



12/2/82

If you need help lodging your form, contact us			Office use only	
Email	council@northernbeaches.nsw.gov.au		Form ID	2060
Phone	1300 434 434		TRIM Ref	
Customer Service Centres	Manly Town Hall, 1 Belgrave Street Manly NSW 2095	Dee Why Civic Centre, 725 Pittwater Road Dee Why NSW 2099	Last Updated	July 2018
	Mona Vale 1 Park Street Mona Vale NSW 2103	Avalon 59A Old Barranjoey Road Avalon Beach NSW 2107	Business Unit	Development Assessment
			Application No.	
			Receipt No.	

mod 2019/0228,
100396656.

Purpose of collection:	For Council to provide services to the community
Intended recipients:	Northern Beaches Council staff
Supply:	If you choose not to supply your personal information, it may result in Council being unable to provide the services you seek
Access/Correction:	Please contact Customer Service on 1300 424 434 to access or correct your personal information

☐	Development Application
Application Number to be modified	
☐	Modification involving other error, misdescription or miscalculation (formerly Section 96(1))
☒	Modification - Minimal environmental impact (formerly Section 96(1A))
☐	Modification - Other (formerly Section 96(2))
☐	Modification - of Consent granted by the Court (formerly Section 96AA)
Application Number to be reviewed	
☐	Review of Determination (formerly Section 92A)
☐	Review of where Development Application not accepted (formerly Section 92B)
☐	Review where Modification Refused or Conditions imposed (formerly Section 98AB)

Line Number	House Number	16	Street	Bower St	
Suburb	Manly		Postcode	2095	
Legal Property Description <i>This information must be supplied</i>	Lot	30	OP/SP	8075	



Part 1. Summary Application Details Cont.

1.2 APPLICANT(S) DETAILS (Full applicant details to be completed in Part 3 of the application form)	
Applicant(s) name	Paul Mitchell
Owner(s) name	Trustees of the Roman Catholic Church for the Archdiocese of Sydney

1.3 DESCRIPTION OF WORK Please describe briefly everything that you want approved by the Council, including signs, hours of operation, use, subdivision, demolition etc	
1. Install privacy blades along selected first level external windows	
2. Internal renovations to ground floor to create larger rumpus room and small study	
3. Extend external boundary wall and relocate part of pool safety fence	
Number of new dwellings	Number of existing dwellings
	Number of dwellings to be demolished

Part 2. Summary Application Details

2.1 ESTIMATED COST OF WORK This must be completed and the relevant requirements supplied at lodgement as per Lodgement Requirements. Note, Modification Applications do not require a new cost of works.	
Estimated Cost of Works (incl GST)	£ 21,000
I have had a suitably qualified person (estimator, quantity surveyor etc) sign the form to certify the estimated cost of works	
Signature of qualified person certifying value of work	
Print name and qualifications / business licence number	
Warren Gray BL 171847C	
In addition to fulfilling one of the above requirements, for works of £100,000 or greater the Cost Summary Report form must be completed	

2.2 PRE-LODGE MEETING	
Has this development been the subject of a pre-lodgement meeting with Council?	Yes ☐ No ☒
If you answered Yes to this question, please attach details.	
P	T
M	

2.3 CRITICAL HABITAT	
Does this site contain land that is Critical Habitat?	Yes ☐ No ☒
Is the proposed development likely to have a significant impact on Threatened Species, populations or ecological communities or their habitats?	Yes ☐ No ☒

2.4 STAGED DEVELOPMENT	
Are you applying for a staged development?	Yes ☐ No ☒
If you answered Yes to this question, please attach details separately of an Staged Development (or Staged Development) Report	

2.5 INTEGRATED DEVELOPMENT / CONCURRENCE		
Please refer to Lodgement Requirements for further information		
Is this application for integrated development or require concurrence?	Yes ☐	No ☒
Is the proposed development Nominated Integrated development?	Yes ☐	No ☒
If yes, which Section/s of the Act/s do you seek general terms of approval for or require concurrence from other Government Authorities?		

2.6 APPROVAL UNDER S68 LOCAL GOVERNMENT ACT 1993		
To view Section 68 of the Local Government Act 1993 go to www.legislation.nsw.gov.au , or contact Council on 1300 434 434.		
Does this application seek approval for one or more of the matters listed below? (Please tick)		
Wastewater system approval to install, approval to operate	Yes ☐	No ☒
A domestic oil or solid fuel heating appliance, other than a portable appliance approval to install	Yes ☐	No ☒
Mobile Food Stalls	Yes ☐	No ☒
Temporary Food Stall	Yes ☐	No ☒
Other (specify)		
Please note: A domestic oil or solid fuel heating appliance, (other than a portable appliance) requires approval which can be issued via a Development Application or via a Section 68 Domestic Oil or Solid Fuel Heater Application		

2.7 HERITAGE AND CONSERVATION		
Is the building an item of environmental heritage or in a conservation area?	Yes ☐	No ☒
Are you demolishing all or any part of a Heritage Building?	Yes ☐	No ☒
Are you altering or adding to any part of the Heritage Building?	Yes ☐	No ☒
If you have answered yes to any of those questions, a Heritage Impact Statement will be required. Details are outlined in the Development Application Checklist. If you are unsure about the heritage status of the building please contact Council's Heritage Officer on 1300 434 434.		

2.8 DECLARATIONS		
a) Political donations or gifts		
Have you, or any person with a financial interest in this application made a political donation or gift (greater than \$1000) in the previous 7 years?	Yes ☐	No ☒
If yes, complete the Political Donation Declaration and lodge it with this application.		
If no, in signing this application should I become aware of any person with a financial interest in this application who has made a political donation or has given a gift in the period from the date of lodgement, I agree to advise Council in writing.		
b) Conflict of Interest		
I am an employee / Councilor or relative of a Councilor	Yes ☐	No ☒
If yes, state relationship:		

2.9 CHECKLIST		
The details sought in the accompanying Development Application Checklist and Development Content Lodgement requirements must be provided. If you are planning a major development, or developing land that may be environmentally sensitive you will also need to seek advice from Council's staff as additional information may be required. On-site inspections are carried out prior to the assessment of any application. As a result of this inspection further information may be required. A Council officer will contact you soon after their initial inspection if this is the case.		
A COMPLETED CHECKLIST MUST BE SUBMITTED WITH THIS APPLICATION. FAILURE TO PROVIDE ALL REQUIRED DOCUMENTATION TO AN ACCEPTABLE STANDARD WILL RESULT IN YOUR APPLICATION BEING REJECTED FOLLOWING AN INITIAL REVIEW BY PLANNING STAFF.		



Northern
Districts
Council

Development Application Checklist 18/19

Please ensure that the information provided is in accordance with the attached Lodgement Requirements.
Contact Council's Duty Officer if you are unsure what details will be required for your application on 1300 434 434.

Part 1 Development Application Checklist - Applicant to complete

Lodgement Items	Number of physical copies required	Provided	Not required
Electronic copies (USD)	1	☒	☐
Owner(s) Consent	1	☒	☐
Statement of Environmental Effects	1	☐	☒
Request to vary a development standard (Cl. 4.6)	1	☒	☐
Cost of works estimate/Quote	1	☒	☐
Site Plan	1	☒	☐
Floor Plan	1	☒	☐
Elevations and sections	1	☒	☐
A4 Notification Plans	1	☐	☒
Survey Plan	1	☐	☒
Site Analysis Plan	1	☒	☐
Demolition Plan	1	☒	☐
Excavation and fill Plan	1	☐	☒
Waste Management Plan Construction & Demolition	1	☒	☐
Waste Management Plan Ongoing	1	☐	☒
Certified Shadow Diagrams	1	☐	☒
BASIX Certificate	1	☐	☒
Energy Performance Report	1	☐	☒
Schedule of colours and materials	1	☐	☒
Landscape Plan and Landscape Design Statement	1	☐	☒
Archaeological Impact Assessment Report	1	☐	☒
Swimming Pool Plan	1	☐	☒
Photo Montage	1	☐	☒
Model	1	☐	☒
Statement of Heritage Impact	1	☐	☒
Subdivision Plan	1	☐	☒
Flood design Plan	1	☐	☒
Advertising Structure / Sign Plan	1	☐	☒

Part 1 Development Application Checklist

Requirement Items	Number of physical copies	Provided	Not required
Erosion and Sediment Control Plan / Soil and Water Management Plan	1	☐	☒
Stormwater Management Plan / Stormwater Plan and On-site Stormwater Detention (OSSD) Checklist	1	☐	☒
Stormwater Drainage Assets Plan	1	☐	☒
Geotechnical Report	1	☐	☒
Bushfire Report	1	☐	☒
Acid Sulfate Soil Report	1	☐	☒
Acoustic Report	1	☐	☒
Coastal Assessment Report	1	☐	☒
Flood Risk Assessment Report	1	☐	☒
Water Table Report	1	☐	☒
Overland Flows Study	1	☐	☒
Water Sensitive Urban Design Strategy	1	☐	☒
Waterway Impact Statement	1	☐	☒
Aquatic Ecology Assessment	1	☐	☒
Estuarine Hazard Assessment	1	☐	☒
Flora and Fauna Assessment	1	☐	☒
Species Impact Statement	1	☐	☒
Biodiversity Management Plan	1	☐	☒
Traffic and Parking Report	1	☐	☒
Construction Traffic Management Plan	1	☐	☒
Construction Methodology Plan	1	☐	☒
Access Report	1	☐	☒
Building Code Of Australia (BCA) Report	1	☐	☒
Fire Safety Measures Schedule	1	☐	☒
Aboriginal Heritage Assessment Report	1	☐	☒
SEPP 65 Report	1	☐	☒
Integrated Development Fees	1	☐	☒
Contaminated Land Report	1	☐	☒
Environmental Impact Statement	5	☐	☒
Backpackers' Accommodation / Boarding House Management Plan	1	☐	☒
Social Impact Statement	1	☐	☒