

25 August 2022

Heath Adam Fitzpatrick  
22 Waterview Street  
MONA VALE NSW 2103

Dear Sir/Madam

**Application Number:** Mod2022/0327  
**Address:** Lot 4 DP 852730 , 22 Waterview Street, MONA VALE NSW 2103  
**Proposed Development:** Modification of Development Consent DA2021/2268 granted for Alterations and additions to 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](http://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](mailto:council@northernbeaches.nsw.gov.au)

Regards,



Thomas Prosser  
**Planner**

## NOTICE OF DETERMINATION

<b>Application Number:</b>	Mod2022/0327
<b>Determination Type:</b>	Modification of Development Consent

### APPLICATION DETAILS

<b>Applicant:</b>	Heath Adam Fitzpatrick
<b>Land to be developed (Address):</b>	Lot 4 DP 852730 , 22 Waterview Street MONA VALE NSW 2103
<b>Proposed Development:</b>	Modification of Development Consent DA2021/2268 granted for Alterations and additions to a dwelling house

### DETERMINATION - APPROVED

<b>Made on (Date)</b>	25/08/2022
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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

<b>Architectural Plans - Endorsed with Council's stamp</b>		
<b>Drawing No.</b>	<b>Dated</b>	<b>Prepared By</b>
MOD04 - Site/ Roof/ Sediment Erosion/ Waste Management/ Stormwater Concept Plan - Rev A	6/06/2022	Actions Plans
MOD08 - Proposed Garage Floor Plan- Rev A	6/06/2022	Actions Plans
MOD09 - Proposed Ground Floor Plan - Rev A	6/06/2022	Actions Plans
MOD10 - Proposed First Floor Plan - Rev A	6/06/2022	Actions Plans
MOD11 - Proposed North Elevation- Rev A	6/06/2022	Actions Plans
MOD12 - Proposed East Elevation- Rev A	6/06/2022	Actions Plans
MOD13 - Proposed South/West Elevation- Rev A	6/06/2022	Actions Plans
MOD14 - Proposed Cross Section- Rev A	6/06/2022	Actions Plans
MOD15 - Proposed Long Section- Rev A	6/06/2022	Actions Plans

##### 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

## Important Information

This letter should therefore be read in conjunction with DA2021/2268.

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 must be lodged on the NSW Planning portal within 28 days 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** Thomas Prosser, Planner

**Date** 25/08/2022