

13 October 2020



Enliven Coaching Pty Ltd
9 Waratah Parade
NARRAWEENA NSW 2099

Dear Sir/Madam

Application Number: Mod2020/0501
Address: Lot 12 SP 39226 , 12 / 20 - 22 Cross Street, BROOKVALE NSW 2100
Proposed Development: Modification of Development Consent DA2020/0110 granted for use of premises as a Recreation Facility Indoor (gymnasium)

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,



Penny Wood
Planner

NOTICE OF DETERMINATION

Application Number:	Mod2020/0501
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Enliven Coaching Pty Ltd
Land to be developed (Address):	Lot 12 SP 39226 , 12 / 20 - 22 Cross Street BROOKVALE NSW 2100
Proposed Development:	Modification of Development Consent DA2020/0110 granted for use of premises as a Recreation Facility Indoor (gymnasium)

DETERMINATION - APPROVED

Made on (Date)	13/10/2020
-----------------------	------------

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

Architectural Plans - Endorsed with Council's stamp		
Drawing No.	Dated	Prepared By
22B Sheet 1	24 September 2020	Peter Formosa
22A Sheet 2	19 December 2019	Peter Formosa

Reports / Documentation – All recommendations and requirements contained within:		
Report No. / Page No. / Section No.	Dated	Prepared By
Building Code of Australia Compliance Assessment Issue No. 1	13 August 2020	BCA Vision
Acoustic Report - R190629R0 (Revision 2)	10 August 2020	Rodney Stevens Acoustics

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

Reason: To ensure the work is carried out in accordance with the determination of Council and approved plans.

B. Modify Condition 8 - Structural Adequacy to read as follows:

A Certificate of Adequacy signed by a practicing structural engineer certifying that the structural capacity of the building will be appropriate to the buildings proposed use as required by Section 93 of the Environmental Planning and Assessment Regulations.

Details demonstrating implementation and compliance are to be submitted to the Principal Certifier prior to the issue of any Final Occupation Certificate.

Reason: To ensure the existing building is capable of supporting any additional loadings.

C. Add Condition 18 - Roller Shutter Entry Door to read as follows:

The main roller-shutter entry door is to remain closed during classes and is to be opened only when clients and staff are entering and/or leaving the premises.

Any change to this arrangement is to be justified within an Acoustic Report prepared by a suitably qualified person. The Acoustic Report is to be submitted to Council for review and approval.

Should the Acoustic Report be approved by Council, the Plan of Management is to be updated to include the new arrangement.

Reason: To protect neighbouring amenity.

Important Information

This letter should therefore be read in conjunction with DA2020/0110 dated 21 September 2020.

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.



northern
beaches
council

Signed On behalf of the Consent Authority

A handwritten signature in cursive script, appearing to read 'P. Wood', written over a horizontal line.

Name Penny Wood, Planner

Date 13/10/2020