

SECTION C

Ku-ring-gai Development Control Plan



Ku-ring-gai
Council

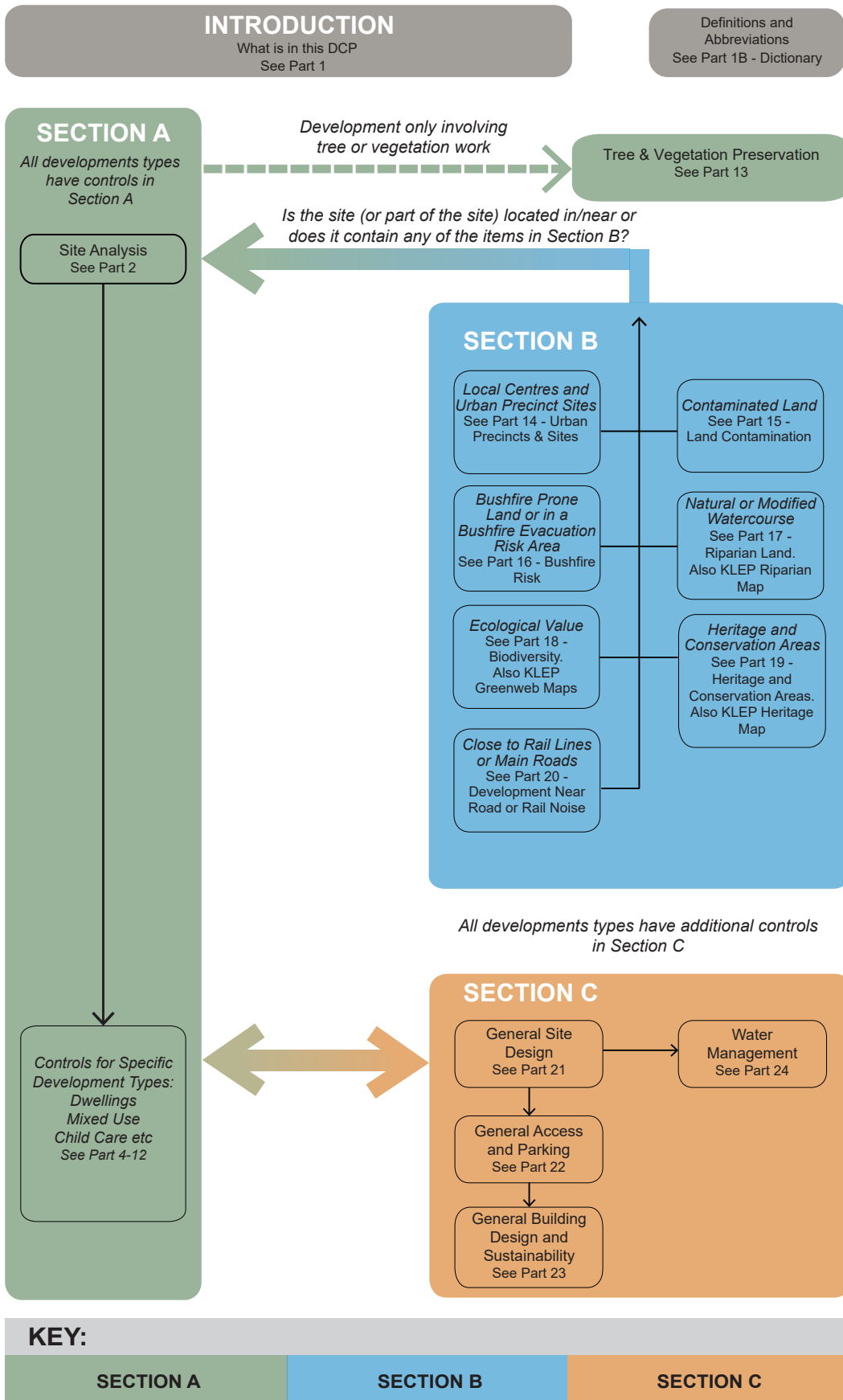
SERVIENDO GUBERNO

ADOPTED - 14 February 2023

EFFECTIVE - 03 March 2023

SECTION C

HOW TO USE THE DCP



SECTION C

PART 21 GENERAL SITE DESIGN

	Introduction.....	p21-2
21.1	Earthworks and Slope	p21-3
21.2	Landscape Design	p21-5

PART 22 GENERAL ACCESS AND PARKING

	Introduction.....	p22-2
22.1	Equitable Access	p22-3
22.2	General Vehicle Access	p22-6
22.3	Basement Car Parking	p22-8
22.4	Visitor Parking	p22-9
22.5	Parking for People with a Disability	p22-10
22.6	Pedestrian Movement within Car Parks	p22-11
22.7	Bicycle Parking and Facilities	p22-12
22.8	Surface Parking.....	p22-13
22R	References	p22-15
22R.1	Car Parking Rates	p22-16

PART 23 GENERAL BUILDING DESIGN AND SUSTAINABILITY

	Introduction.....	p24-2
23.1	Social Impact.....	p23-3
23.2	Green Buildings.....	p23-4
23.3	Sustainability of Building Materials.....	p23-8
23.4	Materials and Finishes.....	p23-9
23.5	Roof Terraces and Podiums	p23-12
23.6	Building Services	p23-14
23.7	Waste Management.....	p23-15
23.8	General Acoustic Privacy.....	p23-24
23.9	General Visual Privacy.....	p23-25
23.10	Construction, Demolition and Disposal	p23-28
23R	References	p23-31
23R.1	Examples of ESD Measures	p23-32
23R.2	Green Star Rating Information Sheet	p23-35
23R.3	Checklist of ESD Measures to be Submitted with Development Application and Updated for CC Approval.....	p23-38
23R.4	Council's Standard Bin Characteristics	p23-39
23R.5	Council's Collection vehicle characteristics.....	p23-40
23R.6	Vehicle Access/Turning Circles	p23-41
23R.7	What is a Waste Management Plan?	p23-42
23R.8	Waste Management Plan	p23-43
23R.9	Waste Guidelines	p23-48

SECTION C

PART 24 WATER MANAGEMENT

	Introduction.....	p24-2
24A	Site Design for Water Management.....	p24-3
24A.1	Development Type for Water Management.....	p24-4
24A.2	Location of Development for Water Management	p24-5
24A.3	Locating the Development on Site	p24-7
24B	Stormwater Discharge	p24-9
24B.1	General	p24-10
24B.2	Stormwater Disposal from Location A Properties	p24-11
24B.3	Stormwater Disposal from Location B Properties	p24-15
24B.4	Stormwater Disposal from Location C Properties	p24-16
24B.5	Stormwater Disposal from Location D Properties	p24-17
24B.6	Relocating Pipes and Modifying or Extinguishing Easements Where Council is the Authority	p24-28
24C	On-site Stormwater Management	p24-29
24C.1	General	p24-30
24C.2	Effective Stormwater Management	p24-31
24C.3	General Controls for On-Site Stormwater Management	p24-32
24C.4	Mandatory Rainwater Tank Requirements	p24-35
24C.5	Controls for On-site Detention	p24-37
24C.6	Stormwater Quality Control	p24-39
24D	Existing Drainage Systems	p24-41
24D.1	General	p24-42
24D.2	Flood Studies and the Design Flood Standard	p24-43
24D.3	Development Over or Adjacent to a Natural Waterbody, Open Channel or Drainage Depression	p24-44
24D.4	Development Over or Adjacent to an Underground Pipeline	p24-46
24D.5	Tennis Courts and Other Sporting Surfaces	p24-48
24D.6	Fences	p24-49
24D.7	Swimming Pools and Spas	p24-50
24E	Road and Trunk Drainage Design	p24-51
24E.1	Design Procedures	p24-52
24F	On-site Wastewater Management	p24-57
24F.1	On-site Wastewater Management	p24-58
24R	References	p24-59
24R.1	Rainwater Tank Size Guide.....	p24-60
24R.2	Drainage Catchments for On-site Detention.....	p24-62
24R.3	Permitted Site Discharge and Minimum On-site Detention Storage Volumes.....	p24-64
24R.4	On-site Detention Calculation Sheet.....	p24-65
24R.5	Design of On-site Detention Systems (OSD).....	p24-66
24R.6	Design of Property and Inter-allotment Drainage Systems.....	p24-71
24R.7	Flood Study Requirements.....	p24-78
24R.8	Terms of Positive Covenants and Restrictions on use.....	p24-82
24R.9	OSD Exemption Map.....	p24-94