

## Appendix 16 – On-site Detention Checklist

This checklist is to be used to determine the on-site stormwater disposal requirement for developments and must be completed and included with the submission of any development application for these works. Please read this form carefully for its notes, guidelines, definition and relevant policies.

For assistance and support, please contact Council's Development Engineering and Certification team on 1300 434 434.

<b>Part 1 Location of the Property</b>			
House Number	2A	Legal Property Description	
Street	ALLEN AVENUE	Lot	20/A
Suburb	BILGOLA BEACH	Section	
Postcode	2A	DP	11978 / 379490

<b>Part 2 Site Details</b>			
Northern Beaches Stormwater Regions (refer to Map 2 of Northern Beaches Council's Water Management for Development policy)	1	Total Site Area	850.3m <sup>2</sup>
Pre-Development Impervious Area	830.03m <sup>2</sup>	Post-Development Impervious Area	673.33m <sup>2</sup>
Is the site of the development located within an established Flood Prone Land as referred to Council's Local Environmental Plans?  If yes, On-site stormwater Detention system (OSD) is not required and please proceed to part 5 of this checklist If no, please proceed to part 3 of this checklist.			Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

<b>Part 3: Northern Beaches Stormwater Regions</b> (refer to Map 2 of Northern Beaches Council's Water Management for Development policy)
If the site of the development located within Region 1, please proceed to the part 4.1 of this checklist
If the site of the development located within Region 2, please proceed to the part 4.2 of this checklist
If the site of the development located within Region 3, please proceed to the part 4.3 of this checklist
If the site of the development located within Region 4, please refer to Council's Warriewood Valley Water Management Specification.

**Part 4 Determination of OSD Requirements**

<b>Part 4.1 Northern Beaches Stormwater Region 1</b>	
Is the additional impervious area of the development more than 50 m <sup>2</sup> on a cumulative basis since February 1996?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
If yes, OSD is required and please refer to section 9.3.1 of Council's Water Management for Development Policy If no, OSD is not required and please proceed to the part 5 of this checklist	

**Part 4.2 Northern Beaches Stormwater Region 2**

**Part 4.2.1 Description of Work**

Residential flat building, commercial, industrial, multiple occupancy development and subdivisions resulting in the creation of three lots or more, will require OSD in all case. Please provide a design in accordance with the section 9.3.2 of Council's Water Management for Development Policy.  
Any single residential building development, please proceed to part 4.2.2 of this checklist.

**Part 4.2.2 Exemption**

Is the site area less than 450m <sup>2</sup> ?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Does the site of the development drain directly to the ocean without the need to pass through a drainage control structure such as pipe, bridge, culvert, kerb and gutter or natural drainage system?	Yes <input type="checkbox"/> No <input type="checkbox"/>
Is it an alternation and addition development to the existing dwellings?	Yes <input type="checkbox"/> No <input type="checkbox"/>
If yes to any of the above questions, OSD is not required. If no to all the above questions, proceed to part 4.2.3	

**Part 4.2.3 Determination of OSD Requirements**

Calculation	<p>a) Site area m<sup>2</sup> x 0.40 (40%) = ..... m<sup>2</sup>  b) Post- development impervious area = ..... m<sup>2</sup></p> <p><b>OSD will not be required when (a) is greater than (b)</b>  Is OSD required for this development (tick one only)      Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>If yes, provide a design in accordance with the section 9.3.2 of Council's Water Management for Development Policy.  If no, OSD is not required and please proceed to part 5 of this checklist.</p>
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<b>Part 4.3 Northern Beaches Stormwater Region 3</b>	
<b>Part 4.3.1 Stormwater Zone</b>	
In the region, the method of stormwater control to be applied shall depend on the location of the site. Please refer to Map 3 of Northern Beaches Council's Water Management for Development policy.	
If the site of the development located within stormwater zone 1, please proceed to the part 4.3.2 of this checklist	
If the site of the development located within stormwater zone 2, please provide a design in accordance with the section 9.3.3.3 of Council's Water Management for Development Policy.	
If the site of the development located within stormwater zone 3, please provide a design in accordance with the section 9.3.3.4 of Council's Water Management for Development Policy.	
If the site of the development located within stormwater zone 4, please provide a design in accordance with the section 9.3.3.5 of Council's Water Management for Development Policy.	
<b>Part 4.3.2 Determination of OSD requirements in Stormwater Zone 1</b>	
<b>Part 4.3.2.1 For A New Building</b>	
1 ) Exemption	<p>a) Is the site area less than 400? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>b) Is the post-development impervious area less than 190 m<sup>2</sup>? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>If yes to both questions, OSD is not required. If no to any of the above questions, please process to calculation</p>
2 ) Calculation	<p>a) Site area _____ m<sup>2</sup> x 0.35 = _____ m<sup>2</sup> + 50 = _____ m<sup>2</sup></p> <p>b) Post- development impervious area _____ m<sup>2</sup></p> <p>OSD will not be required when (b) is less than 250 m<sup>2</sup> and (a) is greater than (b) Is OSD required for this development? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>If yes, provide a design in accordance with the section 9.3.3.2 of Council's Water Management for Development Policy. If no, OSD is not required and please proceed to part 5.</p>
<b>Part 4.3.2.2 For Alterations and Additions</b>	
If the current impervious area of the site is more than 60% of the site area, OSD will be required. Alternatively, please proceed to the next calculation section.	
1 ) Calculation	<p>Is the post development impervious area increased by less than 50 m<sup>2</sup>? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>Is the post development impervious area less than 60% of the site area? Yes <input type="checkbox"/> No <input type="checkbox"/></p> <p>If yes to both questions, OSD is not required. If no to any of the above questions, provide a design in accordance with section 9.3.3.2 of Council's Water Management for Development Policy</p>

<b>Part 5 Disposal of Stormwater</b>	
Does the site fall naturally towards the street?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
<p>If yes, provide a design in accordance with section 5.1 of Council's Water Management for Development Policy.</p> <p>If no, provide a design in accordance with section 5.5 of Council's Water Management for Development Policy.</p>	

<b>Definitions</b>	
Designed to help you fill out this application	<p><b>Site area:</b> This refers to the area of the land bounded by its existing or proposed boundaries.</p> <p><b>Impervious area:</b> This refers to driveways, parking spaces, pathways, paved areas, hardstand areas, roofed areas, garages and outbuildings.</p> <p><b>Pre Development Impervious area:</b> This refers all impervious areas of the site before the development.</p> <p><b>Post Development Impervious areas:</b> This refers all the impervious areas within the site after the development is completed.</p>