

5 September 2018



Samuel Charles Fraser Cooper
16 Cliff Street
MANLY NSW 2095

Dear Sir/Madam

Application Number: Mod2018/0465
Address: Lot 16 DP 77273 , 16 Cliff Street, MANLY NSW 2095
Proposed Development: Modification of Development Consent DA2018/0608 granted for alterations and additions to a dwelling house

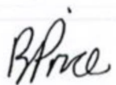
Please find attached the Notice of Determination for the above mentioned Application.

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,



Benjamin Price
Planner

NOTICE OF DETERMINATION

Application Number:	Mod2018/0465
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Samuel Charles Fraser Cooper
Land to be developed (Address):	Lot 16 DP 77273 , 16 Cliff Street MANLY NSW 2095
Proposed Development:	Modification of Development Consent DA2018/0608 granted for alterations and additions to a dwelling house

DETERMINATION - APPROVED

Made on (Date)	31/08/2018
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The request to modify the above-mentioned Development Consent has been approved as follows:

A. Modify Condition No.1 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
Site Demolition and Bulk Excavation Plan Revision A	8/04/2018	Design Intent Pty Ltd
Existing and Demolition Ground Plan Revision A	9/04/2018	Design Intent Pty Ltd
Site Plan Revision B	18/06/2018	Design Intent Pty Ltd
Detail Site Plan Revision B	18/06/2018	Design Intent Pty Ltd
Lower Floor Plan Revision A	9/04/2018	Design Intent Pty Ltd
Ground Floor Plan Revision B	18/06/2018	Design Intent Pty Ltd
Upper Floor Plan Revision B	18/06/2018	Design Intent Pty Ltd
Streetscape Elevation Revision A	9/04/2018	Design Intent Pty Ltd
North East Elevation Revision B	18/06/2018	Design Intent Pty Ltd
South East Elevation Revision B	18/06/2018	Design Intent Pty Ltd
South West Elevation Revision B	18/06/2018	Design Intent Pty Ltd
Section B-B Revision B	18/06/2018	Design Intent Pty Ltd
Section Revision A	9/04/2018	Design Intent Pty Ltd

Reports / Documentation – All recommendations and requirements contained within:

Report No. / Page No. / Section No.	Dated	Prepared By
BASIX Certificate A313471	15 April 2018	Design Intent P/L
Geotechnical Assessment	14 June 2018	Douglas Partners

b) Any plans and / or documentation submitted to satisfy the Deferred Commencement Conditions of this consent as approved in writing by Council.

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

d) The development is to be undertaken generally in accordance with the following:

Landscape Plans		
Drawing No.	Dated	Prepared By
SLP01 Sketch Landscape Plan - Front - Revision A	22/03/2018	GoodManors
SLP02 Sketch Landscape Plan - Back - Revision B	21/03/2018	GoodManors

Reason: To ensure the work is carried out in accordance with the determination of Council and approved plans. (DACPLB01)

Important Information

This letter should therefore be read in conjunction with DA2018/0608, dated 8/08/2018.

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 Benjamin Price, Planner

Date 31/08/2018