

## Roads and Assets Referral Response

<b>Application Number:</b>	DA2021/1750
<b>Date:</b>	06/10/2021
<b>To:</b>	Dean Pattalis
<b>Land to be developed (Address):</b>	Lot 1 DP 731356 , 1 - 3 Florida Road PALM BEACH NSW 2108

### Reasons for referral

Works proposed by the development may impact on existing Council road assets (eg. kerb and gutter, footpath, retaining walls, landscaping) or results in new structures/encroachments being created within the road reserve. Council's Road Asset Managers are required to review the development application and if necessary liaise with Council's Development Engineering and/or Traffic Management Teams to ensure appropriate conditions are considered.

### Officer comments

There is no impact on existing road infrastructure assets.

The proposed stairs on the public road reserve are indicated with limited details. A Minor Encroachments/Constructions on Road Reserve Application will need to be submitted with sufficiently detailed plans and elevations, including any proposed landscaping works in order to obtain a Road Act consent.

The application will need to identify the removal of any trees and other vegetation as part of the application. No clearing of the road reserve embankment shall be permitted until Council approval is obtained.

The proposal is therefore supported.

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

### Roads and Assets Conditions:

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

### Minor Encroachment Application

The applicant is to submit a Minor Encroachments/ Constructions Within Road Reserve Application for approval of the stairway from road level to property boundary.

The applicant is to enter into appropriate agreements with Council. All costs related to the above application are to be borne by the applicant.

A letter from Council indicating this condition has been satisfied is to be submitted to the Certifying Authority prior to the issue of the Construction Certificate.

Reason: Identify the responsibility of the structures on Council road reserve.