



Development Advisory Service Team

Northern Beaches Council

Via NSW Planning Portal

30/03/2025

RE: Request for Additional Information

Application No.: Mod2025/0141 - PAN-522281

For: Proposed alterations & additions to existing dwelling

At: 166 Pittwater Road, Manly, NSW 2095.

Dear Sir or Madam:

Further to your letter Request for Additional Information on the 28th March 2025, please find enclosed the following documentation:

Extract from RFI Letter referred to:

1. Owners Consent - Individual Lots

The owners consent submitted with the application does not meet the Environmental Planning & Assessment Regulation 2021 whereby written land owners consent is required for all Development Applications where the applicant is not the owner or is not the only owner. A copy of Council's Owners Consent Form has been uploaded under the Documents tab for completion.

Document referred to for (RFI) purposes:

REV2023 0016 - DA2022 2270 – 166 Pittwater Road, Manly – Submission to DDP 041023

Noting:

The above document prepared by Tony Robb of Evolution Planning incorporating advice prepared by Hamer & Hamer Balgowlah Solicitors, which dealt with the matter of Owners Consent was previously approved. Reissued here as part of (RFI) supporting docs for your reference.

2. BASIX (Modification Application)

In accordance with Clause 100(3) of the EP&A Regulations 2021 a modification application must be accompanied by either (a) the BASIX certificate (the original certificate) or (b) a new BASIX certificate if the current BASIX certificate is no longer consistent with the development.

Document referred to for (RFI) purposes:

166 PITTWATER RD, MANLY (DA2022-2270) MOD - BASIX A463505_03_AL-27852_03

Updated BASIX included as part of (RFI) submission.

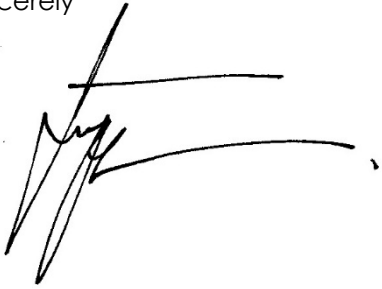
Document referred to for (RFI) purposes:

166 PITTWATER RD, MANLY (DA2022-2270) MOD - PLANS REV 300325

Updated Plans included as part of (RFI) submission.

We trust the enclosed is in order, however if you require any further information, please contact the undersigned.

Yours sincerely



Jim O'Brien

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