



northern
beaches
council

28 July 2020



The Resident
337 Condamine Street
MANLY VALE NSW 2093

*Due to the scale of the proposed
development we respectfully request
to change the one-way-back road
into a two lane road (Sumerville Place)
kind regards
Gabriel Jil
Warringah Florist*



Dear Sir/Madam

NOTICE OF PROPOSED DEVELOPMENT

Application No. DA2020/0824
Address: Lot 20, Lot 21, Lot 22 & Lot 25 DP 11320 and Lot 123 DP 737259 321, 323-325, 327-329 & 331 Condamine Street MANLY VALE
Description: Demolition works and construction of a Shop Top Housing Development
Submissions Close: 30 August 2020

Council would like to advise you that the above Development Application has been lodged. The applicant is Manly Vale Developments No.2 Pty Ltd.

It is Council's practice to notify adjoining property owners and residents when Development Applications are received. This provides an opportunity for owners and residents to identify issues of concern in relation to the proposed development for Council's consideration.

To view the plans, associated documents and to follow the progress of the Development Application, visit Application Search on Council's website: www.northernbeaches.nsw.gov.au

Submissions may be lodged via email: council@northernbeaches.nsw.gov.au, through the Application Search tool on Council's website or via post. Please ensure the application number is provided, the property on which the development is proposed and the reasons for your concerns are made clear in your submission. Submissions must be lodged by the submissions close date above.

Your submission will be formally acknowledged and will be made publicly available on Council's website, unless otherwise advised. Any objections received will be addressed in the assessment report prepared by Council as part of the assessment process. All persons who make a submission will be advised of the outcome of this Development Application.

Please read the important information contained on the back of this letter. Enquiries regarding this Development Application may be made to Daniel Milliken on 1300 434 434.

Yours faithfully

Daniel Milliken
Principal Planner



Prior to making a submission

You should inspect the plans and read the accompanying information so you are clear on the details. Should the applicant be your neighbor, you may be able to clarify any details or resolve any concerns by discussing it with them. If you decide to make a submission, please remember:

Council's assessment involves a process of balancing your legitimate concerns and the reasonable development rights of the applicant. Council has to evaluate both within a statutory planning framework and, in some cases may apply conditions to overcome legitimate planning issues.

Council is interested in your specific issues and these are best expressed in your own words and need not rely on lengthy references to provisions of planning instruments (LEPs and DCPs) – these references may distract from your immediate concerns.

When considering an application, Council will have regard to:

- Statutory requirement under the act;
- Adopted policies of Council; and
- Issues raised in written submissions.

Privacy and Personal Information and Government Information (Public Access) Act 2009 (GIPA) and submissions marked confidential

The supply of personal contact information in a submission is voluntary under the *Privacy and Personal Information Protection Act 1998*. By including your contact information in a submission you are acknowledging that it will be made available for public view at Council and through Council's website. Personal information (phone number, address, name and email address) may be redacted (removed) upon request.

Any written submission you make is open to public scrutiny under GIPA. It will be available on Council's website and may be used in Council reports or court proceedings. In this regard, your comments should be restricted to the proposed development. Comments of a personal defamatory nature should be excluded and Council accepts no responsibility in this regard. In making a submission, you do so at your own risk. If you would like your submission to be kept confidential, you must provide reasons as to why your submission should not be made public and be marked "CONFIDENTIAL" for Council's considerations.

Amended Plans

Should amended plans be received by Council, you may be notified if Council's assessing officer considers the changes have greater impact on your property than the original. If you do not lodge a subsequent submission Council will consider that your concerns have been satisfied.

Local Government and Planning Legislation Amendment (Political Donations) Act 2008

If you or an associate has made a political donation to a Northern Beaches Councillor or provided a gift to a Councillor or an employee of the Council within the past two years and you wish to make a submission on this application you must make a disclosure. Further information regarding political donation disclosure and disclosure forms are available from Council's Customer Service Centre or on our website.

Consideration of Submissions

All submissions received from the same property, or on behalf of the same property will be counted as 1 submission. Anonymous submissions will not be counted as a submission, however issues raised will be considered.

Petitions will be counted as a single submission with the number of signatures recorded.

Submissions received after the end of the notification period will be accepted at the discretion of Council staff.