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Director, Planning Frameworks
Department of Planning and Environment
GPO Box 39
Sydney NSW 2001

Re: Submission in Respect of The Explanation of Intended Effect for the Environment SEPP, as it relates to SREP Sydney Harbour 2005

Dear Director,

I have reviewed the recommendations of the Waterfront Action Group (WAG) and fully support and endorse its submission of 23 January 2018, as attached.

In addition I note the definition of "Boat lifts" and presumably the development control "Boat lifts for the storage of vessels above water" is proposed to be unchanged from the Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005

The Dictionary identifies **boat lift** means a device used for lifting or steering a vessel out of water but does not include such a device if it forms part of a boat repair facility or commercial marina.

RMS are interpreting that a drive on device/pontoon which is used for storage, for example, for inflatable boats, above the water as a boat lift, and as a consequence may only be permitted if part of a boat repair facility or commercial marina. The devices/pontoons are widely used in commercial marinas, I believe the current dictionary definition unfairly prohibits the use of such devices from private marinas, and this inequity could be resolved by modifying the dictionary definition to read;

boat lift means a device used for lifting or steering a vessel out of water but does not include such a device if it forms part of a boat repair facility or commercial marina *or private marina*.

Yours faithfully,



Mark Christian Hudders