

Engineering Referral Response

Application Number:	DA2019/0509
To:	Maxwell Duncan
Land to be developed (Address):	Lot 1 DP 172127 , 52 Lauderdale Avenue FAIRLIGHT NSW 2094

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

In general, Development Engineering has no objection to the application. However, there is a few issues shall be commented by Transport & Civil Infrastructure Asset in related to the proposed footpath and stair. Development Engineering cannot provide the adequate conditions prior to the comment of Transport & Civil Infrastructure Asset on:

- 1) the design criteria of the proposed footpath over the new driveway crossing and the related supporting structure
- 2) the design of the new stair
- 3) the future maintenance of these footpath and stair (is any lease agreement required?).

Please refer the application back to Development Engineering after the comment from Transport & Civil Infrastructure Asset .

P.S the submitted subdivision plan does not match with the master plan.

Referral Body Recommendation

No answer provided

Refusal comments

Recommended Engineering Conditions:

Nil.