



CIVIL STORMWATER ENGINEERING GROUP

. I N N O V A T E . E N G I N E E R . T R A N S F O R M .

February 28, 2025
Project #: CSW2024.151
Application #: DA2024/1539

Letter of Response

RE: Development application for proposed single dwelling at 237 McCarrs Creek Road, Church Point.

To whom it may concern,
Dear Council officer,
Northern Beaches City Council,

In response to Council's RFI regarding on-site detention, vehicles entering the garage must leave the premises in a forward motion:

1. On-site detention – an on-site detention was proposed in revision 1 – CSW2024.151.REV.01. OSD was designed in accordance with council's DCP.
2. Vehicle crossing was designed in accordance with AS2890.1. vehicle clearance has been provided to demonstrated compliance. An internal turning bay could not be achieved due to following:
 - Site's steep topography – to achieve a turning bay at 1in 20 a large portion of the site will need to be excavated to allow for a complying turning bay and ramp levels. This is opposed to council's maximum site's cut requirements.
 - Trees – existing trees are causing construction restraints. Due to the local trees, a turning bay could not be introduced, and the driveway level could not be flattened due to local tree roots.

Due to the above constraints, the requested turning could not be achieved. We request of council to take this matter into account and remove this condition. A driveway ramp complying with AS2890.1 was achieved.

Yours Faithfully,

Samir C Hakim,



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