

4 May 2021

Theo Theol  
21 Carrington Avenue  
MOUNT VICTORIA NSW 2076

Dear Sir/Madam

**Application Number:** Mod2021/0033  
**Address:** Lot 39 DP 223914 , 16 Hilma Street, COLLAROY PLATEAU NSW 2097  
**Proposed Development:** Modification of Development Consent DA2019/0026 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](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,



Nick Keeler  
**Planner**

## NOTICE OF DETERMINATION

<b>Application Number:</b>	Mod2021/0033
<b>Determination Type:</b>	Modification of Development Consent

### APPLICATION DETAILS

<b>Applicant:</b>	Theo Theol
<b>Land to be developed (Address):</b>	Lot 39 DP 223914 , 16 Hilma Street COLLAROY PLATEAU NSW 2097
<b>Proposed Development:</b>	Modification of Development Consent DA2019/0026 for Alterations and additions to a dwelling house

### DETERMINATION - APPROVED

<b>Made on (Date)</b>	03/05/2021
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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

<b>Architectural Plans - Endorsed with Council's stamp</b>		
<b>Drawing No.</b>	<b>Dated</b>	<b>Prepared By</b>
2008 CC-01 Rev J	24/02/2021	TT Projects
2008 CC-02 Rev J	21/04/2021	TT Projects
2008 CC-03 Rev J	21/04/2021	TT Projects
2008 CC-04 Rev J	21/04/2021	TT Projects
2008 CC-06 Rev J	21/04/2021	TT Projects

<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>
Bushfire Assessment Report (Ref: 18-050 R1)	30/04/2021	Australian Bushfire Consulting Services

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

In the event of any inconsistency between conditions of this consent and the drawings/documents referred to above, the conditions of this consent will prevail.

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 DA2019/0026 dated 19/02/2019.

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                      Nick Keeler, Planner

Date                      03/05/2021