

Modification to Consent Statement of Change

PROPOSED ALTERATIONS AND ADDITIONS

29 FINIAN AVENUE, KILLARNEY HEIGHTS

26 JUNE, 2020

FOR

Brian and Kathleen FAIRWEATHER

Proposed Development: Alterations and Additions to existing dwelling house

Land (Address): Lot 1, DP 543829, 29 Finian Avenue, Killarney Heights

Application Number: DA2017 / 1144

Applicant Name and Address: Brian & Kathleen Fairweather, 29 Finian Avenue, Killarney Heights

DETERMINATION APPROVED on (Date): 22 March, 2018.

• **THE REVISED PROPOSAL**

1. Modifications to Upper level Main Bedroom, incorporating removal of proposed NE facing windows W2 and W4. (External)
2. Modifications to Upper level Main Bedroom, incorporating change of external cladding from vertical board placement to horizontal and incorporating a solid balustrade to the upper Terrace. (External)
3. Modifications to Ground level Pool Cabana, incorporating removal of proposed window W8 and replacing with a solid core external door to SE Elevation. (External)
4. Modification to layout of Ground Level Laundry and Shower room. (Internal)
5. Modifications to proposed Swimming Pool, incorporating change from an in-situ concrete shell to a preformed fibreglass shell. (External)
6. Modifications to Paving and Landscape areas adjacent to proposed pool, incorporating a minor increase in the proposed soft Landscape area calculations.

• **DOCUMENTATION PROVIDED**

The following documentation is provided to be incorporated in the Modification to Consent application-

Revised drawing N2B – Schedules & Basix Notes

Revised drawing A1B – Proposed Upper Floor Plan

Revised drawing A2B – Proposed Ground Floor Plan
Revised drawing A4C – Elevations – Sheet 1 of 2
Revised drawing A5C – Elevations – Sheet 2 of 2
Revised drawing A6B - Sections
Revised drawing A7B – Proposed Swimming Pool Details
Revised drawing S2B – Site Plan & Calculations
Revised Basix Certificate V4
Modification to Consent – Statement of Change

- **DOCUMENT EXCLUSIONS**

All other DA approved drawings not listed on this statement, as they display no additional modifications.

- **CONCLUSION**

The revised proposal at 29 Finian Avenue, Killarney Heights incorporates mainly minor Upper Level and swimming pool changes and will therefore remain aesthetically pleasing and continue to improve the functionality of the site. The proposed modifications to external windows will not have any additional adverse impact on neighbouring residences or the natural environment.

The proposed modifications to Upper Level wall cladding will not have any additional adverse impact on neighbouring residences.

The proposed changes will have no adverse impact on neighbouring residences in regard to any loss of privacy or additional overshadowing.

The proposed modifications remain consistent with the aims and objectives of the Warringah LEP 2011 and the Warringah DCP 2011.

Accordingly, it is requested that this Modification to Consent application be favourably determined by Council at the earliest opportunity.

