

28 March 2019



Classic Country Cottages
39 Gavenlock Road
TUGGERAH NSW 2259

Dear Sir/Madam

Application Number: DA2018/1818
Address: Lot 29 DP 17125 , 14 Playfair Road, NORTH CURL CURL NSW 2099
Proposed Development: Demolition of existing structures and construction of 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,



Nick England
Planner

NOTICE OF DETERMINATION

Application Number:	DA2018/1818
Determination Type:	Development Application

APPLICATION DETAILS

Applicant:	Classic Country Cottages
Land to be developed (Address):	Lot 29 DP 17125 , 14 Playfair Road NORTH CURL CURL NSW 2099
Proposed Development:	Demolition of existing structures and construction of a dwelling house

DETERMINATION - REFUSED

Made on (Date)	28/03/2019
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Reasons for Refusal:

1. Pursuant to Section 4.15(1)(a)(iii) of the Environmental Planning and Assessment Act 1979 the proposed development is inconsistent with the provisions of Part C4 Stormwater of the Warringah Development Control Plan 2011.
2. Pursuant to Section 4.15(1)(a)(iii) of the Environmental Planning and Assessment Act 1979 the proposed development is inconsistent with the provisions of Part C6 Building Over or Adjacent to Constructed Council Drainage Easements of the Warringah Development Control Plan 2011.
3. Pursuant to Section 4.15(1)(a)(iii) of the Environmental Planning and Assessment Act 1979 the proposed development is inconsistent with the provisions of Part D8 Privacy of the Warringah Development Control Plan 2011.
4. Pursuant to Section 4.15(1)(a)(iii) of the Environmental Planning and Assessment Act 1979 the proposed development is inconsistent with the provisions of Part E11 Flood Prone Land of the Warringah Development Control Plan 2011.

Right to Review by the Council

You may request Council review the determination of the application under Section 82A of the Environmental Planning & Assessment Act 1979 if it is NOT integrated or designated development. Any request to review the application must be made and determined within 6 months from the date of determination.

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

Right of Appeal

If you are dissatisfied with this decision Section 97 of the Environmental Planning & Assessment Act 1979 may give you the right to appeal to the Land and Environment Court within 6 months after the date on which you receive this notice.

Signed On behalf of the Consent Authority



Name Nick England, Planner

Date 28/03/2019