

SUBJECT

**Architect Statement - DA**

ATTENTION

Emma Ziegenfusz  
Senior Town Planner  
Planning Ingenuity  
Suite 210, 531-533 Kingsway, Miranda NSW 2228

DATE

17.07.2024

Via email: [Emma.z@planningingenuity.com.au](mailto:Emma.z@planningingenuity.com.au)

To Whom It May Concern,

**Re: Architectural Design Verification Statement  
67 Pacific Parade, Dee Why 2099**

Pursuant to Clause 29 of the *Environmental Planning and Assessment Regulation 2021*, effective from 14 December 2023;

I hereby declare that I am a qualified designer, which means a person registered as an architect in accordance with the *Architects Act 2003*. I directed the design of the residential development stated above and to the best of my information, knowledge and belief, the architectural documentation prepared for this Development Application achieves the aims of Housing SEPP 2021 *Chapter 4 Design of residential apartment development* and the objectives in Parts 3 and 4 of the *Apartment Design Guide*. Further detail on how the objectives are addressed is provided in the Design Report accompanying this Development Application.

In accordance with Clause 29 of the *Environmental Planning and Assessment Regulation 2021*, as the Development Application is accompanied by a BASIX Certificate for the building, this certificate does not address the design quality principles to the extent to which they aim—

- (a) to reduce consumption of mains-supplied potable water or greenhouse gas emissions in the use of—
  - (i) the building, or
  - (ii) the land on which the building is located, or
- (b) to improve the thermal performance of the building, or
- (c) to quantify and report on the embodied emissions attributable to the development.

Yours sincerely,

DKO Architecture (NSW) Pty Ltd.  
per:



Nicholas Byrne  
Registration No 7806 (NSW)  
Director