

Engineering Referral Response

Application Number:	Mod2013/0112
To:	Kevin Short
Land to be developed (Address):	Part Lot 394 DP752038 5 Lawrence Street FRESHWATER NSW 2096

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

Reference is made to the proposed modification to the Development Consent and the following comments are offered by Development Engineers:

1. Development Engineers raise no objections to development being done in two stages.
2. The proposal to remove the underground pedestrian access is not an engineering related matter and should be assessed by the appropriate officer.
3. Insufficient information was submitted by the applicant to substantiate the deletion of condition 95 of the Development. Development Engineers. Development Engineers are of the opinion that condition 95 is appropriate for the development and therefore do not agree to the deletion of condition 95.
4. The proposal to delete condition 115 is not an engineering related matter and should be assessed by the appropriate officer.

Referral Body Recommendation

Recommended for approval

Recommended Engineering Conditions:

Nil.

