

3 June 2025

Chief Executive Officer  
Northern Beaches Council  
725 Pittwater Road  
Dee Why NSW 2099

Address of the Project: **90 Harbord Road, Freshwater**

Description of Project: **Civil Design Letter - Subdivision & Dwellings**

With reference to the Development Application for the above property, please find enclosed a copy of the site Stormwater Management Plan, **STORM-1**, Stormwater Management Details, **STORM-2**, Road Reserve Civil Works Plan, **CIVIL-1**, and Driveway Long-Sections, **CIVIL-2**, for your perusal.

**STORM-1** shows the collected proposed and existing roof areas, hard stand and landscaped areas discharging Lot 1 to the kerb and gutter in Harbord Road and with Lot 2 discharging to the kerb and gutter in Wyndora Avenue.

Each of the proposed lots required on-site detention, which was calculated using the full computational method because more than 30 m<sup>2</sup> of each site bypasses the proposed on-site detention system. DRAINS modelling software was utilised to design the proposed on-site detention system.

Note that each lot has a BASIX rainwater storage tank proposed in accordance with the Council's and Sydney Water's requirements for non-potable reuse.

**STORM-2** shows the required stormwater management details for the proposed subdivision.

**CIVIL-1** and **CIVIL-2** show the driveway access, details and long-sections of the proposed driveways to access each of the parking facilities.

This is to certify that the Stormwater Management Plan layout as shown on **STORM-1/A** and **STORM-2/A** by Taylor Consulting Civil & Structural Engineers has been designed in accordance with section 3.1.2, 'Drainage', of the Building Code of Australia Housing Provision, AS/NZS 3500.3.2 – Stormwater Drainage and Northern Beaches Council's Warringah D.C.P. and Water Management for Development Policy.

Should you require any further information, please contact the undersigned.

Yours faithfully  
TAYLORCONSULTING.NET.AU



**D.M.Schaefer - Director**  
B.E Civil (Hons) M.I.E. Aust. N.E.R.