

Maintenance Plan for Proposed Retaining Wall within Proposed Lots 705 to 710, and 718 to 721 inclusive within the Plan of Proposed Subdivision of Lot 1 DP371647, Lot 1 DP375712, Lot 41 DP 1200210, Lots 54 & 55 DP 7527, Lots 51 & 52 DP 561032 & Lot 1 DP 376264.

Background information

- This plan may be reviewed by Council following detailed design of the retaining wall as required to address Council's ongoing asset maintenance requirements.
- The final design of the retaining wall will be in accordance with Australian Standard AS 4678 – Earth Retaining Structures. The design will be for a minimum 100 year design life in accordance with the Standard and Central Coast Council's Design Specification.

Requirements for Maintenance

The retaining wall structure and the integral planter box structure will be referred to as '**the retaining structure**' from hereon.

The boundary fence to be constructed at the top of the retaining structure will be separate to the retaining structure.

The following items will describe how the retaining structure, planting and boundary fence will be maintained in perpetuity:

1. An easement for maintenance and support in favour of Council is to be created over the footprint of the retaining structure. This easement will give Council the right to access each property to inspect and carry out any maintenance work on the retaining structure.
2. The terms of the easement for maintenance and support will require the registered proprietor to restrict the type of planting allowed, i.e., any planting must not be capable of exceeding a maximum growth height of 2 metres.
3. Inspection of the retaining structure to establish any requirement for maintenance work on the structure will be in accordance with Council's asset inspection program unless the final design of the structure identifies an inspection interval smaller than that adopted by Council.
4. The boundary fence located immediately adjacent to the top of the retaining structure will be maintained by the adjacent registered proprietor. This is a boundary fence on the boundary of private property and a road reserve. In accordance with the NSW Dividing Fences Act, Council is not liable for the cost or maintenance of boundary fences of this nature. Maintenance of the boundary fence will take place from the road reserve side of the fence.
5. In the carrying out of any maintenance work on the retaining structure by Council, any disturbance to private property, including the boundary fence, will need to be rectified by Council.