

PRELIMINARY GEOTECHNICAL ASSESSMENT:

58 Austin Avenue, North Curl Curl

1.0	LANDSLIP RISK CLASS (Highlight indicates Landslip Risk Class of property)
<input type="checkbox"/>	A - Geotechnical Report not normally required
<input checked="" type="checkbox"/>	B - Geotechnical Engineer (Under Council Guidelines) to decide if Geotechnical Report is required
<input type="checkbox"/>	C - Geotechnical Report is required
<input type="checkbox"/>	D - Geotechnical Engineer (Under Council Guidelines) to decide if Geotechnical Report is required
<input type="checkbox"/>	E - Geotechnical Report required

2.0 Proposed Development

- 2.1** Construct a new carport and concrete driveway and crossover at the Griffin Road frontage requiring minor leveling.
- 2.2** Construct an entry deck at the Austin Avenue frontage.
- 2.3** Various other minor internal and external alterations and additions.
- 2.4** Minor fill will be laid for landscaping works on the W side of the property.
- 2.5** Details of the proposed development are shown on 16 drawings prepared by Sally Gardner Design & Draft, project number 23-0830, drawings numbered A1 to A8, S1 to S6, N1, and N2, all dated Tuesday, 1 July 2025.

3.0 Site Location

- 3.1** The site was inspected on the 19th April, 2024.
- 3.2** This corner residential property is on the high side of Austin Avenue and level with Griffin Road. The property has a S aspect and the block runs lengthways to the E so there is a crossfall. It is located on the gently graded upper-middle reaches of a

hillslope. No rock outcrops on the property. The Sydney 1:100 000 Geological Sheet indicates the site is underlain by Hawkesbury Sandstone that is described as a medium to coarse grained quartz sandstone with very minor shale and laminite lenses. Sandstone bedrock is expected to underlie the surface at relatively shallow depths. The natural surface of the block has been altered by an excavation for the lower level of the house. The proposed development will require minor excavation to provide a level platform for the carport and driveway, and minor fill for landscaping in this area.

3.3 The site shows no indications of historical movement in the natural surface that could have occurred since the property was developed. We are aware of no history of instability on the property.

4.0 Site Description

The natural slope rises across the property at gentle angles. At the road frontage to Austin Avenue, a concrete driveway runs to a garage underneath the middle of the house. In between the road frontage to Griffin Road and the house is a gently sloping lawn area. The part two-storey house is supported on external brick walls and brick piers. The external brick walls show no significant signs of movement and the visible brick piers appear to stand vertical. A stable ~1.2m high concrete block retaining wall supports a cut for the lower level of the house. A deck and level lawn area extends off the E side of the house to the E common boundary. The land surface surrounding the house is mostly lawn covered with some paving. No significant signs of movement associated with slope instability were observed on the grounds. No cliffs or large rock faces were observed on the property or in the near vicinity. No geotechnical hazards that could impact on the subject property were observed on the surrounding neighbouring properties as viewed from the subject property and the street.

5.0 Recommendations

The proposed development and site conditions were considered and applied to the current council requirements. See the required inspection below that is to be carried out during

construction and is a requirement for the final geotechnical certification. Apart from the inspection, it is not expected additional geotechnical input will be required provided good design and building practices are followed.

6.0 Inspection

The client and builder are to familiarise themselves with the following required inspection as well as council geotechnical policy. We cannot provide geotechnical certification for the owners or the regulating authorities if the following inspection has not been carried out during the construction process.

- All footings are to be inspected and approved by the geotechnical consultant while the excavation equipment and contractors are still onsite and before steel reinforcing is placed or concrete is poured.

White Geotechnical Group Pty Ltd.



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Reviewed By:



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Information about your Preliminary Assessment

This Preliminary Assessment relies on visual observations of the surface features observed during the site inspection. Where reference is made to subsurface features (e.g., the depth to rock) these are interpretations based on the surface features present and previous experience in the area. No ground testing was conducted as part of this assessment and it is possible subsurface conditions will vary from those interpreted in the assessment.

In some cases, we will recommend no further geotechnical assessment is necessary despite the presence of existing fill or a rock face on the property that exceed the heights that would normally trigger a full geotechnical report, according to the Preliminary Assessment Flow Chart. Where this is the case, if it is an existing fill, it is either supported by a retaining wall that we consider stable, or is battered at a stable angle and situated in a suitable position on the slope. If it is a rock face that exceeds the flow chart limit height, the face has been deemed to be competent rock that is considered stable. These judgements are backed by the inspection of over 5000 properties on Geotechnical related matters.

The proposed excavation heights referred to in section 2.0 of this assessment are estimated by review of the plans we have been given for the job. Although we make every reasonable effort to provide accurate information excavation heights should be checked by the owner or person lodging the DA. If the excavation heights referred to in in section 2.0 of this assessment are incorrect, we are to be informed immediately and before this assessment is lodged with the DA.
