

PRELIMINARY ASSESSMENT OF SITE CONDITIONS

As per Clause 4.1.8 of MDCP 2013 and Schedule 11.

1.Site Location

[1 Cutler Road, Clontarf: Lot 12 Section 61 DP 758044](#)

Site Area 1114.0m²

The site is positioned on the low side of the road, 4-sided in plan, boundary dimensions:

N-48.69m S-61.335m E-15.24m W-27.43m

2.Geotechnical Area in which the site is located:

[Landslip risk Area G2](#)

3.Proposed Development

Alterations and additions to existing 2 storey house including new first floor and roof, and swimming pool.

Maximum excavation depth – 2m (swimming pool deep end) Proximity to existing house varies 6.8-9.8m

Maximum fill depth- 1m (garden bed)

4.Existing site

The site slopes away from the road at angles between 5-10°

There are no rock exposures, there are terraced garden beds, maximum depth 1m

5. Recommendations:

The flow chart below indicates that Geotechnical Assessment is **NOT REQUIRED**.

FLOW CHART

Review of historical data

Does the site or adjacent properties have a history of site instability

[>NO OR UNKNOWN](#)

Proposed development

Are excavations or fills > 2m depth proposed

[>NO](#)

Site Inspection

Is the site Developed or Undeveloped

[>DEVELOPED SITE](#)

Is fill >1m in depth present?

[>NO](#)

Are cuts/excavations >2m high present

[>NO](#)

[>REPORT NOT REQUIRED](#)