

18 February 2022

Vaughan Patrick Milligan
C/- Vaughan Milligan Development Consulting Pty Ltd Po Box 49
NEWPORT NSW 2106

Dear Sir/Madam

Application Number: Mod2022/0039
Address: Lot 12 DP 1105469 , 12 Montpelier Place, MANLY NSW 2095
Proposed Development: Modification of Development Consent DA2020/0148 granted for alterations and additions to a dwelling house including a swimming pool

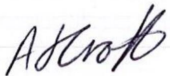
Please find attached the Notice of Determination for the above mentioned Application.

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,



Adam Croft
Planner

NOTICE OF DETERMINATION

Application Number:	Mod2022/0039
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	Vaughan Patrick Milligan
Land to be developed (Address):	Lot 12 DP 1105469 , 12 Montpelier Place MANLY NSW 2095
Proposed Development:	Modification of Development Consent DA2020/0148 granted for alterations and additions to a dwelling house including a swimming pool

DETERMINATION - APPROVED

Made on (Date)	18/02/2022
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The request to modify the above-mentioned Development Consent has been approved as follows:

A. Add Condition No.1A - 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
DA02 Proposed Plans - Lower Ground and Ground	Rev. C, 21 January 2022	Ilario Cortese Architects
DA04 Proposed Elevations	Rev. C, 21 January 2022	Ilario Cortese Architects

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

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

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

B. Amend Condition 19. Boundary Fencing to read as follows:

19. Boundary Fencing

The proposed fencing along the southern and western boundaries of the site is to be:

- i. contained wholly within the subject site;
- ii. DELETED;

iii) designed to incorporate the relevant conditions of consent in relation to biodiversity.
Details demonstrating compliance are to be submitted to the Certifying Authority prior to the issue of a Construction Certificate.

Reason: To balance privacy, visual and biodiversity impacts.

C. Delete Condition 19A. Pool Fencing to read as follows:

19A. DELETED

Important Information

This letter should therefore be read in conjunction with DA2020/0148 dated 27 April 2020, Mod2020/0667 dated 2 February 2021 and Mod2021/0638 dated 5 November 2021.

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.

Right to Review by the Council

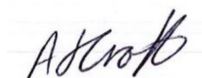
You may request Council to review this determination of the application under Division 8.2 of the Environmental Planning & Assessment Act 1979. Any Division 8.2 Review of Determination application must be submitted to Council within 28 days of this determination, to enable the assessment and determination of the application within the 6 month timeframe.

Right of Appeal

Section 8.10 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.

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

Signed On behalf of the Consent Authority



Name Adam Croft, Planner

Date 18/02/2022