

Traffic Engineer Referral Response

Application Number:	DA2023/1367
Proposed Development:	Alterations and additions to a dwelling house and associated works
Date:	18/01/2024
Responsible Officer	
Land to be developed (Address):	Lot 2 DP 900589 , 30 Pacific Street MANLY NSW 2095

Officer comments

The development application for alterations and additions to an existing dwelling proposes two offstreet parking spaces consistent with DCP requirements but relies upon the use of a car stacker. The specifications provided for the car stacker are noted however do not include an overall height measurement. The overall height of the unit is 3.245m however it must be demonstrated that a B99 vehicle can park on the upper level of the proposed stacker and still have clearance to the roof of the garage. The plans suggest that there is approximately 3.8m of floor to ceiling height in the proposed garage. Some common passenger vehicles are close to 2.0m in height eg Toyota Landcruiser and there is concern that higher vehicles will be unsuitable for use on the top level of the stacker. The applicant must confirm the highest vehicle that could park on the top level of the stacker while maintaining clearance to the ceiling of the garage and any fittings such as lighting, subfloor pipework and the like.

The proposal is therefore unsupported.

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

Recommended Traffic Engineer Conditions:

Nil.