

Engineering Referral Response

Application Number:	Mod2021/0986
Date:	17/01/2022
To:	Claire Ryan
Land to be developed (Address):	Lot 1 DP 202857 , 7 Trentwood Park AVALON BEACH NSW 2107

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 proposed modification appears to alter the previous location for the on-site stormwater detention (OSD) tank and the current proposal has not included a revised stormwater plan for the modifications.

The proposed revision to the driveway grade and garage level is acceptable. The submitted geotechnical report addresses the relevant DCP controls.

Development Engineers cannot support the proposal due to insufficient information to address stormwater management in accordance with clause B5 of the DCP.

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.