

7 July 2020

Boris Santana
Principal Planner
Liverpool City Council
33 Moore Street
Liverpool
NSW 2170

Ground floor, 20 Chandos Street
St Leonards NSW 2065
PO Box 21
St Leonards NSW 1590

T 02 9493 9500
E info@emmconsulting.com.au
www.emmconsulting.com.au

Re: Georges Cove Marina (DA-611/2018) - amended application boundary

Dear Boris,

As you are aware, EMM Consulting Pty Limited are acting on behalf Benedict Industries Pty Ltd in regards to the application for the proposed Georges Cove Marina, 146 Newbridge Road, Moorebank, NSW, Development Application: DA-611/2018.

Following discussions with the Council, it is proposed to amend the marina proposal boundary to that shown in the attached figures.

The amended boundary includes the foreshore land along the Georges River but excludes the land zoned SP2 Infrastructure to the west of the marina. No works are required to the existing drain within the SP2 land as part of the marina development.

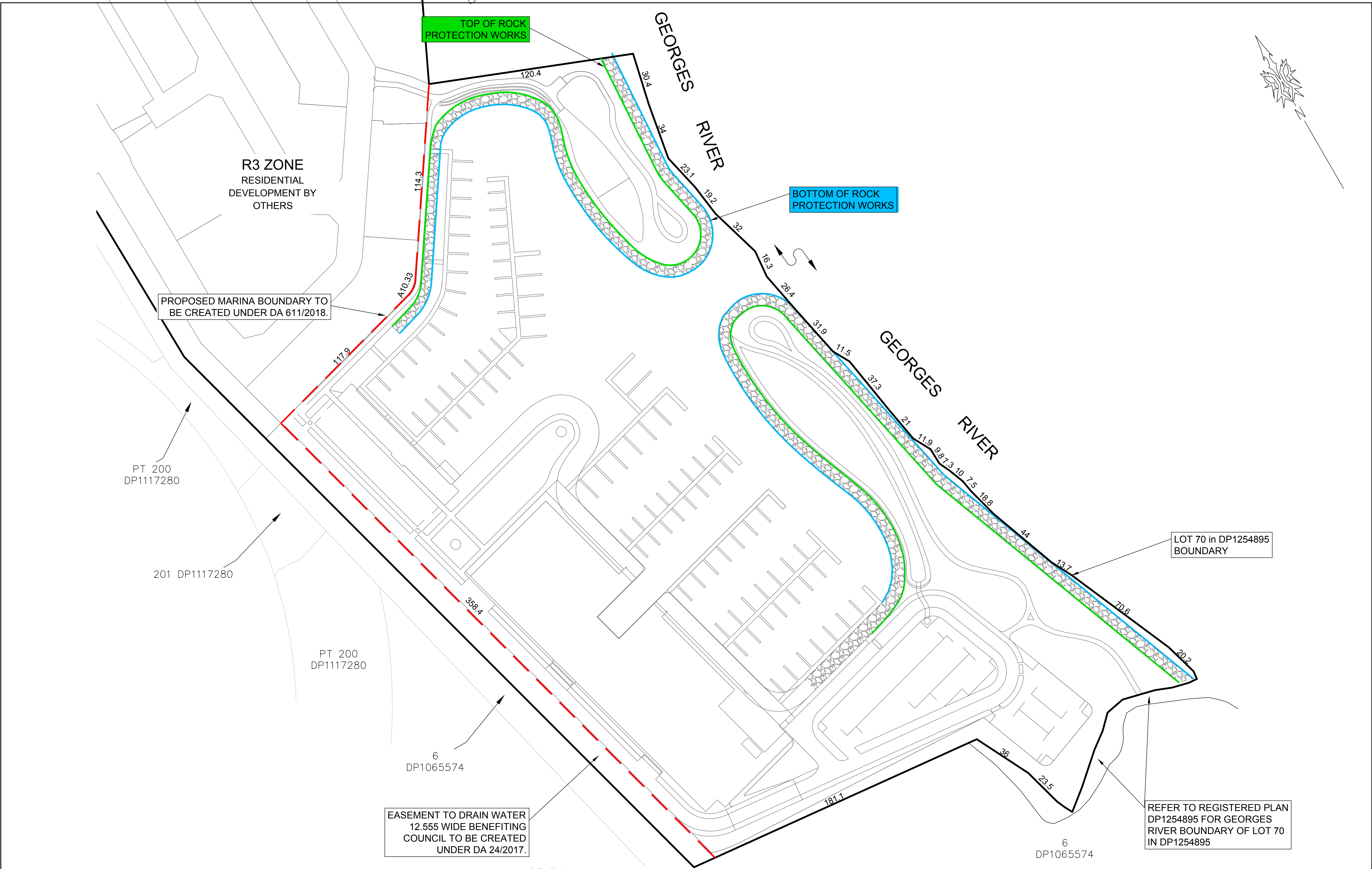
Yours sincerely



Philip Towler
Associate Director
ptowler@emmconsulting.com.au

Attached:

- Plan showing boundary & proposed marina, Issue H, JMB Development Consultants, 6 July 2020
- Site – Plan General Layout, DA-001, Issue L, Michael Fountain Architects, 15 April 2020
- Site – Plan Diagram – Levels & Contours, DA-002, Issue I, Michael Fountain Architects, 15 April 2020



H S.G. 06-07-2020 PLAN AMENDED TO REMOVE THE LAND ZONED 'SP2'
G S.G. 06-05-2020 NOTES AMENDED
F S.G. 05-05-2020 PLAN AMENDED

Issue	App	Date	Description	Client: BENEDICT INDUSTRIES PTY LTD.
E	S.G.	27-04-2020	ADJUSTED TO REMOVE TOP & BOTTOM OF WALL DETAILS	
D	S.G.	27-04-2020	ADJUSTED PLAN LAYOUT & SHOW EASEMENT	Designed by : S.G.
C	S.G.	23-04-2020	REMOVAL OF EXISTING TOP OF BANK FROM PLAN	Date of Drawing : 28-01-2020
B	S.G.	21-04-2020	AMENDED PER CLIENT DIRECTIONS	Ratio (A1) : 1:1000
A	S.G.	28-01-2020	ISSUED FOR INFORMATION	

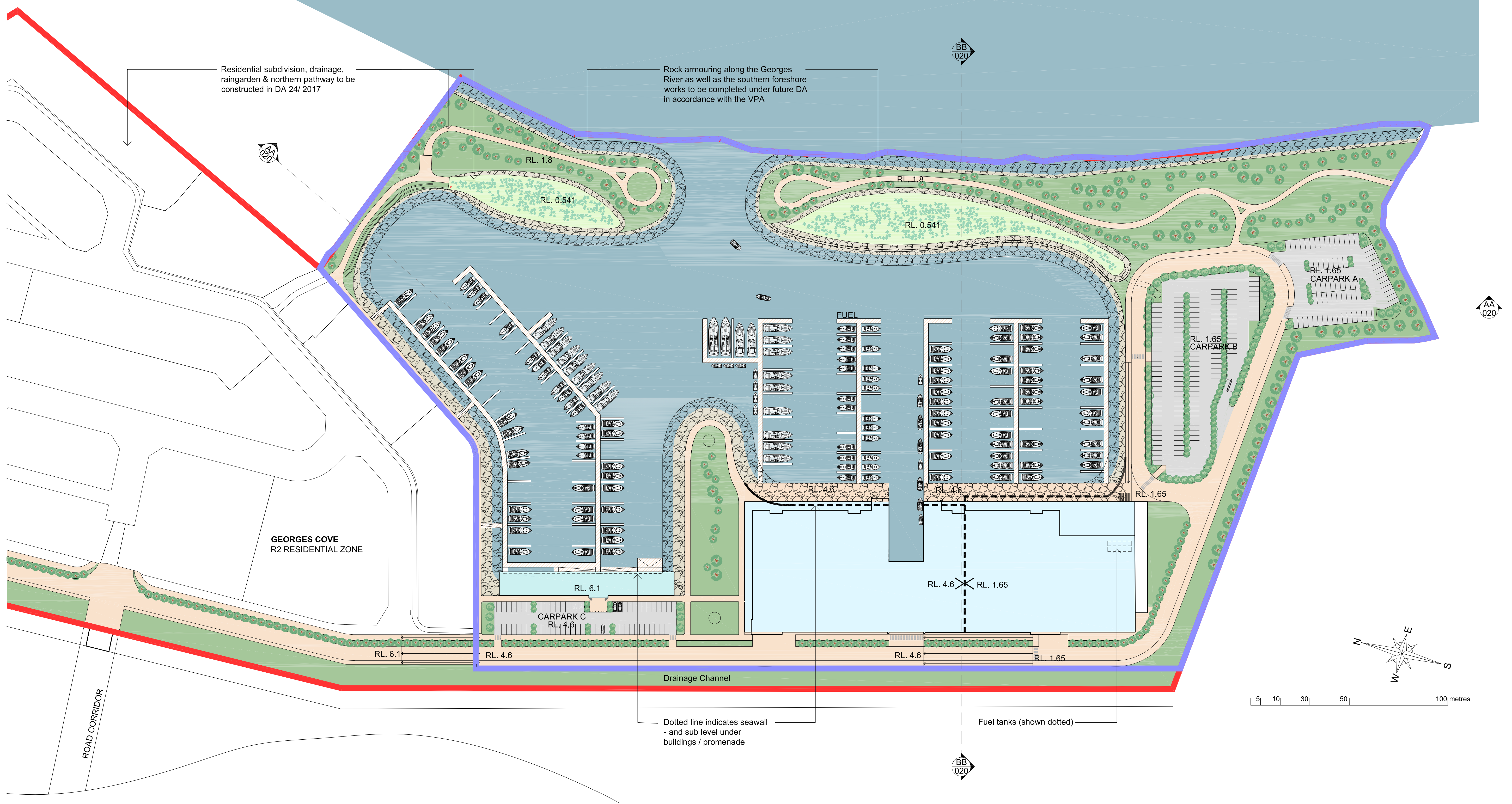
Datum : AHD	
Origin of Levels : N/A	
Date of Survey : N/A	



John M. Daly & Associates PTY LTD
A.B.N. 88051977989
Surveying
Engineering
Project Management
Licensed Water Service Co ordinators
32 Iolanthe Street
P.O. BOX 25
CAMPBELLTOWN N.S.W. 2560
PH. (02) 4625 5055
FAX (02) 4628 2013
email: admin@jmd.com.au

Project : LOT 70 in DP1254895 - 146 NEWBRIDGE ROAD, MOOREBANK			Sheet 1 of 1 sheets
PLAN SHOWING BOUNDARY & PROPOSED MARINA			Ref: 14005E41
Locality : MOOREBANK	L.G.A. : LIVERPOOL	CAD Ref: S:\JOBS\14\14005\14005 EMM\ENG\CAD\E41 - MARINA BASE\14005E41_BASE	

The ratio shown on this plan relates to the original plan, produced by JMD only. Any photocopying or printing from digital files provided (particularly PDF files) may significantly alter the ratio of the plan.



01 Site - Plan
1: 1000

Legend

	Water
	Seawall
	Wetlands
	Landscape
	Circulation
	Carparking
	Private Marina Clubhouse
	Maritime Building

Lot 70 Boundary

Marina Proposal Boundary

MICHAEL FOUNTAIN ARCHITECTS PTY. LTD.
2 / 5 NARABANG WAY BELROSE NSW 2085
TEL (02) 9450 2070 FAX (02) 94502757

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ISSUE	REV	AMENDMENTS	DATE	ISSUE	REV	AMENDMENTS	DATE
A		Issue for Development Application	16.11.10	H		Issued to Client	30.09.19
B		Amendments following Liverpool Council design review panel meeting	29.06.12	i		Issued to Client - DRAFT	02.10.19
C		Issue for Development Application	26.10.12	J		Issued to Client	11.10.19
D		Re-issue for Development Application	26.03.15	K		Issue for Development Application	17.10.19
E		Re-issue for Development Application	01.04.15	L		Issue for Development Application	15.04.20
1		Bridge deleted					
F		Re-Issue for Development Application	06.05.19				
G		Issued to Client	27.09.19				

CLIENT

Benedict Industries Pty. Ltd.

PROJECT

George's Cove Marina
Newbridge Road
Moorebank NSW 2170

PRINTED: Apr 15, 2020 - 6:31pm
P:\MOOREBANK MARINA\Cadwork\Drawings\028_Amended DA_September 2019 - NEWDA-01- Site Plan.dwg

DRAWING

Site - Plan
General Layout

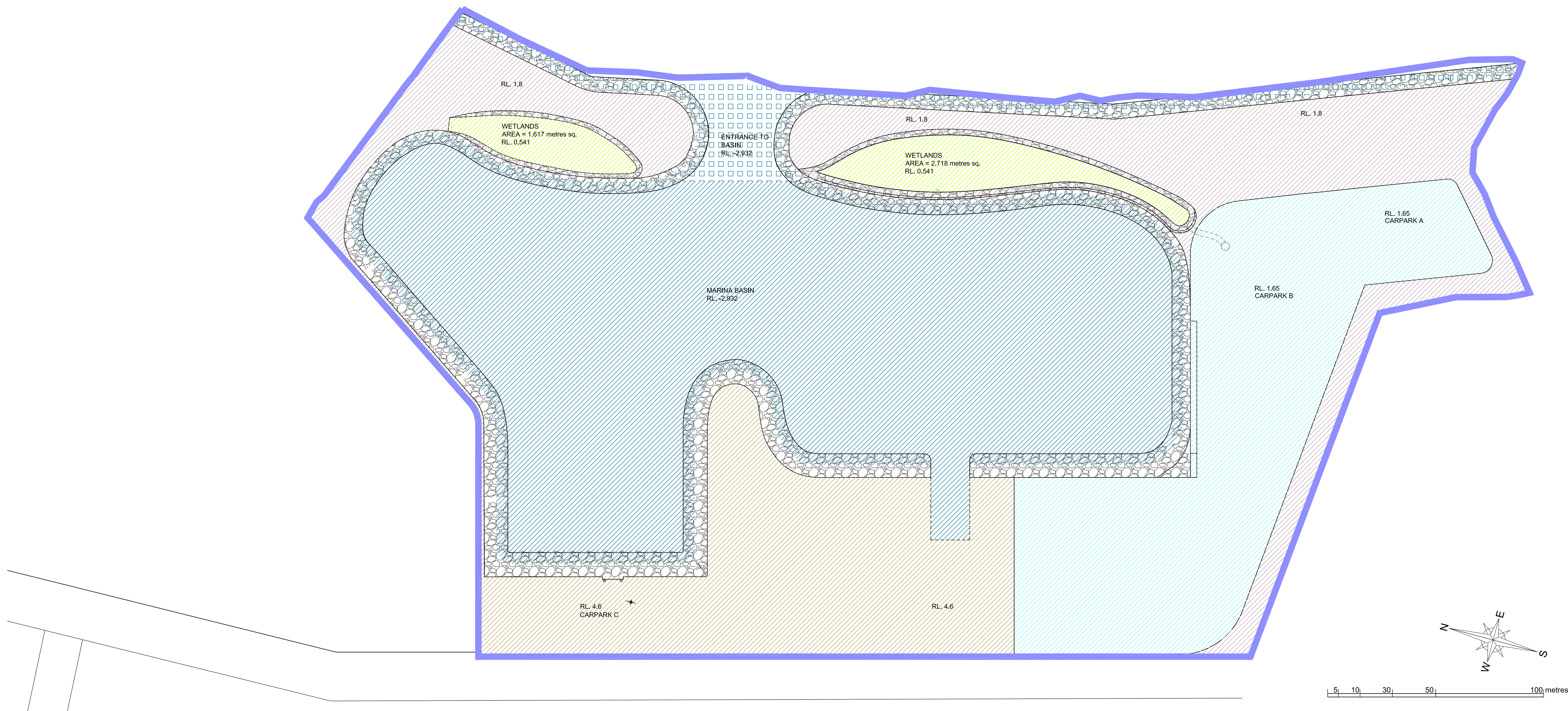
DRAWN	MF	CHKD		APPROVED	
SCALE	1: 1000 @ A1 1: 2000 @ A3	DATE	01/04/15	CAD FILE No	
JOB NO		DRAWING NO	0914	ISSUE	DA- 001

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2 / 5 NARABANG WAY BELROSE NSW 2085
TEL (02) 9450 2070 FAX (02) 94502757

0914

DA- 001

L



01 Site - Plan
1: 2000

Legend

		Level	Area
	Northern Carpark & Surrounds	RL. 4.6	3,737 m sq
	Maritime Buildings & Surrounds	RL. 4.6	17,192 m sq
	Southern Carparks & Roads	RL. 1.65	20,578 m sq
	Wetlands	RL. 0.541	4,335 m sq
	Marina Basin	RL. -2.932	48,955 m sq
	Entrance to Basin	RL. -2.932	4,550 m sq
	Pedestrian/ Cycle Path & Open Space	RL. 1.8	15,616 m sq
	Marina Proposal Boundary		



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ISSUE	REV	AMENDMENTS	DATE
A		Issue for Development Application	16.11.10
B		Re-issue for Development Application	01.04.15
C		Re-issue for Development Application	26.03.15
D		Re-issue for Development Application	07.05.19
E		Issued to Client	27.09.19
F		Issued to Client	30.09.19
G		Issued to Client	11.10.19
H		Issue for Development Application	17.10.19
i		Issue for Development Application	15.04.20

ISSUE	REV	AMENDMENTS	DATE

CLIENT	Benedict Industries Pty. Ltd.
PROJECT	George's Cove Marina Newbridge Road Moorebank NSW 2170
PRINTED:	Apr 15, 2020 - 6:33pm P:\MOOREBANK MARINA\Cadwork\Drawings\028_Amended DA_September 2019 - NEWIDA-001- Site Plan.dwg

DRAWING	Site - Plan Diagram - Levels & Contours
DRAWN	MF
SCALE	1 : 2000 @ A3
CHKD	
DATE	15- 03- 110
APPROVED	
CAD FILE No	
DRAWING NO	0914
ISSUE	DA- 002
	i



MICHAEL FOUNTAIN ARCHITECTS PTY. LTD.
2 / 5 NARABANG WAY BELROSE, NSW 2085
TEL (02) 9450 2070 FAX (02) 94502757