

Engineering Referral Response

Application Number:	DA2021/1918
Date:	16/10/2021
To:	Thomas Prosser
Land to be developed (Address):	Lot 8 DP 11545 , 96 Avalon Parade AVALON BEACH NSW 2107

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

The site falls to the rear as such the stormwater management shall be in accordance with Clause 5.5 of Council's Water Management for Development Policy. All stages of the clause are to be addressed. Where the discharge is via a dispersion system the design is to be in accordance with Appendix 4. Total discharge including bypass flows and controlled flows through the level spreader must not exceed the 20% AEP state of nature storm event.

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.