

5 October 2021



Arclab Pty Ltd
Suite 1202 4 Daydream Street
WARRIEWOOD NSW 2102

Dear Sir/Madam

Application Number: Mod2021/0686
Address: Lot 395 DP 19651 , 18 Norma Road, PALM BEACH NSW 2108
Proposed Development: Modification of Development Consent DA2020/0240 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

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,



Stephanie Gelder
Planner

NOTICE OF DETERMINATION

Application Number:	Mod2021/0686
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Arclab Pty Ltd
Land to be developed (Address):	Lot 395 DP 19651 , 18 Norma Road PALM BEACH NSW 2108
Proposed Development:	Modification of Development Consent DA2020/0240 for Alterations and additions to a dwelling house

DETERMINATION - APPROVED

Made on (Date)	01/10/2021
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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
Site Analysis Plan, S&E Control, Waste Management Plan - 01-MC	23 August 2021	Arclab Pty Ltd
Level 2 Floor Plan - 02-MC	23 August 2021	Arclab Pty Ltd
Level 3 Floor Plan - 03-MC	23 August 202	Arclab Pty Ltd
Northern Elevation, Southern Elevation & Western Elevation - 04-MC	23 August 2021	Arclab Pty Ltd
Eastern Elevation & Section A - 05-MC	23 August 2021	Arclab Pty Ltd

Reports / Documentation – All recommendations and requirements contained within:		
Report No. / Page No. / Section No.	Dated	Prepared By
BASIX Certificate (No.A430138)	1 September 2021	Arclab Pty Ltd

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:

Waste Management Plan		
Drawing No.	Dated	Prepared By
Waste Management Plan	5 March 2020	Arclab Pty Ltd

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 DA2020/0240 dated 1 May 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 must be submitted to Council 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 Stephanie Gelder, Planner

Date 01/10/2021