

## Engineering Referral Response

<b>Application Number:</b>	DA2022/1629
<b>Date:</b>	25/10/2022
<b>To:</b>	Thomas Burns
<b>Land to be developed (Address):</b>	Lot 32 DP 15141 , 5 Ross Street NORTH CURL CURL NSW 2099

### 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

Councils indicates the rear boundary of the subject site is in close proximity to a Council pipeline traversing No 25 Playfair Rd and may be affected by overland flow. Hence the applicant shall engage a suitably qualified Civil Engineer to verify whether the property is affected by overland flow from the nearby Council pipeline.

If the property is affected by overland flow, the applicant is to submit a hydraulic report and model like HEC-RAS showing the 1% AEP stormwater flow over the subject site, prepared by a Chartered Professional Civil Engineer of Engineers Australia. The 1% AEP flood flow level must be established in AHD for the proposed future floor levels of the development which shall be a minimum of 500 mm above the 100 year flood level. Any overland flow mitigation measures to protect the proposed extensions from stormwater inundation must not exacerbate flooding for adjoining properties by diverting more flows to adjoining properties.

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.