

Traffic Engineer Referral Response

Application Number:	Mod2022/0664
Proposed Development:	Modification of Development Consent REV2021/0012 granted for Demolition works and Construction of a Shop Top Housing Development
Date:	15/12/2022
Responsible Officer	
Land to be developed (Address):	Lot 100 DP 1260628 , 396 - 402 Sydney Road BALGOWLAH NSW 2093

Officer comments

The proposed modification does not result in any changes to the quantum of parking which remains in excess of DCP requirements. There are no changes to the vehicular access and internal circulation areas. One additional accessible parking space is proposed however this is appropriately located and sized. All traffic conditions applied to DA2020/0634 remain applicable and two extra conditions as detailed below have been applied relating to the accessible parking spaces

The proposal is therefore supported.

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

Recommended Traffic Engineer Conditions:

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

Disabled Parking Spaces

Where disabled parking spaces are provided they must be in accordance with AS2890.6:2009.

Details demonstrating compliance are to be submitted to the Principal Certifier prior to the issue of any Occupation Certificate.

Reason: To ensure compliance with Australian Standards.

Shared Zone Bollard

A bollard is to be provided at the shared zone between disabled spaces in accordance to Australian Standards AS2890.6:2009.

Details demonstrating compliance are to be submitted to the Principal Certifier prior to the issue of any Occupation Certificate.

Reason: To ensure compliance with Australian Standards.