

11 January 2010



Homemakers Supacentra -Belrose Pty Ltd
PO Box 109
DOUBLE BAY NSW 1360

Dear Sir / Madam,

RE: Modification Application No: Mod2009/0304 - (DA2005/1063)
Description: Section 96(1A) application to modify Development Consent No.2005/1063 for business and building identification signage, directional signage and warning signs for the Homemakers Supacentra
Address: 4-6 Niangala Close Belrose

We are writing to advise that the request to modify the above-mentioned Development Consent has been approved on 4 January 2010 as follows:

A. Modify Condition No. 1 - Approved Plans to read as follows:

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	Dated
Project No.04601, Drawing No.DA-S-201	undated
Pages 4 to 15 prepared by igloo diadem	April 2006

As modified by the Section 96 application Mod2009/0266 received by Council on 14 October 2009, and endorsed with Council's approval stamp;

Drawing Number	Dated	Prepared by
2281 (a) (b) (c) (d) (e)	24/09/09	Insight Signs
Revision C		

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)]**

B. Modify Condition No. 27 - Signage

All signage area is to be strictly in accordance with the approved plans. Signage shall be restricted to:

Building Identification Signs: "Homemakers logo" - Only to be signage identifying the corporate name and logo of the centre.

Directional Signs: Shall remain directional only. In this regard BS 17B shall provide for a minimum of 50% of its area as Directional Signage "Car park entry sign" as marked in red on the approved plans.

Reason: *To ensure appropriate signage areas are provided.*

This letter should therefore be read in conjunction with Development Consent DA2005/1063 dated 11 May 2006.

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 **Lashta Haidari** 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 E-Services System at www.warringah.nsw.gov.au.

Yours faithfully

Lashta Haidari
Senior Development Assessment Officer
Planning and Development Services

