

## Engineering Referral Response

<b>Application Number:</b>	Mod2024/0570
<b>Proposed Development:</b>	Modification of Development Consent DA2022/1675 for Alterations and additions to a dwelling house including a swimming pool
<b>Date:</b>	05/11/2024
<b>To:</b>	Reeve Cocks
<b>Land to be developed (Address):</b>	Lot 30 DP 25654 , 57 Cutler Road CLONTARF NSW 2093

### 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 proposed modifications to the building do not alter the original assessment of the application by Development Engineering. The stormwater plans have been amended and as such condition 1a) of consent DA2022/1675 is to be amended to reflect the amended plans. Also condition 12 is to be amended as follows:

#### On-site Stormwater Detention Details

The Applicant is to provide a certification of drainage plans detailing the provision of on-site stormwater detention in accordance with Northern Beaches Council's Water Management for Development Policy, and generally in accordance with the concept drainage plans prepared by Barrenjoey Consulting Engineers Pty Ltd, drawing number 220802 SW1CCA and SW2CCA, dated 21/08/2024. Detailed drainage plans are to be prepared by a suitably qualified Civil Engineer, who has membership to Engineers Australia, National Engineers Register (NER) and registered in the General Area of Practice for civil engineering.

Detailed drainage plans, including engineering certification, are to be submitted to the Certifier for approval prior to the issue of the Construction Certificate.

Reason: To ensure appropriate provision for the disposal of stormwater and stormwater management arising from the development.

The proposal is therefore supported.

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

**Recommended Engineering Conditions:**

Nil.