

## Roads and Assets Referral Response

Application Number:	DA2021/0318
Date:	19/04/2021
To:	Penny Wood
Land to be developed (Address):	Lot 501 DP 736679 , 14 South Steyne MANLY NSW 2095

### Reasons for referral

Works proposed by the development may impact on existing Council road assets (eg. kerb and gutter, footpath, retaining walls, landscaping) or results in new structures/encroachments being created within the road reserve. Council's Road Asset Managers are required to review the development application and if necessary liaise with Council's Development Engineering and/or Traffic Management Teams to ensure appropriate conditions are considered.

### Officer comments

Proposal involves further encroachment of private habitable floorspace into the public airspace of the Council road reserve with enclosure of the balcony. Whilst minor, this is not supported.

In principle, developments should be confined within their own boundaries and therefore Council should not approve any structure, other than an awning, that encroaches into the airspace above a road reserve.

The proposal is therefore unsupported.

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

### Roads and Assets Conditions:

Nil.