

21 May 2007

Herbert Nagel
14A West Street
Balgowlah NSW 2093

2002/1002MOD1
CC (PAS)

Dear Sir / Madam,

**RE: 2 RIVERVIEW PARADE NORTH MANLY
MODIFICATION OF DEVELOPMENT CONSENT NO. 2002/1002**

We are writing to advise that the request to modify the above-mentioned Development Consent has been approved on **10 May 2007** and determined as follows:

“The Development Application No: 2002/1002/1 for modification of plans approved under 2002/1002 including modification of deck, roof/pergola over existing deck and increase in length of office at Lot 96, DP 12578, 2 Riverview Road, North Manly be approved subject to the original conditions of consent except for the replacement of Condition 1.

Replacement Condition 1

1. Approved Plans And Supporting Documentation

The development is to be carried out in compliance with the following plans and endorsed with Council’s stamp, except where amended by other conditions of consent:

Drawing Number	Dated
Job No 02-07-02 Issue A	June 2002
Job No 02-07-02 Sheet 1. Amendment D	22/2/07

No construction works (including excavation) shall be undertaken prior to the release of the Construction Certificate.

Note: Further information on Construction Certificates can be obtained by contacting Council’s Call Centre on 9942 2111, Council’s website or at the Planning and Assessment Counter.

Reason: *To ensure the work is carried out in accordance with the determination of Council and approved plans. [A1 (1)]”*

This letter should therefore be read in conjunction with Development Consent 2002/1002 dated 26 November 2002. Please find attached a consolidated set of conditions incorporating both modifications of consent.

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.

Section 97(1) of the Environmental Planning and Assessment Act confers on the applicant who is not satisfied with the determination of the Consent Authority has a right of appeal to the Land and Environment Court exercisable within 12 months of receipt of this notice.

You may request the Council to review the determination of the application under Section 82A of the Environmental Planning & Assessment Act 1979. Any request to review the application must be within 12 months after the date of determination shown on this notice.

Should you have any further enquiries in connection with this matter, please contact the referred to Enquiry Officer.

Please note that if you nominate Council to assess your Construction Certificate, associated forms and information regarding what to submit is also enclosed in the determination kit.

Work must also be in accordance with the relevant MODIFIED conditions of the Development Consent.

Should you require any further information on this matter, please contact **Steve Ackerman** between the hours of 9.30am and 10.30am or 3.00pm and 4.00pm, Monday to Friday, on telephone number **9942 2111**, or at any time on facsimile number **9971 4522**.

Details of development applications lodged after July 1, 2005 are also available online, to access this facility please visit our DA's Online System at www.warringah.nsw.gov.au.

Yours faithfully,

Keith Wright
Team Leader - Development Assessment
Planning and Assessment Services