

Building Assessment Referral Response

Application Number:	Mod2024/0371
Proposed Development:	Modification of Development Consent DA2021/1805 granted for Demolition works and construction of a seniors housing development
Date:	30/07/2024
To:	Thomas Prosser
Land to be developed (Address):	Lot A DP 379308 , 4 Alexander Street COLLAROY NSW 2097

Reasons for referral

This application seeks consent for Class 2-9 Buildings (i.e. all buildings except a dwelling, garage, shed, gazebo or swimming pool/spa) which include:

- Alterations and Additions; or
- Change of Use

And as such, Councils Building Assessment officers are required to consider the likely impacts.

Officer comments

The Modified application has been investigated with respect to aspects relevant to the Building Certification and Fire Safety Department. There are no objections to approval of the development subject to compliance with the previous referral conditions dated 22/10/2021 provided in respect to DA2021/1805.

Note: The proposed development may not comply with some requirements of the BCA and the Premises Standards. Issues such as this however may be determined at Construction Certificate Stage.

The proposal is therefore supported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Building Assessment Conditions

Nil.