

12 May 2020



Anthony John Drury
19 Acacia Road
SEAFORTH NSW 2092

Dear Sir/Madam

Application Number: Mod2020/0166
Address: Lot A DP 382831 , 19 Acacia Road, SEAFORTH NSW 2092
Proposed Development: Modification of Development Consent DA2018/1140 granted 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,



Thomas Prosser
Planner

NOTICE OF DETERMINATION

Application Number:	Mod2020/0166
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Anthony John Drury
Land to be developed (Address):	Lot A DP 382831 , 19 Acacia Road SEAFORTH NSW 2092
Proposed Development:	Modification of Development Consent DA2018/1140 granted for alterations and additions to a dwelling house

DETERMINATION - APPROVED

Made on (Date)	12/05/2020
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The request to modify the above-mentioned Development Consent has been approved as follows:

A. Modify Condition 12 - Landscaping to read as follows:

- a) Existing landscaping not impacted by the works is to remain in place and protected during construction works. Any damage to existing landscaping shall be replaced with like planting.
- b) New landscaping shall be provided as follows:
 - i) as documented on the Landscape drawing, sheet 11, prepared by Paul Carrick Associates,
 - c) Details are to be provided of the existing or proposed native trees for the site which are typically expected to reach a height at maturity of 10 metres, to bring the proposal into compliance with Figure 37 of the Manly Development Control Plan 2013. A list of appropriate native trees for the Manly area. Details of new planting are to include appropriate siting and pot size (minimum of 45 litres) in accordance with section 2.1.3 of the Manly Development Control Plan 2013, and schedule 4, Part B, Native Tree Selection,
 - d) DELETED
 - e) Details are to be submitted with the Occupation Certificate to the satisfaction of the Certifying Authority.

Reason: to ensure that the landscape treatments are installed to provide landscape amenity.

Important Information

This letter should therefore be read in conjunction with DA2018/1140.

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



Name Thomas Prosser, Planner

Date 12/05/2020