

## Engineering Referral Response

<b>Application Number:</b>	DA2022/0469
<b>Date:</b>	18/05/2022
<b>To:</b>	Jordan Davies
<b>Land to be developed (Address):</b>	Lot 11 DP 1207743 , 1102 Barrenjoey Road PALM BEACH NSW 2108

### 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 for demolition works and the construction of shop top housing with basement level parking. The proposed driveway location involves the relocation of the substation but a new location is not shown. The new location for the substation shall be shown on the plans. Concurrence from Austgrid for the proposed location will be required.

Driveway sections have only been provided internally. The Applicant shall provide a Engineering long-sections at both edges of the proposed access driveway to the proposed garage and demonstrate compliance with AS2890. The footpath area grades shall not exceed 5%.

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.