

9 July 2021



Midcoast Design And Drafting
Suite 6 41 Belgrave Street
KEMPSEY NSW 2440

Dear Sir/Madam

Application Number: Mod2021/0339
Address: Lot 1 DP 1229229 , 145 A Crescent Road, NEWPORT NSW 2106
Proposed Development: Modification of Development Consent DA2020/1780 granted for the 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,



Adam Mitchell
Principal Planner

NOTICE OF DETERMINATION

Application Number:	Mod2021/0339
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Midcoast Design And Drafting
Land to be developed (Address):	Lot 1 DP 1229229 , 145 A Crescent Road NEWPORT NSW 2106
Proposed Development:	Modification of Development Consent DA2020/1780 granted for the construction of a dwelling house

DETERMINATION - APPROVED

Made on (Date)	08/07/2021
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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
Sheet 01, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 02, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 03, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 04, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 05, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 06, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 09, Rev. 08	21 May 2021	Midcoast Design & Drafting
Sheet 10, Rev. 08	21 May 2021	Midcoast Design & Drafting

Reports / Documentation – All recommendations and requirements contained within:		
Report No. / Page No. / Section No.	Dated	Prepared By
BASIX Certificate No. 957201S_10	26 May 2021	Midcoast Design & Drafting

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

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

B. Delete Condition no. 5 - Policy Controls.

Deleted

Important Information

This letter should therefore be read in conjunction with DA2020/1780 dated 16 April 2021.

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

Adam Mitchell, Principal Planner

Date

08/07/2021