

24 November 2020



Boston Blyth Fleming Pty Ltd
1 / 9 Narabang Way
BELROSE NSW 2085

Dear Sir/Madam

Application Number: DA2020/0431
Address: Lot 1 DP 859613 , 1131 Pittwater Road, COLLAROY NSW 2097
Lot 4 DP 7445 , 1129 Pittwater Road, COLLAROY NSW 2097
Proposed Development: Demolition works and construction of a Mixed Use Development
comprising commercial units and a Boarding 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,



Steven Findlay
Manager Development Assessments

NOTICE OF DETERMINATION

Application Number:	DA2020/0431
Determination Type:	Development Application

APPLICATION DETAILS

Applicant:	Boston Blyth Fleming Pty Ltd
Land to be developed (Address):	Lot 1 DP 859613 , 1131 Pittwater Road COLLAROY NSW 2097 Lot 4 DP 7445 , 1129 Pittwater Road COLLAROY NSW 2097
Proposed Development:	Demolition works and construction of a Mixed Use Development comprising commercial units and a Boarding House

DETERMINATION - REFUSED

Made on (Date)	18/11/2020
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Reasons for Refusal:

1. Pursuant to Section 4.15(1)(a)(i) of the Environmental Planning and Assessment Act 1979 under Clause 4.6 of the Manly LEP, the written request is not considered to be well founded thus the prerequisite to the granting of development consent is not satisfied.
2. Pursuant to Clause 49 of the Environmental Planning and Assessment Regulation 2000, the panel does not support the application due to the apparent lack of owners consent for the purpose of having regard to the reliance on the right of carriageway servicing the subject site.

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.

NOTE: A fee will apply for any request to review the determination.

Right of Appeal

If you are dissatisfied with this decision Division 8.3 of the Environmental Planning & Assessment Act 1979 may give you the right to appeal to the Land and Environment Court within 6 months after the date on which you receive this notice.

Signed On behalf of the Consent Authority



Name Steven Findlay, Manager Development Assessments

Date 18/11/2020