

7 July 2006

Mikarjan P/L
Lot 3 Walter Road
Ingleside NSW 2101

2002/1878MOD1
CC (PAS)

Dear Sir / Madam,

**RE: 291 CONDAMINE STREET MANLY VALE
MODIFICATION OF DEVELOPMENT CONSENT NO. 2002/1878**

We are writing to advise that the request to modify the above-mentioned Development Consent has been approved on **30 June 2006** and determined as follows:

“The Development Application No:2002/1878/1 for raising the floor level of the rear deck, access stairs and new privacy screens at Lot 1, DP 11320, 291 Condamine Street Manly Vale be Approved subject to the following conditions:

- *Condition 1 is amended to read –*

1. Development being generally in accordance with plans 02030301 – B, dated June 2004, submitted 16/6/04 as modified by any conditions of this consent/approval.

- *Condition 8 is amended to read –*

8. The external finish to the roof and privacy screens shall have a medium to dark range in order to minimise solar reflections to neighbouring properties. The metal roof and privacy screens shall not be of light colours such as off white, cream, silver or light grey colours”

This letter should therefore be read in conjunction with Development Consent 2002/1878 dated 29 March 2004. Please find attached a consolidated set of conditions incorporating both modifications of consent.

Please note that on site works cannot proceed unless a Construction Certificate application for the modified proposal has been lodged with and approved by Council or an accredited certifier, and relevant conditions of the Development Application have been carried out.

Section 97(1) of the Environmental Planning and Assessment Act confers on the applicant who is not satisfied with the determination of the Consent Authority has a right of appeal to the Land and Environment Court exercisable within 12 months of receipt of this notice.

You may request the Council to review the determination of the application under Section 82A of the Environmental Planning & Assessment Act 1979. Any request to review the application must be within 12 months after the date of determination shown on this notice.

Should you have any further enquiries in connection with this matter, please contact the referred to Enquiry Officer.

The appropriately stamped plan/s to which the modification of consent has now been granted is available for collection at Councils Customer Service Centre. Please note that if you nominate Council to assess your Construction Certificate, associated forms and information regarding what to submit is also enclosed in the determination kit.

It is Council's policy not to forward these by mail to ensure safe receipt of these important documents. When collecting your Modified Consent and accompanying documents, please bring this letter with you for identification purposes. The Customer Service Centre is open between 8.30am and 5pm Monday to Friday (excluding Public Holidays).

Work must also be in accordance with the relevant MODIFIED conditions of the Development Consent.

Should you require any further information on this matter, please contact **Steve Ackerman** between the hours of 9.30am and 10.30am or 3.00pm and 4.00pm, Monday to Friday, on telephone number **9942 2111**, or at any time on facsimile number **9971 4522**.

Details of development applications lodged after July 1, 2005 are also available online, to access this facility please visit our DA's Online System at www.warringah.nsw.gov.au.

Yours faithfully,

Keith Wright
Team Leader