

## Engineering Referral Response

<b>Application Number:</b>	DA2023/0019
<b>Proposed Development:</b>	Alterations and additions to a dwelling house including secondary dwelling.
<b>Date:</b>	28/02/2023
<b>To:</b>	Grace Facer
<b>Land to be developed (Address):</b>	Lot 13 DP 11737 , 26 The Drive FRESHWATER NSW 2096

### 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 needs to provide swept path analysis and sight distance analysis (Sight distance in accordance with AS/NZS 2890.1:2004) for the proposed parking facility.

The application cannot be supported due to lack of information to assess clause C2 of the DCP.

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.