

Preliminary Geotechnical Assessment for site in MDCP.

13th March 2025

John and Mandy Smyth

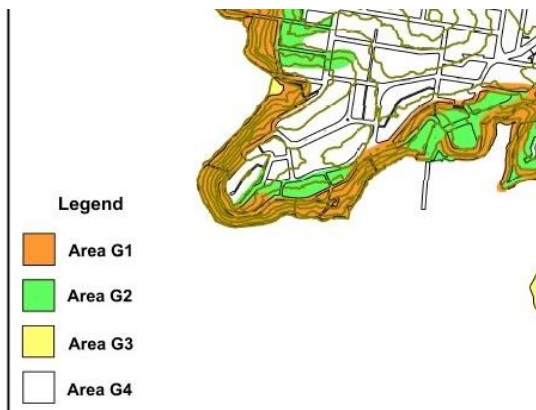
4 Salisbury Square, Seaforth. Lot C, DP 410527.

The Site

The subject site 4 Salisbury Square, Seaforth, (Lot C, DP 410527) is a 735.7m² rectangular in shape block of land that slopes up from the street. The site is elevated from the street's road kerb by 0.2-0.3m. The site enjoys a 20.1 odd metre frontage to the property to Salisbury square and a depth of 36.6 odd metres and is backing onto the rear battleaxe property No 4a Salisbury Square. The site is currently occupied by a single-storey brick veneer dwelling with tiled roof. The immediate locality is characterised by predominately recently constructed dwellings with a mixture of well established, mostly two storey houses nearby of various size and architectural style. *The site is currently zoned R2 Residential.*

Geotechnical Area

The Geotechnical area under MDCP is G4.



Proposed development

The proposed is for a two-storey clad home with colorbond roofing and basic landscaping following demolition of existing. The maximum excavation proposed is less than 0.6m and the fill proposed is less than 0.6m.

Existing Site

The site has a gentle slope up from the street of 3 degrees, from the North-west front corner to the South-eastern corner with a over increase of 2.0m over the 41.6 lineal metres creating a slop. The site consists of lawn and foliage with no sign of any rocky outcrops or slope instability.

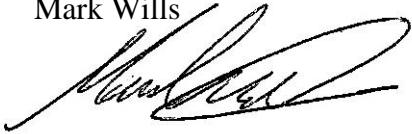
Schedule 11

Based on the recommendations in the Schedule 11 flow chart a geotechnical report is not required.

Does the site or adjacent properties have a history of slope instability	-	No
Does the proposed excavation exceed 2.0m in depth	-	No
Is the site developed or undeveloped.	-	Developed
On the developed site is the present fill depth greater than 1.0m	-	No
On the developed site is the existing cut depth greater than 2.0m	-	No
Therefore, in line with schedule 11 flow chart a report is not required		

If you have any queries, please feel free to contact the undersigned.

Mark Wills



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