

Engineering Referral Response

Application Number:	DA2020/1453
Date:	22/12/2020
To:	Lashta Haidari
Land to be developed (Address):	Lot 1 DP 881326 , 4 Collaroy Street COLLAROY NSW 2097 Lot CP SP 5367 , 1 Alexander Street COLLAROY NSW 2097

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 stormwater drainage plans have been reviewed detailing the provision of on site stormwater detention and the following information is required prior to further assessment:

- 1) The submission of the DRAINS model is required by Council to verify the site storage requirements and post development discharges.
- 2) The point of connection to the existing Council pit in Alexander street is not acceptable as this area is subject to minor/major flooding which impacts the property at 1097 Pittwater Road(Entrances in Alexander street). As such the stormwater discharge from the property is to be connected to the existing Council Inlet Pit on the opposite side of Alexander street. A pipe longsection is to be provided drawn at a suitable scale detailing clearances to gas, water and sewer services. The minimum pipe size is to be 375mm RCP.
- 3) The stormwater drainage plans are to make provision for upstream overland flow entering the property.

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.