



Sydney, 7 July 2025

Ms Yasmina Elshafei and Mr Ford Ennals
c/- Mr Ryan Western
Casey Brown Architecture
Level 1, 63 William Street
East Sydney NSW 2010

Dear Yasmina and Ford,

**RE: FORMS 1 AND 1A OF GEOTECHNICAL RISK MANAGEMENT POLICY FOR PITTWATER – 2009
MODIFICATION APPLICATION UNDER SECTION 4.55(1a)
DEVELOPMENT CONSENT DA2021/2442
90 CABBAGE TREE ROAD, BAYVIEW, NEW SOUTH WALES**

The enclosed Forms 1 and 1A of the Geotechnical Risk Management Policy for Pittwater – 2009 is complementary to the geotechnical investigation report reference MMGEO2025EFE_AB Revision A dated 18 May 2025 prepared by MM Geomechanics.

Should you require further clarification, please contact us on 0400 393 008.

For and on behalf of **MM Geomechanics**,

Muliadi Merry *BEng MEng FIEAust CPEng NER (Civil) RPEQ*
Chartered Professional Engineer (CPEng) 1401340
Registered Professional Engineer of Queensland (RPEQ) 24119
Professional Engineer Registration – #PRE0000542
Design Practitioner – #DEP0000552
Principal Design Practitioner – #PDP00001180

Attachment: Completed Forms 1 and 1A of Geotechnical Risk Management Policy for Pittwater – 2009

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**GEOTECHNICAL RISK MANAGEMENT POLICY FOR PITTWATER
FORM NO. 1 – To be submitted with Development Application**

Development Application for Ms Yasmina Elshafei and Mr Ford Ennals

Name of Applicant

Address of site 90 Cabbage Tree Road, Bayview, New South Wales

Declaration made by geotechnical engineer or engineering geologist or coastal engineer (where applicable) as part of a geotechnical report

I, Muliadi Merry on behalf of MM Geomechanics Pty Ltd
(Insert Name) (Trading or Company Name)

on this the 7 July 2025 certify that I am a geotechnical engineer ~~or engineering geologist or coastal engineer~~ as defined by the Geotechnical Risk Management Policy for Pittwater - 2009 and I am authorised by the above organisation/company to issue this document and to certify that the organisation/company has a current professional indemnity policy of at least \$2million.

I:

Please mark appropriate box

- ☒ have prepared the detailed Geotechnical Report referenced below in accordance with the Australia Geomechanics Society's Landslide Risk Management Guidelines (AGS 2007) and the Geotechnical Risk Management Policy for Pittwater - 2009
- ☒ am willing to technically verify that the detailed Geotechnical Report referenced below has been prepared in accordance with the Australian Geomechanics Society's Landslide Risk Management Guidelines (AGS 2007) and the Geotechnical Risk Management Policy for Pittwater - 2009
- ☐ ~~have examined the site and the proposed development in detail and have carried out a risk assessment in accordance with Section 6.0 of the Geotechnical Risk Management Policy for Pittwater - 2009. I confirm that the results of the risk assessment for the proposed development are in compliance with the Geotechnical Risk Management Policy for Pittwater - 2009 and further detailed geotechnical reporting is not required for the subject site.~~
- ☐ have examined the site and the proposed development/alteration in detail and I am of the opinion that the Development Application only involves Minor Development/Alteration that does not require a Geotechnical Report or Risk Assessment and hence my Report is in accordance with the Geotechnical Risk Management Policy for Pittwater - 2009 requirements.
- ☐ have examined the site and the proposed development/alteration is separate from and is not affected by a Geotechnical Hazard and does not require a Geotechnical Report or Risk Assessment and hence my Report is in accordance with the Geotechnical Risk Management Policy for Pittwater - 2009 requirements.
- ☐ ~~have provided the coastal process and coastal forces analysis for inclusion in the Geotechnical Report~~

Geotechnical Report Details:

Report Title: Geotechnical Investigation, Proposed Pool House, Swimming Pool and Art Studio,
90 Cabbage Tree Road, Bayview, New South Wales
Report Date: 18 March 2025
Author: Muliadi Merry
BEng MEng FIEAust CPEng NER RPEQ
Author's Company/Organisation: MM Geomechanics

Documentation which relate to or are relied upon in report preparation:

Architectural drawings under Project Number C9216 Revision 02 dated 11 November 2024
prepared by Casey Brown Architecture and topographical survey plan prepared by CMS Surveyors
Reference 18022detail Issue 2 dated 18 June 2020

I am aware that the above Geotechnical Report, prepared for the abovementioned site is to be submitted in support of a Development Application for this site and will be relied on by Pittwater Council as the basis for ensuring that the Geotechnical Risk Management aspects of the proposed development have been adequately addressed to achieve an "Acceptable Risk Management" level for the life of the structure, taken as at least 100 years unless otherwise stated and justified in the Report and that reasonable and practical measures have been identified to remove foreseeable risk.

Signature 

Name Muliadi Merry

Chartered Professional Status CPEng NER (Civil)

Membership No. 1401340

Company MM Geomechanics

GEOTECHNICAL RISK MANAGEMENT POLICY FOR PITTWATER
FORM NO. 1(a) - Checklist of Requirements For Geotechnical Risk Management Report for Development Application

Development Application for Ms Yasmina Elshafei and Mr Ford Ennals
 Name of Applicant
 Address of site 90 Cabbage Tree Road, Bayview, New South Wales

The following checklist covers the minimum requirements to be addressed in a Geotechnical Risk Management Geotechnical Report. This checklist is to accompany the Geotechnical Report and its certification (Form No. 1).

Geotechnical Report Details:

Report Title: Geotechnical Investigation, Proposed Pool House, Swimming Pool and Art Studio,
90 Cabbage Tree Road, Bayview, New South Wales
 Report Date: 18 March 2024
 Author: Muliadi Merry BEng MEng FIEAust CPEng NER RPEQ
 Author's Company/Organisation: MM Geomechanics

Please mark appropriate box

- ☒ Comprehensive site mapping conducted 23 July 2021 and 12 March 2025
 (date)
- ☐ Mapping details presented on contoured site plan with geomorphic mapping to a minimum scale of 1:200 (as appropriate)
- ☒ Subsurface investigation required
☐ No Justification
- ☒ Yes Date conducted 23 July 2021
- ☒ Geotechnical model developed and reported as an inferred subsurface type-section
- ☒ Geotechnical hazards identified
- ☐ Above the site
- ☒ On the site
- ☐ Below the site
- ☐ Beside the site
- ☒ Geotechnical hazards described and reported
- ☒ Risk assessment conducted in accordance with the Geotechnical Risk Management Policy for Pittwater - 2009
- ☒ Consequence analysis
- ☒ Frequency analysis
- ☒ Risk calculation
- ☒ Risk assessment for property conducted in accordance with the Geotechnical Risk Management Policy for Pittwater - 2009
- ☒ Risk assessment for loss of life conducted in accordance with the Geotechnical Risk Management Policy for Pittwater - 2009
- ☒ Assessed risks have been compared to "Acceptable Risk Management" criteria as defined in the Geotechnical Risk Management Policy for Pittwater - 2009
- ☒ Opinion has been provided that the design can achieve the "Acceptable Risk Management" criteria provided that the specified conditions are achieved.
- ☒ Design Life Adopted:
☒ 100 years
- ☐ Other specify
- ☒ Geotechnical Conditions to be applied to all four phases as described in the Geotechnical Risk Management Policy for Pittwater - 2009 have been specified
- ☒ Additional action to remove risk where reasonable and practical have been identified and included in the report.
- ☐ Risk assessment within Bushfire Asset Protection Zone.

I am aware that Pittwater Council will rely on the Geotechnical Report, to which this checklist applies, as the basis for ensuring that the geotechnical risk management aspects of the proposal have been adequately addressed to achieve an "Acceptable Risk Management" level for the life of the structure, taken as at least 100 years unless otherwise stated, and justified in the Report and that reasonable and practical measures have been identified to remove foreseeable risk.

Signature
 Name Muliadi Merry
 Chartered Professional Status CPEng NER (Civil)
 Membership No. 1401340
 Company MM Geomechanics