

Roads and Assets Referral Response

Application Number:	Mod2021/0929
Date:	23/05/2022
To:	Julie Edwards
Land to be developed (Address):	Lot 12 DP 16029 , 23 Grandview Drive NEWPORT NSW 2106

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

The proposed parking structure and private parking is shown to encroach on the public road reserve. All parking must be located within the property boundary. The private use of the public road reserve and the construction of permanent structures such as car ports on the road reserve is not permissible as per Roads Act 1993 and Council policy.

23/05/2022:

The Mod proposes to amend DA N0410/15 which approved the relocation of the unauthorised parking on Council road reserve to within the property boundaries.

The original mod proposed to formalise the existing parking area within the road reserve and so was rejected.

Amended plans have now been submitted and has removed any works on the road reserve.

The removal of the earlier provision of car parking hardstand on Council's road reserve is noted however the private use of Council's road reserve for parking remains. The use of same, is not a permitted use of public road reserve under the former Pittwater Council Streetscape Management Guidelines and may need to be referred to Compliance for removal or an alternate proposal for off street parking be submitted for parking within the property boundaries in conjunction with this DA.

There shall be no works on the public road reserve without approval. Any works to improve driveway access will require separate approval from Council under the provisions of the Roads Act 1993.

The proposal is therefore supported.

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

Roads and Assets Conditions:

Nil.