

Engineering Referral Response

Application Number:	DA2020/1448
Date:	09/12/2020
To:	Kye Miles
Land to be developed (Address):	Lot 1 DP 998291 , 48 Wood Street MANLY NSW 2095

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 submitted architecture plan and driveway cross plan are inconsistent.

The proposed carport level is RL 17.28-17.36 at boundary in accordance with the submitted driveway crossing plan.

It is about 200mm lower than the proposed level in the architecture plan.

The applicant must amend to plans to ensure the finish level of the carport.

And also the existing footpath outside No 46 Wood Street needs to be raised to accommodate the proposed new crossing.

The property owner of the No. 46 Wood Street may be advised the proposed change.

As such, Development Engineering is unable to provide the assessment due to the inconsistent plans.

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.