

## Traffic Engineer Referral Response

<b>Application Number:</b>	DA2018/0339
<b>Responsible Officer</b>	
<b>Land to be developed (Address):</b>	Lot 25 DP 5464 , 2 Macpherson Street WARRIEWOOD NSW 2102

### Reasons for referral

This application seeks consent for the following:

- New Dwellings or
- Applications that require OSD where additional impervious area exceeds 50m<sup>2</sup> 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, Councils development engineers are required to consider the likely impacts on drainage regimes.

### Officer comments

Proposal is to subdivide the subject site into 22 residential lots and 2 residual lots.

The new proposed road will enter and exit onto Macpherson Street.

Macpherson Street is a local collector road which falls under Council's ownership.

The proposed circulating road is intended to be a private road. As this road will only be servicing the lots within, Traffic raise no objection to the road remaining in private ownership. Appropriate means to ensure this is documented appropriately will need to be managed by planners.

The Traffic team will require that applicant submit a signage plan that will need to properly notify of the 'one-way' configuration, and additionally the applicant will need to ensure that the entry treatments are undertaken in such a way as to differentiate between private and public road reserves.

The frontage of the current site along Macpherson Street will require the formalisation of the kerb and gutter and Footpath. These are to be constructed in accordance with Council's DCP and Public Domain technical manuals. Council's development engineer should review the requirements to ensure compliance.

### Referral Body Recommendation

## Refusal comments

### Recommended Traffic Engineer Conditions:

#### CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

##### Submission of Engineering Plans

Engineering plans are to be submitted to the Certifying Authority for approval. The submission is to include four (4) copies of Civil Engineering plans for the design of:

- Upgrade of the Civil infrastructure (including Kerb & Gutter and Footpath design) of the existing site frontage along Macpherson Street.

These are to be generally in accordance with the civil design approved with the Development Application and Council's specification for engineering works - AUS-SPEC #1 and or Council's Minor Works Policy. Details demonstrating compliance are to be submitted to the Certifying Authority prior to the issue of the Construction Certificate.

Reason: To ensure compliance with Council's specification for engineering works. (DACTRC PCC1)

#### CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

##### Signage and Linemarking – External

A plan demonstrating the proposed signage and line marking within Council's Public Domain shall be prepared by a suitably qualified person and submitted to and approved by the Local Traffic Committee prior to the issue of any Occupation Certificate. The plan shall also address necessary signage to identify the one-way configuration as well as entry and exit pavement treatments to differentiate between the private and public road reserves.

**Note:** The applicant is advised that the plan will require approval by the local Traffic Committee if the proposal requires change in existing parking conditions and hence, adequate time should be allowed for this process

Reason: To ensure consistent parking amenity. (DACTRFPOC1)

##### Signage and Linemarking – Implementation.

The applicant is to install all signage and line marking, as per the plan approved by the Local Traffic Committee, at no cost to Council. These works are to be undertaken prior to the issue of any Occupation Certificate.

Reason: To ensure signage is installed for enforcement to commence upon occupation (DACTRFPOC2)