

## Engineering Referral Response

<b>Application Number:</b>	Mod2024/0458
<b>Proposed Development:</b>	Modification of Development Consent DA2021/2442 granted for construction of a swimming pool, spa and pavilion
<b>Date:</b>	19/09/2024
<b>To:</b>	Olivia Ramage
<b>Land to be developed (Address):</b>	Lot 22 DP 602041 , 90 Cabbage Tree Road BAYVIEW NSW 2104

### Reasons for referral

This application seeks consent for the following:

- New Dwellings or
- Applications that require OSD where additional impervious area exceeds 50m<sup>2</sup> 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 proposal is the modification of consent DA 2021/2442. The site is located in H1 geotechnical hazard area. As such geotechnical Forms 1 & 1A are required prior to further assessment.

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.