

Engineering Referral Response

Application Number:	Mod2020/0655

Date:	12/12/2020
То:	Kye Miles
	Lot 2 DP 589654 , 197 Sydney Road FAIRLIGHT NSW 2094 Lot 87 DP 1729 , 195 Sydney Road FAIRLIGHT NSW 2094

Reasons for referral

This application seeks consent for the following:

- New Dwellings or
- Applications that require OSD where additional impervious area exceeds 50m2 or
- Alterations to existing or new driveways or
- Where proposals affect or are adjacent to Council drainage infrastructure incl. watercourses and drainage channels or
- Torrens, Stratum and Community Title Subdivisions or
- All new Commercial and Industrial and RFB Development with the exception of signage or
- Works/uses in flood affected areas

And as such, Council's development engineers are required to consider the likely impacts on drainage regimes.

Officer comments

The applicant proposed a new access path and new landscape on the western side of the property. The proposed path and landscape area is located to the approved osd tank location.

And the proposed finished level of the OSD is RL47.75 which is 600 mm higher the new path at the western side in this modification.

Furthermore, the applicant proposed to lower the basement with 200mm.

At least one cross section of the driveway must be provided to demonstrate the accessibility of the basement.

As such, Development Engineer cannot support the application due to the insufficient details of the design and plan.

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Engineering Conditions:

Nil.

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