

16 August 2023

Attention: Development Advisory Service Team

Northern Beaches Council
PO Box 82 Manly NSW 1655

SLR Project No.: 630.V13960.00001

RE: Response to further information request

Application number: DA2023/1080

4-8 Inman Road, Cromer NSW 2099

Introduction

Further information was requested for the application for the proposed indoor recreation facility at 4-8 Inman Road, Cromer NSW 2099. SLR Consulting Australia (SLR) has responded accordingly below each request and supplied the relevant documentation.

Requests

1. Lot, Strata Plan (SP) and Deposited Plan (DP)

The details of the property included on the application form do not match Council's records. Please provide corrected address and formal particulars of the property on title, including Lot and DP/SP No. for the land on which the development is to be carried out. In this regard, our records show the property is described as Lot 1 DP 1282038.

Comment: The above property details are correct, being Lot 1 within DP 1282038.

2. Owners Consent - Company/Organisation

As the property is owned by a company or organisation, the Applicant must provide details of the company/organisation along with an ASIC Current Company Extract document. Where there is more than one company owner, council may request additional supporting documentation. Document must list office holders.

Comment: The attached Power of Attorney demonstrates that the Managers may act on the behalf of the Director and Secretary.

3. Statement of Environmental Effects – Revised

A revised Statement of Environmental Effects is required as the submitted statement is inadequate. The revised statement must provide details of all of the work proposed, including the signage and address all of the relevant planning controls including SEPP Industry and Employment.

Comment: The attached SEE has been updated to address the relevant signage and planning controls.

4. Fire Safety Schedule

A Fire Safety Measures Schedule/Report as the proposed development involves alterations and additions to, or the change of use of, a BCA Class 2 - 9 building. The Fire Safety Measures Schedule/Report shall list all existing fire safety provisions that apply to the current development, those that are to apply to the resultant / proposed development, and any upgrade works required, as prescribed by clauses 62 and 64 of the EP&A Regulations 2021.

Comment: There has been a Fire Safety Schedule supplied within the BCA Compliance Statement under Section 5.

We trust the information provided is sufficient for the request for further information.

Kind regards,



Melanie Dow
Project Consultant – Planning

