

4 November 2010



Homemakers Supacentra -Belrose Pty Ltd,
Cornerstone Property Group Pty Ltd
PO Box 109
Double Bay NSW 1360

Dear Sir/Madam,

CA(SDS)

RE: Development Application No Mod2010/0178
Description: Modification of Consent No. DA2001/1615 for construction and occupation of a bulky goods retail outlet shops restaurants conservation of bushland and parking
Address: 4-6 Niangala Close BELROSE NSW 2085

We are writing to advise that the request to modify the above-mentioned Development Consent has been approved on 4 November 2010 and determined as follows:

A. Additional Condition No. 39A

39A Notwithstanding Condition 41 the following restrictions also apply to the gross floor space of shops:

- a) 1000 square metres of shops may be utilised for general retailing.
- b) 1500 square metres of shops is subject to the following restrictions:
 - i. This consent does not authorise the use of the additional 1500 square metres for shops whose primary purpose is for the retailing of clothing or apparel.
 - ii. This consent does not authorise any individual shop to exceed 400 square metres of gross floor space.

B. Delete Conditions 41A & 41B as follows:

41A. Deleted

41B. Deleted

This letter should therefore be read in conjunction with Development Consent DA2001/1615 dated 11 May 2004 and Mod 1 Mod2001/1615/1 dated 16 February 2006, Mod 2 Mod 2001/1615/2 dated 29 September 2006 and Mod 3 Mod2009/0030 dated 18 February 2009. Please find attached a consolidated set of conditions incorporating all 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 96(6) 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.

Should you require any further information on this matter, please contact **Lashta Haidari** between the hours of 9.30am and 10.30am or 3.00pm and 4.00pm, Monday to Friday, on telephone number **9942 2466**, 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

Rodney Piggott
Team Leader Development Assessments