

## Engineering Referral Response

Application Number:	DA2019/1243
To:	Anne-Marie Young
Land to be developed (Address):	Lot 3 DP 1167665 , 1 E Bungan Head Road NEWPORT NSW 2106

### 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 submitted Stormwater management and geotechnical report is acceptable.

The proposed two car space garage is not in compliance with clause B6.2 Pittwater 21 DCP 2014, in regards to the internal access. The proposal car spaces does not permit cars to be able to exit in a forward direction. The right of access way and driveway is steep, narrow and more then 50 metres from Bungan Head Road.

As result the proposed development cannot be supported.

### Referral Body Recommendation

Recommended for refusal

### Refusal comments

### Recommended Engineering Conditions:

Nil.