

6 March 2009

S I Bowtell, S Bowtell  
Po Box 4006  
Milperra Post Centre NSW 1891

Dear Sir/Madam,

SM(PDS)

**RE: Application No Mod2009/0029**

**Description: Additional window to the living room**

**Address: 69 Binalong Avenue ALLAMBIE HEIGHTS NSW 2100**

We are writing to advise that the request to modify the above-mentioned Development Consent has been approved on 5 March 2009 and determined as follows:

➤ **Modification of Condition No. 1 to read:**

**1. Approved Plans and Supporting Documentation**

The development is to be carried out in compliance with the following plans and documentation listed below and endorsed with Council's stamp, except where amended by other conditions of consent:

Drawing Number	Title	Dated	Prepared By
36059 1/6	Site plan	20/09/2007	Masterton Homes Pty Ltd
36059 2/6	Ground floor plan	20/09/2007	Masterton Homes Pty Ltd
36059 3/6	First floor plan	20/09/2007	Masterton Homes Pty Ltd
36059 4/6	Section	20/09/2007	Masterton Homes Pty Ltd
36059 5/6	Elevations	20/09/2007	Masterton Homes Pty Ltd
36059 6/6	Elevations	20/09/2007	Masterton Homes Pty Ltd
36059 1/1	Demolition plan	30/10/2007	Masterton Homes Pty Ltd

Except as modified by the following plans:

Drawing Number	Title	Dated	Prepared By
36059 3/10 (Issue B)	First floor plan	30/04/08	Masterton Homes Pty Ltd
36059 5/10 (Issue B)	Elevations	30/04/08	Masterton Homes Pty Ltd

No construction works (including excavation) shall be undertaken prior to the release of the Construction Certificate.

**Note:** Further information on Construction Certificates can be obtained by contacting Council's Call Centre on 9942 2111, Council's website or at the Planning and Assessment Counter.

**Reason:** To ensure the work is carried out in accordance with the determination of Council and approved plans. **[A1 (1)]**



This letter should therefore be read in conjunction with Development Consent DA2007/1203 dated 18/01/08 and MOD2008/0056 dated 31/03/08 and MOD 2008/0152 dated 22/05/08.

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 96(6) of the Environmental Planning and Assessment Act confers on an applicant who is not satisfied with the determination of the Consent Authority a right of appeal to the Land and Environment Court.

Should you require any further information on this matter, please contact **Keith Wright** 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](http://www.warringah.nsw.gov.au).

Yours faithfully

Keith Wright  
**Development Assessment Officer**  
**Planning and Development Services**