

October 2016

Development Application No: 23/2016

LOT B DP 163283

Address: Garfish Restaurant

39 East Esplanade, Manly

Proposed Development:

Alternations and additions to the existing restaurant including addition of external deck and pergola, new entry doors, new bi-fold doors, new green wall and additional seating.

STATEMENT OF IMPACTS OF UNAUTHORISED WORKS

To Whom It May Concern,

This statement is to justify the impact of unauthorised works started for the above project privy to the construction certificate being issued.

Morris Selvatico followed all correct procedures engaging a PCA for the certification of building works and was in the process of collecting the information required by the PCA and listed conditions of the DA including the acoustic engineer report for the issue of the Construction Certificate, once works were completed, then a following occupational certificate.

As the list was quite extensive, the information required from external parties failed to come through in time for the construction start date. The builder, not wanting to delay the re-opening of the restaurant with 40 staff to come back to work, started onsite without waiting for the issue of a Construction Certificate.

Given all the building works for the proposed development were previously approved by Manly council through a DA, neighbouring properties, public land and PCA, the impact of works are minor. As assessment against the LEP and DCP have already been completed the unauthorised work will result in a negligible impact.

Yours Sincerely

Alicia Bates

Interior Designer

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