

Engineering Referral Response

Application Number:	DA2023/1107
Proposed Development:	Change of use and alterations and additions to Office C for the purpose of a child care centre and landscaping
Date:	01/11/2023
To:	Nick Keeler
Land to be developed (Address):	Lot 1 DP 1282038 , 4 - 8 Inman Road CROMER NSW 2099

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 application seeks consent to change the use and alterations and additions to Office C for the purpose of a child care centre and landscaping.

Access

No changes are proposed to the existing vehicle crossings and internal parking facilities for the property.

Stormwater

No changes are proposed to the existing stormwater management system for the property. Proposal will connect into the existing drainage system as required.

No objection to proposal, subject to conditions.

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:

CONDITIONS TO BE COMPLIED WITH DURING DEMOLITION AND BUILDING WORK

Road Reserve

The applicant shall ensure the public footways and roadways adjacent to the site are maintained in a safe condition at all times during the course of the work.

Reason: Public safety.