

23 June 2022



David Rothwell
C/- 1/9 Narabang Way
BELROSE NSW 2085

Dear Sir/Madam

Application Number: Mod2022/0173
Address: Lot 1 DP 1191396 , 191 Whale Beach Road, WHALE BEACH NSW 2107
Proposed Development: Modification of Development Consent DA2020/1246 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,



Phil Lane
Principal Planner

NOTICE OF DETERMINATION

Application Number:	Mod2022/0173
Determination Type:	Modification of Development Consent

APPLICATION DETAILS

Applicant:	David Rothwell
Land to be developed (Address):	Lot 1 DP 1191396 , 191 Whale Beach Road WHALE BEACH NSW 2107
Proposed Development:	Modification of Development Consent DA2020/1246 granted for Alterations and additions to a dwelling house including a swimming pool

DETERMINATION - APPROVED

Made on (Date)	23/06/2022
-----------------------	------------

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
S4.55-A-01	29 March 2022	Akin Atelier
S4.55-A-04	29 March 2022	Akin Atelier
S4.55-D-01	29 March 2022	Akin Atelier
S4.55-D-02	29 March 2022	Akin Atelier
S4.55-D-03	29 March 2022	Akin Atelier
S4.55-D-04	29 March 2022	Akin Atelier
S4.55-E-01	29 March 2022	Akin Atelier
S4.55-E-02	29 March 2022	Akin Atelier
S4.55-E-03	29 March 2022	Akin Atelier
S4.55-E-04	29 March 2022	Akin Atelier
S4.55-F-01	29 March 2022	Akin Atelier

Engineering Plans

Drawing No.	Dated	Prepared By
DR-000 (REV 5)	21 April 2022	Stellan
DR-001 (REV 5)	21 April 2022	Stellan
DR-002 (REV 5)	21 April 2022	Stellan
DR-003 (REV 2)	21 April 2022	Stellan
DR-004 (REV 2)	21 April 2022	Stellan
SD-100 (REV 4)	13 April 2022	Stellan

Reports / Documentation – All recommendations and requirements contained within:		
Report No. / Page No. / Section No.	Dated	Prepared By
Stormwater design letter in support of the proposed development (S4.55) at 191 Whale Beach	18 March 2022	Stellan
Biodiversity Assessment	July 2020 updated March 2022	Kingfisher Urban Ecology/Wetlands
Arboricultural Impact Assessment	10 November 2021	Landscape Matrix Pty Ltd.
GEOTECHNICAL REVIEW OF S4.55 ARCHITECTURAL DRAWINGS	26 April 2022	JK Geotechnics
BASIX Certificate Ref A451537	30 March 2022	Akin Creative

b) Any plans and / or documentation submitted to satisfy the Deferred Commencement Conditions of this consent as approved in writing by Council.

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

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

Landscape Plans		
Drawing No.	Dated	Prepared By
L-DA-01 (REV E)	22 November 2021	360
L-DA-02 (REV E)	22 November 2021	360
L-DA-03 (REV E)	22 November 2021	360
L-DA-04 (REV E)	22 November 2021	360
L-DA-05 (REV E)	22 November 2021	360
L-DA-06 (REV E)	22 November 2021	360
L-DA-07 (REV E)	22 November 2021	360
L-DA-08 (REV E)	22 November 2021	360

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

B. Delete Condition 8 - Amendments to the approved plans to read as follows:

Deleted

Important Information

This letter should therefore be read in conjunction with DA2020/1246 dated 11 December 2020.

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

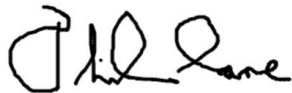
You may request Council to review this determination of the application under Division 8.2 of the Environmental Planning & Assessment Act 1979. Any Division 8.2 Review of Determination application must be lodged on the NSW Planning portal within 28 days of this determination, to enable the assessment 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 Phil Lane, Principal Planner

Date 23/06/2022