

28 February 2023

Perpetual Nominees Limited
Po Box W287
PARRAMATTA NSW 2150

Dear Sir/Madam

Application Number: Mod2022/0459
Address: Lot 2 DP 1145029 , 33 A Myoora Road, TERREY HILLS NSW 2084
Proposed Development: Modification of Development Consent DA2017/0385 granted for Construction of a Private Hospital with associated car parking signage and landscaping

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 Susko
Principal Planner

NOTICE OF DETERMINATION

Application Number:	Mod2022/0459
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Perpetual Nominees Limited
Land to be developed (Address):	Lot 2 DP 1145029 , 33 A Myoora Road TERREY HILLS NSW 2084
Proposed Development:	Modification of Development Consent DA2017/0385 granted for Construction of a Private Hospital with associated car parking signage and landscaping

DETERMINATION - APPROVED

Made on (Date)	28/02/2023
-----------------------	------------

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
394 Site Plan Proposed 01	11 August 2022	Bureau SRH Architecture
395 Basement Floor Plan 01	11 August 2022	Bureau SRH Architecture
396 Lower Ground Floor Plan 01	11 August 2022	Bureau SRH Architecture
397 Ground Floor Plan 01	11 August 2022	Bureau SRH Architecture
398 Level 01 Floor Plan 01	11 August 2022	Bureau SRH Architecture
399 Level 02 Floor Plan 01	11 August 2022	Bureau SRH Architecture
400 Roof Plan 01	11 August 2022	Bureau SRH Architecture
401 Elevations - Sheet 01 01	11 August 2022	Bureau SRH Architecture
402 Elevations - Sheet 02 01	11 August 2022	Bureau SRH Architecture
405 Materials and Finishes 01	11 August 2022	Bureau SRH Architecture

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

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

Landscape Plans		
Drawing No.	Dated	Prepared By
101 Landscape Master Plan E	4 August 2022	Arcadia
102 Landscape Plan 01E	4 August 2022	Arcadia
103 Landscape Legend E	4 August 2022	Arcadia
104 Planting Schedule E	4 August 2022	Arcadia

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

B. Add Condition No.2A - Compliance with Other Department, Authority or Service Requirements - to read as follows:

The development must be carried out in compliance with all recommendations and requirements, excluding general advice, within the following:

Other Department, Authority or Service	EDMS Reference	Dated
NSW Rural Fire Services	NSW RFS Response - DA-2017-01439-S4.55-1	12 December 2022

(NOTE: For a copy of the above referenced document/s, please see Application Tracking on Council's website www.northernbeaches.nsw.gov.au)

Reason: To ensure the work is carried out in accordance with the determination and the statutory requirements of other departments, authorities or bodies.

Important Information

This letter should therefore be read in conjunction with DA2017/0385 dated 02 July 2018.

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 Adam Susko, Principal Planner

Date 28/02/2023