

Engineering Referral Response

Application Number:	Mod2018/0002
To:	Hugh Halliwell
Land to be developed (Address):	Lot A DP 404223 , 1901 Pittwater Road BAYVIEW NSW 2104

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 applicant has provided sectional views for the development with no plan view. The applicant is to be requested to provide plan view of the proposed building works. The location of the new garage shall ensure there is adequate vehicular turning area for the two car spaces, in order for cars to exit in a forward direction. Plans showing vehicular turning area in compliance with AS/NZS 2890.1:2004 is requested.

Referral Body Recommendation

No answer provided

Refusal comments

Recommended Engineering Conditions:

Nil.