

Engineering Referral Response

Application Number:	DA2020/1373
Date:	10/12/2020
To:	Kye Miles
Land to be developed (Address):	Lot 25 DP 7686 , 15 Quinlan Parade MANLY VALE NSW 2093

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

The proposed Stormwater Management Plan prepared by Taylor Consulting dated 23 October 2020 is satisfactory but before Council consider this plan, the applicant must provide evidence that they are unable to obtain an easement through the downstream property i.e. property No 13 in Quinlan Parade in accordance with Council's Water Management Policy for Development.

For sample letter refer Appendix 2, Easement Letter of Council's Water Management for Development Policy.

The proposal is therefore unsupported.

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

Recommended Engineering Conditions:

Nil.