
ANNEXURE 2

Ross McWhirter, Project Leader – Road Reserve Management
8am to 4:30pm Mon - Fri
Phone 9970 1207 Mobile 0419 629 007

20 December 2011

Meriton Apartments
Level 11, 528 Kent Street
SYDNEY NSW 2000

Dear Sir / Madam,

**Re: SECTION 139 CONSENT (*Roads Act 1993*) – 14 – 18 Boondah Road, Warriewood
(Stage 1 road works in MacPherson Street)**

Council grants the applicant(s), Meriton Apartments, consent to construct road works in MacPherson Street at 14-18 Boondah Road, Warriewood.

The following drawings are referenced in relation to this Section 139 consent: -

- Project No. 10-23; Drawing Nos C202 (Issue 3), C204 (Issue 3), C205 (Issue 3), C206 (Issue 3), C208 (Issue 3), C209 (Issue 3), C210 (Issue 4), C213 (Issue 4), C216 (Issue 3), C217 (Issue 3), C230 (Issue 3), C251 (Issue 3), C252 (Issue 3), C253 (Issue 3), C254 (Issue 3), C260 (Issue 3), C262 (Issue 3), C270 (Issue 3), C272 (Issue 3), C295 (Issue 3) and C296 (Issue 3) by A T & L Civil Engineers and Project Managers dated 8/12/11.
- Landscape drawings LAM000-LAM201 by Site Image Landscape Architects.

This Section 139 Consent is granted, subject to the following conditions: -

1. Compliance with the conditions of Project Approval Application No. MP10_0177 (dated 18 January 2011) that relate to the public road reserve.
2. Sections A and B (Drawing No C204) and cross sections at chainages 210.606, 220, 233 and 238 (Drawing No C295) are NOT approved in relation to the finished levels between the kerb and the boundary. The cross sections are to be constructed as specified in Council's email dated 26 October 2011 (refer Addendum). Council is to be notified when work in the area of these cross sections is due to commence to enable Council to supervise the finished levels between the kerb and the boundary. The driveways and cycleway are to be constructed to Council's specifications and levels.
3. Council's Landscape Architect be contacted to inspect and approve:
 - Cultivated planter areas prior to planting or mulching
 - Plant material prior to installation
 - Final handover

4. Landscaped areas to be maintained for a 24 month period following practical completion including watering, weeding, fertilising and pest management.
5. A handover inspection with Council's Landscape Architect to be arranged prior to Council taking over maintenance of works.
6. COUNCIL IS TO BE ADVISED WHEN THE WORKS HAVE BEEN COMPLETED. Upon receipt of this advice, Council will inspect the works to determine if they are satisfactory. Any works deemed by Council to be unsatisfactory are to be rectified to Council's reasonable satisfaction.
7. The Applicant(s) shall, at all times, keep indemnified Council from and against all actions, suits, proceedings, losses, costs, damages, changes, claims and demands in any way arising out of or by reason of anything done or omitted to be done by the Applicant(s) in respect of the work in question.
8. The Applicant(s), at all times for the duration of this Consent, will not interrupt or otherwise disturb traffic or pedestrian flow in the public road without first obtaining the consent of Council. Lighting, fencing, traffic control and advanced warning signs shall be provided for the protection of the works and for the safety and convenience of the public and others during the currency of the works.
9. The Applicant(s) shall accept all responsibility for public safety during the construction of the works.
10. In the event that the road or footpath construction requires the use of a mobile concrete pump in the road reserve, separate approval must be obtained from Council for that activity. Form No. UI313 (*Application to Stand Construction Plant on a Public Road Reserve*) must be lodged with the applicable fees.
11. The Applicant(s) shall be responsible for the cost of all service and utility adjustments associated with the construction of the road works and footpath. Contact "Dial Before You Dig" (1100) at least two working days before the works are due to start for information on the location of underground pipes and cables.
12. A formwork inspection by Council is required prior to construction of any concrete works (provide minimum 24 hours notice).
13. The Applicant(s) shall make good any damage caused to the property of any person or any property of Council by reason of the carrying out of any work by the Applicant(s) under the Conditions of this Consent.
14. Should the Applicant(s) fail to comply with any of these conditions or any requirement of Council as provided, then this Consent shall permanently lapse and any part of the work remaining within the road at that time shall be deemed to be an obstruction or encroachment under *Section 107* of the *Roads Act 1993*.

15. This Consent receipt must be held on the job and produced to any Officer of Council when called upon.
16. Compliance with all the requirements of Application No. MP10_0177 and this Section 139 consent is required prior to Council giving its written approval to the issue of the Occupation Certificate.

Yours faithfully

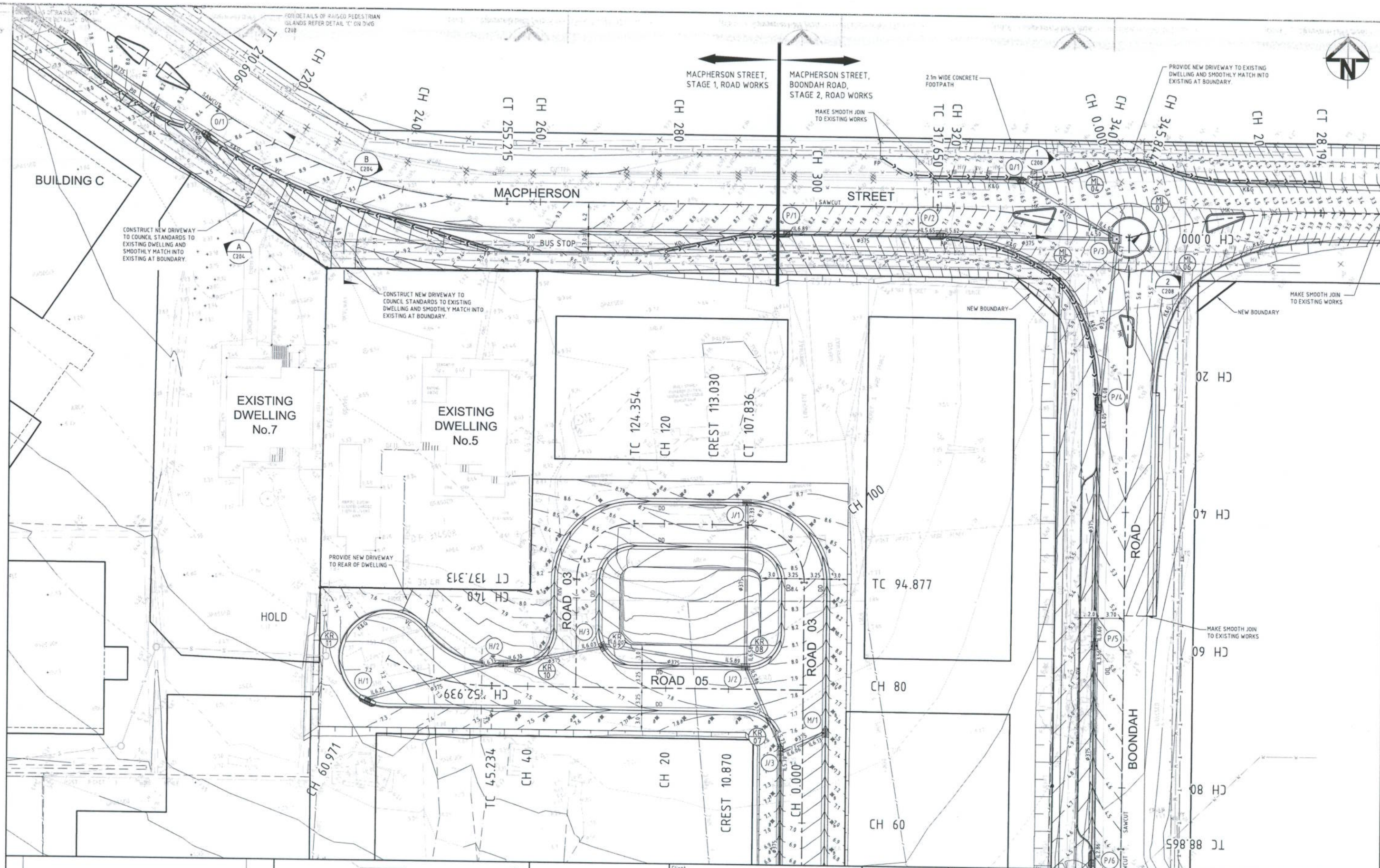


Mark Shaw

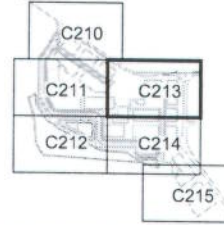
MANAGER URBAN INFRASTRUCTURE

Addendum

- Section A to be amended by providing 1% fall from front of cycleway to kerb and 2.5% fall from front to back of cycleway then batter down to boundary.
- Section B to be amended by providing 2.5% fall from back of cycleway to kerb then batter down to boundary from back of cycleway.
- Amend cross sections from chainage 210.606 to 238 by providing 1% fall from the back of the cycleway to the kerb. Low retaining wall (maximum 0.44 m high) required between chainage 210.606 and 220. Provide 150mm high kerb at back of cycleway between chainage 210.606 and 220.

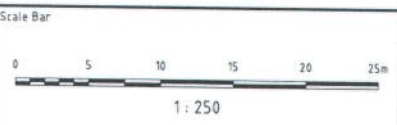


Issue	Description	Date
4	ISSUE FOR S138 APPROVAL	08-12-11
3	STORMWATER DRAINAGE REVISED	02-12-11
2	RE-ISSUED FOR CONSTRUCTION	30-11-11
1	DOCUMENTATION UPDATED TO REFLECT NEW MASTERPLAN	28/10/11



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MERITON APARTMENTS
PTY LTD



Scales	1:250
Grid	MGA
Height Datum	AHD
Drawn	TS
Designed	MM
Checked	AMc
Approved	AMc

Project
**PROPOSED RESIDENTIAL
DEVELOPMENT
14-18 BOONDAH ROAD
WARRIEWOOD**

Title
**ROADWORKS AND
STORMWATER DRAINAGE
PLAN
SHEET 4**

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Status	FOR APPROVAL	A1
Drawing No.	C213	Project No.
		10-23
Issue		4