

11 January 2018



Volcano Pty Ltd
Po Box 6161
NORTH SYDNEY NSW 2059

Dear Sir/Madam

Application Number: Mod2017/0249
Address: Lot 1 DP 1208984 , 6 Lagoon Street, NARRABEEN NSW 2101
Proposed Development: Modification of Development Consent DA2016/0850 granted for Alterations and additions for shop top housing including basement carparking and strata subdivision

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,



Daniel Milliken
Principal Planner

NOTICE OF DETERMINATION

Application Number:	Mod2017/0249
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Volcano Pty Ltd
Land to be developed (Address):	Lot 1 DP 1208984 , 6 Lagoon Street NARRABEEN NSW 2101
Proposed Development:	Modification of Development Consent DA2016/0850 granted for Alterations and additions for shop top housing including basement carparking and strata subdivision

DETERMINATION - APPROVED

Made on (Date)	11/01/2018
-----------------------	------------

The request to modify the above-mentioned Development Consent has been approved as follows:

A. Add Condition No.1B - 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
a1001 Issue: ao	25 July 2017	RFA Architects
a2102 Issue: ao	25 July 2017	RFA Architects
a3001 Issue: ao	25 July 2017	RFA Architects
a3002 Issue: ao	25 July 2017	RFA Architects
12160D STRATA 4 sheet 1 of 5	12 October 2017	CMS Surveyors
12160D STRATA 4 Sheet 2 of 5	12 October 2017	CMS Surveyors
12160D STRATA 4 Sheet 3 of 5	12 October 2017	CMS Surveyors
12160D STRATA 4 Sheet 4 of 5	12 October 2017	CMS Surveyors
12160D STRATA 4 Sheet 5 of 5	12 October 2017	CMS Surveyors

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. Amend the description of the development to read:

Alterations and additions to shop top housing including, new units, basement car parking and strata subdivision

Important Information

This letter should therefore be read in conjunction with DA2016/0850 dated 18/11/2016, Mod2016/0339 dated 06/01/2017, Mod2017/0008 dated 31/01/2017, Mod2017/0074 dated 20/04/2017, and Mod2017/0159 dated 30/08/2017.

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 97AA 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.

Right to Review by the Council

You may request the Council to review the determination of the application under Section 96AB of the Environmental Planning and Assessment Act 1979. Any request to review the application must be lodged and determined within 28 days after the date of the determination shown on this notice.

NOTE: A fee will apply for any request to review the determination.

Signed On behalf of the Consent Authority



Name Daniel Milliken, Principal Planner

Date 11/01/2018