

25th September 2019

Chris & Paige Fell
17 Waterview Street
SEAFORTH NSW 2092

Our Ref: AWT55418
Your Ref:

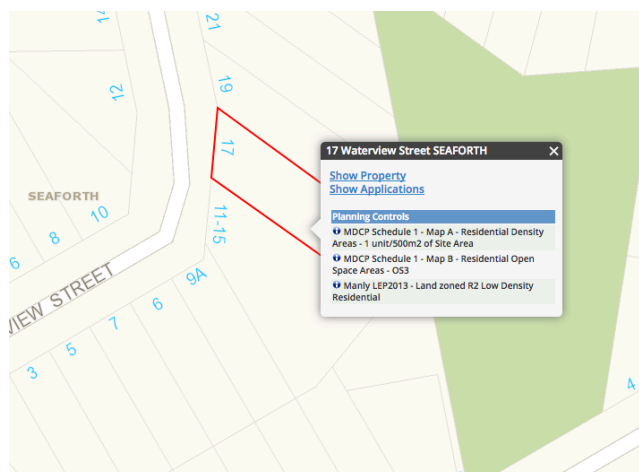
Re: Preliminary Landslip Assessment for No 17 Waterview Street, Seaforth

We have carried out the following investigation:

- Studied the building plans by Grant Clement Landscape Architect & Pool Designers, (dated 02/09/2018), outlining the proposal.
- Reviewed the Northern Beaches Council online landslip mapping system.
- Reviewed a Site Classification report by AW Geotechnical Pty Ltd (dated 16/07/2014), AWG35134, which included two(2) boreholes.
- Revisited the site and conducted a site walk over on the 18/09/2019.

Based on the information from the above sources, we have concluded the following;

1. The Northern Beaches Planning online mapping shows the above lot is not affected by Landslide Risk under the provisions of the Manly Development Control Plan 2013 and Clause 6.8 – Manly LEP 2013. However for the completion purposes we have conducted a preliminary risk assessment.



2. On the relevant 1:100,000 geological map, this site plots within the Mesozoic Aged Hawkesbury Sandstone.



3. Our onsite testing and also our site survey noted shallow bedrock.
4. The onsite testing encountered filled ground at the rear of the site, generally associated with the backfilling of the existing terraced areas.
NOTE: Localised shallow pockets of disturbed natural may be encountered across the site.
5. Proposed cut/fill works will be limited to establishment of the required footings.
6. No signs of slope instability was noted within the geotechnical report.
7. We are unaware of any proposal to create an excavation deeper than 2000 mm.
8. Using Appendix C of the 2007 Australian Geomechanics Society LRM guidelines, we are of the opinion that the following applies to the proposed building footprint:

The likelihood of a Landslide event adversely affecting this dwelling during its life expectancy is conceivable, but only under exceptional circumstances (Rare: 10^{-5}).

If such an event does occur, then the damage to the structure will be in the "minor" range, which is also interpreted as having a cost in the range of 1-10% of the market property value at the time of the event.

All of this results in a risk classification due to landslide as "very low", which is the lowest most stable category of the five(5) risk categories available.

After considering the Northern Beaches Council Landslip Risk Guidelines, it is our opinion that there is no need for a more detailed geotechnical report with respect to landslip risk on this site and providing that the proposed footing system is fully supported on the underlying bedrock and is designed by a suitably qualified engineer to the relevant AS2870-2011 site classification including the site specific guidelines provided in the above referenced report.

Furthermore, providing all retaining structures (if required) are designed by a suitably qualified person, we see no reason why this development will abnormally influence the adjoining properties and associated infrastructure for the life span of the dwelling.

AW Geotechnics Pty Ltd



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