

**Proposed Additions & Alterations to Existing Dwelling
33 Quinton Road, Manly – DA 2024/ 0601 PAN-434788**

Preliminary Assessment of Site Conditions for land located in Landslip Risk Area G2, G3 or G4 under Council’s Landslip Risk Map

Landslip Area G2, G3 and G4 (MLEP 2013)

The site is not identified as being in a “landslide risk” area in *Acid Sulfate Soils and Landslide Risk* maps in MLEP 2013. However, the site is located in area **G4** in the *Potential Geotechnical Landslip Hazard Areas* map (Schedule 1 – Map C) of MDCP 2013.

Requirement for a Site Stability Report (Section 4.1.8 of MDCP 2013)

Assessment of compliance:

Assessment of compliance with the requirements for a Site Stability Report for a proposed works is as follows:

Assessment criteria	Proposed development	Compliance
a) Any land identified on the LEP Landslide Risk Map must consider certain matters under LEP clause 6.8.	The site is not identified in the LEP map as being within a landslide risk area. (Figure 1)	Not applicable
<p>Acid Sulfate Soils</p> <ul style="list-style-type: none"> 1 Class 1 2 Class 2 3 Class 3 4 Class 4 5 Class 5 <p>Landslide Risk</p> <ul style="list-style-type: none"> Landslide Risk <p>Figure 1: Acid Sulfate Soils & Landslide Risk map (source: MLEP 2013)</p>		
ii) Any excavation greater than 1m below natural ground level for a basement or basement car parking area.	No excavation is proposed to be greater than 1m below natural ground level or for a basement area. The proposed Ground Floor level rear addition comprises strip and pier footings for a raised timber floor structure – to match existing floor structure.	Not applicable
iii) Building works (load bearing) on land contained in geotechnical area “G1”.	Site is not located within geotechnical area “G1”.	Not applicable
iv) Building works (load bearing) on geotechnical areas “G2”, “G3” and “G4” where a Preliminary Assessment of Site Conditions (Landslip) determines the need for a Site Stability Report, or where otherwise required by Council.	The building works are located in geotechnical area “G4”. A Preliminary Assessment of Site Conditions (Landslip) in accordance with Schedule 11 of MDCP 2013 is as follows:	√

Preliminary Assessment of Site Conditions	
1. Site location	<ul style="list-style-type: none"> 33 Quinton Road, Manly. Site dimensions: 6.09m x 32.6m.
2. Geotechnical Area	G4 in <i>Potential Geotechnical Landslip Hazard Areas</i> map. (Figure 2)

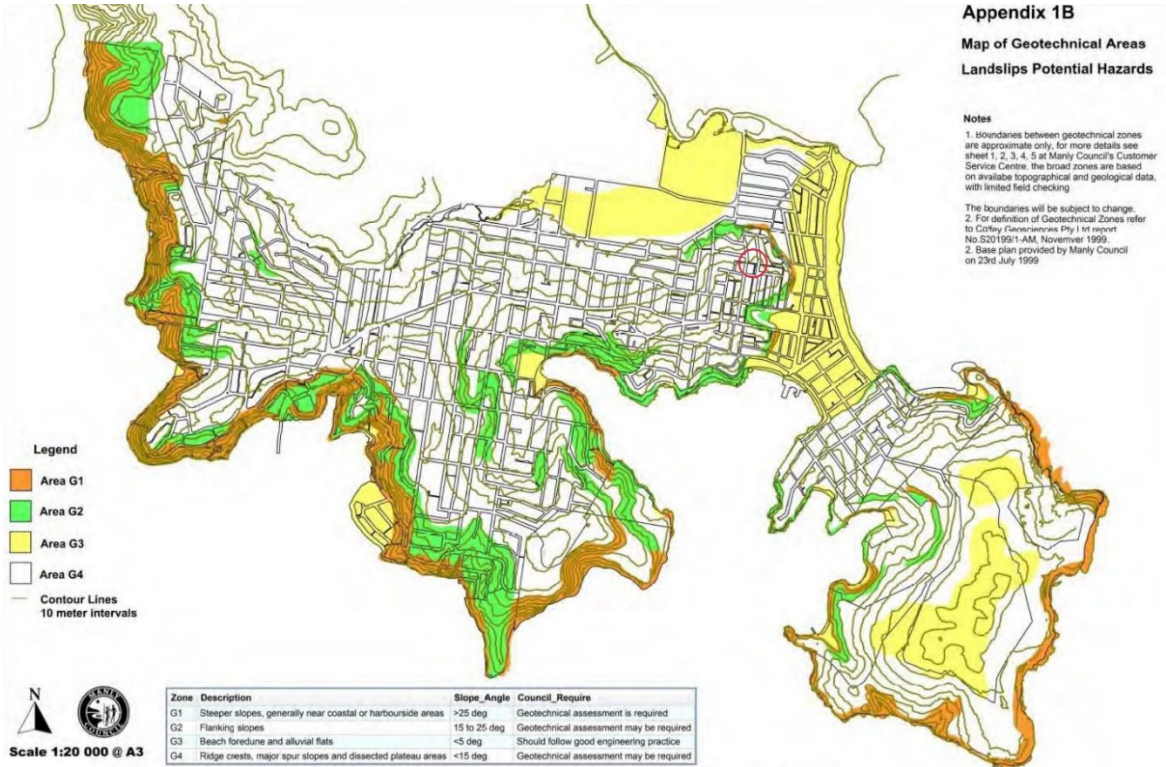


Figure 2: Potential Geotechnical Landslip Hazard Areas map (source: MDCP 2013)

3. Proposed development	<p>Proposed development comprises Ground Floor and First Floor additions to existing dwelling.</p> <p>Ground Floor additions comprise a rear extension of 9.16 m².</p>
Checklist for Council's Assessment of Site Conditions and need for Geotechnical Report is as follows:	
Review of historical data:	<p>Does the site or adjacent properties have history of slope instability?</p> <ul style="list-style-type: none"> No or unknown.
Proposed development:	<p>Are excavations or fills >2m depth proposed?</p> <ul style="list-style-type: none"> The extension will consist of strip and pier footings to match existing to not more than 1m in depth.
Site inspection:	<p>Is the site developed or undeveloped?</p> <ul style="list-style-type: none"> The site is developed.
Developed site:	<p>Is fill >1m in depth present?</p> <ul style="list-style-type: none"> No. <p>Are cuts/ excavations >2m high present?</p> <ul style="list-style-type: none"> No.

A Site Stability report is therefore not considered to be required.