

Engineering Referral Response

Application Number:	DA2019/0145
To:	Renee Ezzy
Land to be developed (Address):	Lot A DP 368257 , 39 Adelaide Street CLONTARF NSW 2093

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

An on site stormwater detention (OSD) system has been proposed in the application. However, the Permissible Site Discharge (PSD) has not been calculated in accordance with Council's Manly Specification for On site Stormwater Management 2003. The proposed tank is too small to control the discharge from the proposed development. The stormwater management plan shall be amended to comply with the above Specification.

As such, Development Engineering cannot support the application.

Referral Body Recommendation

Recommended for refusal

Refusal comments

Recommended Engineering Conditions:

Nil.