under the National Parks and Wildlife Act 1974.

Public Reserve has the same meaning as in the Local Government Act 1993.

Public Road: Has the same meaning as public road under the Roads Act 1993.

RCP: Reinforced Concrete Pipe.

Receiving Waters: A river, lake or the ocean.

Recreation Area means a place used for outdoor recreation that is normally open to the public, and includes:

- a) A children's playground, or
- b) An area used for community sporting activities, or
- c) A public park, reserve or garden or the like, and any ancillary buildings, but does not include a recreation facility (indoor), recreation facility (major) or recreation facility (outdoor).

Recreation Facility (Indoor) means a building or place used predominantly for indoor recreation, whether or not operated for the purposes of gain, including a squash court, indoor swimming pool, gymnasium, table tennis centre, health studio, bowling alley, ice rink or any other building or place of a like character used for indoor recreation, but does not include an entertainment facility, a recreation facility (major) or a registered club.

Recreation Facility (Major) means a building or place used for large-scale sporting or recreation activities that are attended by large numbers of people whether regularly or periodically, and includes sports stadiums, showgrounds, racecourses and motor racing tracks.

Recreation Facility (Outdoor) means a building or place (other than a recreation area) used predominantly for outdoor recreation, whether or not operated for the purposes of gain, including a golf course, golf driving range, mini-golf centre, tennis court, paint-ball centre, lawn bowling green, outdoor swimming pool, equestrian centre, skate board ramp, go-kart track, rifle range, water-ski centre or any other building or place of a like character used for outdoor recreation (including any ancillary buildings), but does not include an entertainment facility or a recreation facility (major).

Regular Shaped Allotment: Means either:

- a) Allotment which is either square or rectangular in shape; or
- b) Allotment of another shape where a square or rectangular shape equivalent in area to the minimum lot size area for the allotment type could be contained within the boundaries of the allotment and includes a battle-axe shaped allotment and a corner allotment where the only deviation from the above requirements is the access handle (i.e. battle axe lot) or the splay corner (ie corner lot).

Related Land: Means land including roads and thoroughfares that could affect or could be affected by any development proposed on a site.

Reliable Access: During a flood means the ability for people to safely evacuate an area subject to imminent flooding within effective warning time, having regard to the depth and velocity of flood waters, the suitability of the evacuation route, and without a need to travel through areas where water depths increase.

Relocatable Home: Means:

- a) A manufactured home, or
- b) Any other moveable dwelling (whether or not self-contained) that comprises one or more major sections, including any associated structure that forms part of the dwelling.

Remedial Action Plan: A plan which sets the remediation strategies and measures for the remediation of identified contaminated land.

Remediation Order: A Remediation Order is made by the NSW Department of Environment & Climate Change under Division 3 of Part 3 of the Contaminated Land Management Act 1997.

Remnant Vegetation: Is the natural vegetation which still exists or, if the natural vegetation has been altered, is still representative of the structure and floristic characteristics of the natural vegetation.

REP: Regional Environmental Plan

Residential Accommodation: Means a building or place used predominantly as a place of residence, but does not include tourist and visitor accommodation.

Residential Care Facility: Means accommodation for seniors (people aged 55 years or more) or people with a disability that includes:

- a) Meals and cleaning services, and
- b) Personal care or nursing care, or both, and
- c) Appropriate staffing, furniture, furnishings and equipment for the provision of that accommodation and care, not being a dwelling, hospital or psychiatric facility.

Residential Flat Building: Means a building containing 3 or more dwellings, but does not include an attached dwelling or multi dwelling housing.

Restaurant: Means a building or place the principal purpose of which is the provision of food or beverages to people for consumption on the premises and that may also provide takeaway meals and beverages.

Restricted Premises: Means business premises or retail premises that, due to their nature, restrict access to patrons or customers over 18 years of age, and includes sex shops and similar premises but does not include hotel or motel accommodation, a pub, home occupation (sex services) or sex services premises.

Retail Premises: Means a building or place used for the purpose of selling items by retail, or for hiring or displaying items for the purpose of selling them by retail or hiring them out, whether the items are goods or materials (or whether also sold by wholesale).

Run-Off: Stormwater running off a catchment during a storm on the catchment.

Ridge Height: Is the distance measured vertically from any point on the uppermost roof surface (not including a vent, chimney, flue, antennae or the like) to the natural ground level or finished ground level immediately below that point, whichever is lower.

Riparian Corridor: Means the area of the river or creek system that supports or has supported the unique ecosystem.

Risk: Means a measure of the probability and severity of an adverse effect to life and property.

Road means a public road or a private road within the meaning of the Roads Act 1993, and includes a classified road.

Roadside Stall: Means a place or temporary structure used for retail selling of agricultural produce or hand crafted goods (or both) produced from the property on which the stall is situated or from an adjacent property.

Roof Terrace: Means the flat roof over any portion of the building, which is both directly accessible for use from the dwelling/s it adjoins and also open to the sky, except for a pergola or similar sun control devices. A roof terrace may be designated for either private or communal open space purposes but does not include a balcony or basement podium defined elsewhere in this DCP.

Roofwater Tank: A water tank, whether aboveground or below ground, designed to store rainwater harvested from a roof area where the stored water is used to supply plumbing fixtures and appliances in order to reduce the harmful effects of stormwater on the environment and to supplement the water supply to the property.

RPGeo: Registered Professional Geologist.

Rural Industry: Means an industry that involves the handling, treating, production, processing or packing of animal or plant agricultural products, and includes:

- a) Agricultural produce industry, or
- b) Livestock processing industry, or
- c) Use of composting facilities and works (including to produce mushroom substrate), or
- d) Use of sawmill or log processing works, or
- e) Use of stock and sale yards, or
- f) The regular servicing or repairing of plant or equipment used for the purposes of a rural enterprise,
- g) Undertaken for commercial purposes.

Rural Supplies: Means a building or place used for the display, sale (whether by retail or wholesale) or hire of stockfeeds, grains, seed, fertilizers, veterinary supplies and other goods or materials used in farming and primary industry production.

Rural Worker's Dwelling: Means a dwelling, ancillary to a dwelling house on the same landholding, used as the principal place of residence by persons employed for the purpose of agriculture or a rural industry on that land.

School: Means a government school or non-government school within the meaning of the Education Act 1990.

Scour: Erosion of soil in the banks or bed of a creek, typically occurring in areas of high flow velocities and turbulence.

Seaward Building Line: Means the seaward alignment of existing dwellings adjacent to the foreshore, cliff top, beach or coastline. The seaward building line must not encroach upon the coastal building line defined elsewhere in this DCP.

Secondary Building Lines: Is the distance a structure is set back from the property boundary at the secondary street frontage in the case of a corner lot

Secondary Dwelling: Means a self-contained dwelling that:

- a) Is established in conjunction with another dwelling (the principal dwelling), and
- b) Is on the same lot of land (not being an individual lot in a strata plan or community title scheme) as the principal dwelling, and
- c) Is located within, or is attached to, or is separate from, the principal dwelling.

Secondary frontage: Means:

- The longer frontages where an allotment has two or more frontages to a road; or
- The frontage that adjoins a lane where an allotment (not including a corner allotment) runs between a road and a lane. A lane is generally a roadway that is 6 metres wide or less.

Self-Storage Units: Means storage premises that consist of individual enclosed compartments for storing goods or materials (other than hazardous or offensive goods or materials).

Semi-Detached Dwelling: Means a dwelling that is on its own lot of land (not being an individual lot in a strata plan or community title scheme) and is attached to only one other dwelling.

Seniors Housing: Means residential accommodation that consists of:

- a) A residential care facility, or
- b) A hostel, or
- c) A group of self-contained dwellings, or
- d) A combination of these, and that is, or is intended to be, used permanently for:
- e) Seniors or people who have a disability, or
- f) People who live in the same household with seniors or people who have a disability, or
- g) Staff employed to assist in the administration of the residential accommodation or in the provision of services to persons living in the accommodation,
- h) But does not include a hospital.

Septic Tank: Means a tank used for the storage or primary treatment of sewage comprising sedimentation of settleable solids, flotation of oils and fats, and anaerobic digestion of sludge.

Serviced Apartment: Means a building or part of a building providing self-contained tourist and visitor accommodation that is regularly serviced or cleaned by the owner or manager of the building or part of the building or the owner's or manager's agents.

Setback: The horizontal distance measured from an external enclosing wall (including an above ground deck, balcony and the like), a window or the eaves of a building to the:

- Allotment front boundary; or
- A window to a bedroom or living area of another dwelling.

Sewage: Means a combination of blackwater and greywater.

Sex Services: Means sexual acts or sexual services in exchange for payment.

Sex Services Premises: Means a brothel, but does not include home occupation (sex services).

Shallow Sub-surface Drip/Trickle Irrigation: Means the use of effluent applied directly to plants by drip or trickle to the soil below a 50-100mm layer of bark, wood chip or mulch.

Shop: Means retail premises that sell groceries, personal care products, clothing, music, homewares, stationery, electrical goods or other items of general merchandise, and may include a neighbourhood shop, but does not include food and drink premises or restricted premises.

Shop Top Housing: Means one or more dwellings located above (or otherwise attached to) ground floor retail premises or business premises.

Short-Term Site: Means a dwelling site within a caravan park which is designated as a short – term site for tourists for a period not exceeding 3 months.

Signage: Means any sign, notice, device, representation or advertisement that advertises or promotes any goods, services or events and any structure or vessel that is principally designed for, or that is used for, the display of signage, and includes:

- a) Building identification signs, and
- b) Business identification signs, and
- c) Advertisements,
- d) But does not include traffic signs or traffic control facilities.

Siltation: The filling or rising up of the bed of a watercourse or channel by deposited silt.

Site: Is the parcel of land, whether comprising one or more allotments, to which an application for consent relates.

Site Area: Means the area of any land on which development is or is to be carried out. The land may include the whole or part of one lot, or more than one lot if they are contiguous to each other, but does not include the area of any land on which development is not permitted to be carried out under this Plan.

Site Audit: An independent review of completed site contamination remediation works by an accredited site auditor under the Contaminated Land Management Act 1997.

Site Audit Statement: The written statement by the accredited site auditor (under the Contaminated Land Management Act 1997) that summarises the findings of the site audit and confirms what land uses may be undertaken on the site, taking into account the nature of the remediation works completed upon the subject site.

Site Classification: Means a classification of the site in accordance with the current version of Australian Standard AS 2870 - Residential Slabs and Footings.

Site Width: Means the width of the allotment measured perpendicular to the side boundary for the full length of the building envelope. For corner allotments the site width is measured parallel to the primary street frontage.

Slope Instability: Means a condition with the potential for causing the movement of soil, rock or debris.

Spurs: Secondary ridges typically occurring at right angles to a main ridge line, formed by stream erosion of the slopes of the main ridge.

Storey: Means a space within a building that is situated between one floor level and the floor level next above, or if there is no floor above, the ceiling or roof above, but does not include:

- a) A space that contains only a lift shaft, stairway or meter room, or
- b) A mezzanine, or
- c) An attic.

Stormwater: Surface runoff generated from rainfall events.

Stacked Parking Space: Is a carparking space that relies on gaining access by passing through another carparking space.

Standard Lot: Is a lot which has a single frontage to a residential street.

Social Housing: Means the development of housing for or on behalf of government and/or community organisations such as the Department of Housing and Office of Community Housing, but does not include residential development to which State Environmental Planning Policy (Seniors Living) 2004 or State Environmental Planning Policy No. 9 – Group Homes applies.

Solid Wall: Is a wall which incorporates at least 75% non transparent materials.

Stratigraphy: The sequence of layers in which soils/rocks have been deposited.

Streetscape: Means the form, character and visual amenity of the street environment.

Street Vending: The setting up or use within the road reserve of any box, stall, stand, barrow or stationary vehicle, other than a roadside stall or mobile vending vehicle defined hereunder for the purpose of offering for sale any goods or for the pursuit of any business, calling or employment.

Structural Design: Means a design for any structure to be erected on the site (which may be in the form of drawings) having structural elements where the design makes recommendations in respect of the structural works and has been prepared by a structural engineer or civil engineer requiring certification in accordance with form M12 of this policy.

Structural engineer: Means a civil engineer or structural engineer who is a member of or eligible for membership of a professional engineering institution, is university degree qualified with a minimum of five years practice during the last ten years as a structural engineer, and is listed on the National Professional Engineers Register, and either has or is employed by a corporation which has professional indemnity insurance of not less than \$2 million, such insurance being evidenced to Council

to be in force, for the year in which any information is submitted to the Council in accordance with this policy. The professional indemnity insurance must have retroactive cover extending back to at least the engineer's first submission to Council.

Structural Works: Means the elements of any structure designed by a structural engineer or civil engineer.

Spruikers: Persons located on the public way, usually associated with or employed by a Sex Services Premises, who seek to entice customers to enter the premises.

Sub – Critical Flow: The state of flow where the water depth is above the critical depth. Here, the influence of gravity forces dominates the influences of inertial forces, and flow, having a low velocity, is often described as tranquil

Sub-Surface (Micro-trench) Irrigation: Means the disposal of effluent through microtrenches at a depth of between 100mm and 300mm below ground level.

Suitably Qualified Civil Engineer: A civil engineer who is included in the National Professional Engineers Register, administered by the Institution of Engineers Australia.

SULE Rating: SULE – Safe Useful Life Expectancy

The SULE rating system, based on Barrell 2001, rates existing trees on their safe useful life expectancy, and are determined in view of both the current state of health and age of the tree.

Supercritical Flow: The state of flow where the water depth is below the critical depth, inertial forces dominate the gravitational forces, and the flow is described as rapid or shooting.

Surcharge Flow: Unable to enter a culvert or exiting from a pit as a result of inadequate capacity

Surface Irrigation: Means the use of effluent applied to the ground from above ground level.

Survey plan: Is a plan prepared by a registered surveyor which shows the information required for the assessment of an application in accordance with the provisions of this Policy.

Swimming Pool: Has the same meaning as in the Swimming Pools Act 1992 as an excavation, structure or vessel that is capable of being filled with water to a depth of 300 millimetres or more, and (b) that is solely or principally used, or that is designed, manufactured or adapted to be solely or principally used, for the purpose of swimming, wading, paddling or any other human aquatic activity, and includes a spa pool, but does not include a spa bath, anything that is situated within a bathroom or anything declared by the regulations made under the Swimming Pools Act 1992 not to be a swimming pool for the purposes of that Act.

Take Away Food and Drink Premises: means food and drink premises that are predominantly used for the preparation and sale of food or drink (or both) for immediate consumption away from the premises.

Tank-Based Aquaculture: Means aquaculture utilising structures that are constructed from materials such as fibreglass, plastics, concrete, glass or metals, are usually situated either wholly or partly above ground, and may be contained within a purpose built farm or industrial style sheds or plastic covered hothouse to assist in controlling environmental factors.

Telecommunications Facility: Means:

- a) Any part of the infrastructure of a telecommunications network, or
- b) Any line, equipment, apparatus, tower, mast, antenna, tunnel, duct, hole, pit, pole or other structure or thing used, or to be used, in or in connection with a telecommunications network.

Telecommunications Network: Means a system, or series of systems, that carries, or is capable of carrying, communications by means of guided or unguided electromagnetic energy, or both.

Temporary Structure: Has the same meaning as in the Act defined as including a booth, tent or other temporary enclosure (whether or not part of the booth, tent or enclosure is permanent), and also includes a mobile structure.

The Act: Means the Environmental Planning and Assessment Act 1979.

Thermal Mass: The heat storage capacity of a given assembly or system. Generally, the heavier and denser the material is, the more heat it will store and the longer it will take to release the heat.

Third Party Advertising: The content of an advertisement which is not directly related to the actual land use or goods or services produced on the subject parcel of land to which the advertising is proposed.

Topography: The natural surface features of a region.

Townhouse: Means a two storey dwelling within a multi dwelling development, which may or may not be attached to other dwellings, with separate access from the ground floor level and direct access to private open space at natural ground level.

Transpiration Pit: An excavation which has been filled with material conducive to the drainage of stormwater and which is designed to drain sideways, into the atmosphere, via a retaining medium.

Treatment plan: Means a plan explaining how treatment options will be implemented to manage the risk.

Treatment options: Means methods to control and treat the risk including but not limited to:

- Alternative forms of development such that the revised risk would be acceptable or tolerable;
- Stabilisation measures to control the initiating circumstances such that the revised risk would be acceptable or tolerable after implementation;
- Defensive stabilisation measures, amelioration of the behaviour of the hazard or relocation of the development to a more favourable location to achieve an acceptable or tolerable risk.

Tree: Is a perennial plant with a self-supporting stem or trunk, when mature, and for the purpose of this DCP means any tree (other than an exempt tree) including the roots of that tree, if it is 3 metres or more in height, or has a trunk diameter of 200mm or more at a height of 1 metre from the ground, or has a branch spread of 3 metres or more. A significant tree also includes a tree identified as a Heritage Item in Wollongong Local Environmental Plan 2009.

Tree Dripline or Zone: Means the area defined under a tree by the outer edge of the tree canopy projected to ground level.

Tree Protection Zone: The tree protection zone defines the optimal distance from the trunk of a tree that should be maintained free of development and construction activity.

Trunk Drainage: A stormwater system serving catchments larger than 15 hectares.

Tolerable risk: Means the risk which has been assessed and may be accepted provided that a treatment plan is implemented to maintain or reduce the risks.

Tourist and Visitor Accommodation: Means a building or place that provides temporary or short-term accommodation on a commercial basis, and includes hotel or motel accommodation, serviced apartments, bed and breakfast accommodation and backpackers' accommodation.

Urban Consolidation Area: Land identified in the maps in Appendix 1, which have been identified as areas where higher densities are permitted, due to their proximity to railway stations and ability to satisfy urban consolidation objectives.

Urbanisation: The change in land use from natural to developed state.

Urban Zone: For the purposes of this DCP includes a residential, commercial /business, industrial or other similar zone which contains predominately urban land uses.

Validation and Monitoring: The process of determining whether the remediation strategies and measures have been achieved during the remediation of the site.

Vehicular Ramp: Refers to a vehicular circulation carriageway which connects a driveway crossing to an internal off-street car park on a different level, or which connects two levels in a multi-level car park.

Verge: Means the part of the road reserve between the road carriageway and the boundary of adjacent lots. This may include the footpath area and includes the portion of land which accommodates the utility installations and street lighting poles.

Verifier: Means a geotechnical engineer or engineering geologist, as defined by this policy, who verifies a geotechnical report.

View Corridor: Refers to a direct line of sight provided from the public space or a road to a significant object, place or feature.

Villa: Means a single storey dwelling within a multi dwelling development, which may or may not be attached to other dwellings, with separate access from the ground floor level and direct access to private open space at natural ground level.

Virgin Excavated Material: Inert waste (eg clay, gravel, sand, soil and rock) that is not mixed with any other waste and that:

- Has been excavated from areas that are not contaminated, as the result of industrial, commercial, mining or agricultural activities, with manufactured chemicals and that does not contain sulphidic ores or soils; and
- Consists of excavated natural materials that meet such criteria as may be approved by the Department of Environment and Climate Change.

Visibility: Is a measure of the extent to which the escarpment may be visible from surrounding locality taking into account the period of the view, view distance and context of the view. The underlying rationale for this aspect of the visual quality analysis is

to analyse the visibility of the escarpment by precinct and identify key viewpoints necessary for visual absorption capacity and Development Opportunity Envelope identification. Distance plays a strong influence on visibility as the preparation of the view frame occupied by the escarpment decreases with distance. In addition atmosphere influences tend to reduce the level of contrast between development disturbances and the escarpment landscape.

Visual Absorption Capacity: Is an estimation of the capacity of a particular locality of landscape to absorb development without creating a significant change in visual character or a reduction in scenic environmental quality of the locality. The capacity to visually absorb development is primarily dependent on landform, vegetation and existing development. A major factor influencing visual absorption capacity is the level of visual contrast between the proposed development and the existing elements of the landscape in which the proposal is occupied. For example, flat or gently sloping open forest has a higher capacity to visually absorb development than strongly undulating cleared escarpment ridges and escarpment slopes. Further, if visually prominent development already exists on the escarpment then the capacity of the locality to absorb an additional development is higher, than a similar section of the escarpment that has a natural undeveloped visual character.

Warehouse or Distribution Centre: Means a building or place used mainly or exclusively for storing or handling items (whether goods or materials) pending their sale, but from which no retail sales are made.

Waste Disposal Facility: Means a building or place used for the disposal of waste by landfill, incineration or other means, including such works or activities as recycling, resource recovery and other resource management activities, energy generation from gases, leachate management, odour control and the winning of extractive material to generate a void for disposal of waste or to cover waste after its disposal.

Waste Management Facility: Means a facility used for the storage, treatment, purifying or disposal of waste, whether or not it is also used for the sorting, processing, recycling, recovering, use or reuse of material from that waste, and whether or not any such operations are carried out on a commercial basis. It may include but is not limited to:

- a) An extractive industry ancillary to, required for or associated with the preparation or remediation of the site for such storage, treatment, purifying or disposal, and
- b) Eco-generating works ancillary to or associated with such storage, treatment, purifying or disposal.

Waste Management Plan (WMP): A waste management strategy / plan for the collection, recovery and / or disposal of waste material and the recycling of materials during the demolition, construction and post construction periods. The Waste Management Plan also includes estimates of volumes of waste produced and proposed recycling or reuse strategies to be implemented in order to minimise waste material being required to be taken to a registered land fill waste disposal site.

Wastewater: Means blackwater, greywater or a combination of blackwater and greywater arising from activities such as the use of toilets, bathrooms (basins, baths and showers), kitchens and laundries.

Waterbody means a waterbody (artificial) or waterbody (natural).

Waterbody (Artificial) or Artificial Waterbody: Means an artificial body of water, including any constructed waterway, canal, inlet, bay, channel, dam, pond, lake or artificial wetland, but does not include a dry detention basin or other stormwater management construction that is only intended to hold water intermittently.

Waterbody (Natural) or Natural Waterbody: Means a natural body of water, whether perennial or intermittent, fresh, brackish or saline, the course of which may have been artificially modified or diverted onto a new course, and includes a river, creek, stream, lake, lagoon, natural wetland, estuary, bay, inlet or tidal waters (including the sea).

Watercourse: Means any river, creek, stream or chain of ponds, whether artificially modified or not, in which water usually flows, either continuously or intermittently, in a defined bed or channel, but does not include a waterbody (artificial).

Water Sensitive Urban Design (WSUD): WSUD is a philosophy which aims to mitigate environmental impacts particularly on water quantity, water quality and receiving waterways, conventionally associated with urbanisation. WSUD incorporates holistic management measures that take into account urban planning and design, social and environmental amenity of the urban landscape and stormwater management which are integrated with stormwater conveyance by reducing peak flows, protection of natural systems and water quality, stormwater reuse and water conserving landscaping. This can be achieved through a design approach that strives to maintain or replicate the natural water cycle through an incremental "treatment train" approach, through the optimisation the use of rainwater on-site whilst minimising the amount of water transported from the catchment.

Water Table: Means the surface of groundwater below the ground surface.

Waterway: Means the whole or any part of a watercourse, wetland, waterbody (artificial) or waterbody (natural).

Wetland: means:

- a) Natural wetland, including marshes, mangroves, backwaters, billabongs, swamps, sedgeland, wet meadows or wet heathlands that form a shallow waterbody (up to 2 metres in depth) when inundated cyclically, intermittently or permanently with fresh, brackish or salt water, and where the inundation determines the type and productivity of the soils and the plant and animal communities, or

- b) Artificial wetland, including marshes, swamps, wet meadows, sedgelands or wet heathlands that form a shallow waterbody (up to 2 metres in depth) when inundated cyclically, intermittently or permanently with water, and are constructed and vegetated with wetland plant communities.

Zero lot line: Refers to the situation where the wall of the dwelling has no side boundary setback on one (1) side of the allotment and the allotment is benefited by a 1 metre wide restriction on the use of the land under Section 88B of the Conveyancing Act 1919 on the adjoining parcel of land, in order to enable on-going maintenance of the wall and / or roof of the subject dwelling