

9 October 2020



Paul Martin Greenlees  
23 Oceana Street  
NARRAWEENA NSW 2099

Dear Sir/Madam

**Application Number:** Mod2020/0442  
**Address:** Lot 49 DP 239139 , 10 Paruna Place, CROMER NSW 2099  
**Proposed Development:** Modification of Development Consent DA2017/0842 granted for demolition works and 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](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>	Mod2020/0442
<b>Determination Type:</b>	Modification of Development Consent

### APPLICATION DETAILS

<b>Applicant:</b>	Paul Martin Greenlees
<b>Land to be developed (Address):</b>	Lot 49 DP 239139 , 10 Paruna Place CROMER NSW 2099
<b>Proposed Development:</b>	Modification of Development Consent DA2017/0842 granted for demolition works and construction of a dwelling house

### DETERMINATION - APPROVED

<b>Made on (Date)</b>	09/10/2020
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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>
Sheet 1 of 4 - South & East Elevations	30/04/2010	Hart Design
Sheet 2 of 4 - North and West Elevations	30/04/2010	Hart Design
Sheet 3 of 4 - Basement and Ground Floor Plans	30/04/2010	Hart Design
Sheet 5 of 6 -Section A-A	12/06/17	Hart Design

<b>Reports / Documentation – All recommendations and requirements contained within:</b>		
<b>Report No. / Page No. / Section No.</b>	<b>Dated</b>	<b>Prepared By</b>
White geotechnical Group (Geotechnical letter)	6 August 2020	White geotechnical Group

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

### Important Information

This letter should therefore be read in conjunction with DA2017/0842.

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

  
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**Name**                      Thomas Prosser, Planner

**Date**                        09/10/2020