

26 July 2021

John Peter Turner , Veronica Margaret Turner
C/- Vaughan Milligan Development Consulting Pty Ltd Po Box 49
NEWPORT NSW 2106

Dear Sir/Madam

Application Number: Mod2021/0436
Address: Lot 2 DP 512855 , 24 Penrith Avenue, WHEELER HEIGHTS NSW 2097
Proposed Development: Modification of Development Consent DA2020/0255 granted for demolition works and construction of a dwelling house

Please find attached the Notice of Determination for the above mentioned Application.

Please be advised that a copy of the Assessment Report associated with the application is available on Council's website at www.northernbeaches.nsw.gov.au

Please read your Notice of Determination carefully and the assessment report in the first instance.

If you have any further questions regarding this matter please contact the undersigned on 1300 434 434 or via email quoting the application number, address and description of works to council@northernbeaches.nsw.gov.au

Regards,



Jordan Davies
Planner

NOTICE OF DETERMINATION

Application Number:	Mod2021/0436
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	John Peter Turner Veronica Margaret Turner
Land to be developed (Address):	Lot 2 DP 512855 , 24 Penrith Avenue WHEELER HEIGHTS NSW 2097
Proposed Development:	Modification of Development Consent DA2020/0255 granted for demolition works and construction of a dwelling house

DETERMINATION - APPROVED

Made on (Date)	23/07/2021
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The request to modify the above-mentioned Development Consent has been approved as follows:

A. Add Condition No.1A - Modification of Consent - Approved Plans and supporting Documentation to read as follows:

The development must be carried out in compliance (except as amended by any other condition of consent) with the following:

a) Modification Approved Plans

Architectural Plans - Endorsed with Council's stamp		
Drawing No.	Dated	Prepared By
DA1 - A2	12/05/2021	Sammy Fedele
DA02 - A2	12/05/2021	Sammy Fedele
DA03 - A2	12/05/2021	Sammy Fedele
DA04 - A2	12/05/2021	Sammy Fedele
DA05 - A2	12/05/2021	Sammy Fedele
DA06 - A2	12/05/2021	Sammy Fedele
DA07 - A2	12/05/2021	Sammy Fedele
DA08 - A2	12/05/2021	Sammy Fedele
DA09 - A2	12/05/2021	Sammy Fedele
DA010 - A2	12/05/2021	Sammy Fedele
DA15 - A3	12/05/2021	Sammy Fedele

Reports / Documentation – All recommendations and requirements contained within:

Report No. / Page No. / Section No.	Dated	Prepared By
A417420_02	26 May 2021	Sammy Fedeale

c) Any plans and / or documentation submitted to satisfy the Deferred Commencement Conditions of this consent as approved in writing by Council.

d) Any plans and / or documentation submitted to satisfy the Conditions of this consent.

f) The development is to be undertaken generally in accordance with the following:

Reason: To ensure the work is carried out in accordance with the determination of Council and approved plans.

Important Information

This letter should therefore be read in conjunction with DA2020/0255 dated 13/05/2020.

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.

Right to Review by the Council

You may request Council to review this determination of the application under Division 8.2 of the Environmental Planning & Assessment Act 1979. Any Division 8.2 Review of Determination application should be submitted to Council within 3 months of this determination, to enable the assessment and determination of the application within the 6 month timeframe.

Right of Appeal

Section 8.10 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 within 6 months of determination.

NOTE: A fee will apply for any request to review the determination.

Signed On behalf of the Consent Authority



Name Jordan Davies, Planner

Date 23/07/2021