

Traffic Engineer Referral Response

Application Number:	DA2022/1399
Date:	28/09/2022
Responsible Officer	
Land to be developed (Address):	Lot 1 DP 1104192 , 62 Chisholm Avenue AVALON BEACH NSW 2107 Lot 2 DP 1104192 , 60 Chisholm Avenue AVALON BEACH NSW 2107

Officer comments

The proposal is for the provision of off-street parking at No.60 Chisholm Avenue including the construction of a driveway and car turntable. The works will remove the need for property access to be provided via a right of way over No.62 Chisholm Avenue.

The traffic report submitted to support the DA has been reviewed and demonstrates that the proposed driveway allows for forwards entry and exit to and from the proposed driveway by a B99 vehicles with cars parked opposite the driveway. It also demonstrates the proposed turntable will allow vehicles to turn around on site to exit in a forwards direction removing any need to reverse up or down the driveway.

The proposed driveway will be 3.0m in width and therefore insufficient to cater for two vehicles to pass it and will be at a steep gradient of 25% for part of its length, the driveway will, however, only serve a single residence and it is therefore unlikely that two vehicles will need to pass each other. The presence of a turntable will however ensure that in the rare event that two vehicles meet they will both be travelling in a forwards direction so only one will need to reverse to allow the other to pass.

There are no traffic engineering concerns with approval subject to conditions

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:

DEVELOPMENT CONSENT OPERATIONAL CONDITIONS

Traffic Management

Traffic management procedures and systems must be in place and practised during the course of the project to ensure safety and minimise the effect on adjoining pedestrian and vehicular traffic systems. These procedures and systems must be in accordance with AS 1742.3 2009 Manual of Uniform Traffic Control Devices and Council's Development Control Plans.

Note: A plan of traffic management is to be submitted to and approved by the Certifier.

Reason: To ensure pedestrian safety and continued efficient network operation.

Parking Enclosure

No parking spaces, or access thereto, shall be constrained or enclosed by any form of structure such as fencing, cages, walls, storage space, or the like, without prior consent from Council.

Reason: To ensure accessibility is maintained.

CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

Vehicle Mechanical Turntable

The applicant is to provide information on the proposed vehicular turntable, operation details, maintenance plan, and contingency plan during a malfunction.

Details are to be provided to Council for approval and this requirement is to be reflected on the Construction Certificate plans. Details demonstrating compliance are to be reflected on the Construction Certificate plans and any supporting documentation for the endorsement of the Certifier prior to the release of the Construction Certificate.

Reason: To minimise vehicle conflicts on the driveway and ensure safe ingress/egress.

CONDITIONS THAT MUST BE ADDRESSED PRIOR TO ANY COMMENCEMENT

Work Zones and Permits

Prior to commencement of the associated works, the applicant shall obtain a Work Zone Permit where it is proposed to reserve an area of road pavement for the parking of vehicles associated with a construction site.

A separate application is required with a Traffic Management Plan for standing of construction vehicles in a trafficable lane.

Reason: To ensure Work zones are monitored and installed correctly.

CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Ongoing Management

The applicant shall be responsible in ensuring that the road reserve remains in a serviceable state during the course of the demolition and building works.

Reason: To ensure public safety.