

Engineering Referral Response

Application Number:	DA2022/0340
Date:	10/05/2022
To:	Thomas Burns
Land to be developed (Address):	Lot 361 DP 700858 , 21 Parkview Road FAIRLIGHT NSW 2094

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 proposed a hardstand parking space.

However, the marked parking space is only 4.8 m long in the submitted plan.

The minimum length of the parking is 5.4 m in accordance with Council's specification and Australia Standard.

As such, Development Engineering cannot support the application due to clause 4.1.6 of Council's Manly DCP 2013.

The applicant may need to consider to utilise the space under the covered verandah to extend the parking space.

Note: stormwater design is acceptable.

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Engineering Conditions:

Nil.