

Checklist for Preliminary Assessment of Site Conditions in relation to the preparation of Site Stability Reports

Site address: 53 Addison Road Manly

1. Site Location (Street and Position in street - above or below; Site dimensions - block shape & size):

The subject site is located on the north-western side of Addison Road in Manly, approximately 50 metres south of its intersection with Stuart Street. The site is legally described as Lot A DP 170912.

It is an irregular shaped lot with a front boundary of 11.375 metres, rear boundary of 11.58 metres and side boundaries of 39.52 metres (north) and 39.455 metres (south). It slopes from the front of the lot (east – Addison Road) down towards the rear (west).

The site is currently occupied by a one and two storey, brick and clad residence with a tile and metal roof and has access to a hardstand at the front of the site off Addison Road

2. Geotechnical Area in which the site is located):

Geotechnical Area G4

3. Proposed development (general description, including maximum excavation depths, maximum fill depths, and proximity to existing structures):

The proposed development is for alterations to the lower ground floor, ground floor and a new single carport.

Lower Ground Floor:

Demolition of stairs and move internal door in wall of existing study and storage room, Convert study to laundry and stairs, Construct a wet bar in south-west corner, Add an external bathroom on the southern elevation

Ground Floor:

Demolition of existing kitchen, laundry and staircase to create a new open plan kitchen (with pantry)/dining/family area, Demolition of existing deck and stairs to the rear, Construct new stairs to lower level adjacent to existing living room, Construct a new, covered, larger, squared off deck and access stairs to/from the rear garden, Construct privacy screens on the northern and southern elevations of the new deck and a barbecue area on the southern end, Construct a roof/awning over external windows, including above the door opening at the front of the property, New windows/doors and skylights (entrance foyer and rear deck).

Site:

Construct a single, open carport over an existing hardstand parking area at the front of the property.

Excavation depths for footings <1m depth to be confirmed by Structural Engineer.

4. Existing site: description eg. topography, slope angles (in degrees), exposures of rock and soil, existing site development, evidence of possible slope instability:

The site has a fall of approximately 2.3 metre from the front to the rear of the site.

5. Recommendations: based on the above items, and the flowchart below that indicates the principal factor(s) considered in the assessment, it is recommended that:

Geotechnical assessment is not required.

DATE OF ASSESSMENT : 26th April 2024

ASSESSMENT BY : Watermark Planning on behalf of Saw Bee Oi - applicant

**CHECKLIST FOR COUNCIL'S ASSESSMENT OF SITE
CONDITIONS AND NEED FOR GEOTECHNICAL REPORT IN
GEOTECHNICAL CLASS B AND D**

