
From: Ray Mayer
Sent: 15/08/2022 10:22:34 AM
To: Council Northernbeaches Mailbox
Cc: Ray Mayer
Subject: DA2022/1198 - 139 George Street Avalon Beach
Attachments: Scannable Document on 15 Aug 2022 at 9_40_46 am.pdf;

Hello Adam

With reference to the DA and the neighbour notification of the planned development

I am the neighbouring property and owner of 2 Careel Bay Crescent

My concern is the proposed building height will block the north east filtered outlook we now enjoy of Careel Bay

I have attached some highlighted amendments to the plans and reports submitted to illustrate the affect of the proposed building from our position

The Exception for Height of Building shows the existing roof form highlighted in yellow, however this section of the current building is not visible to us . Additionally the affect of the chimney extension in red has not been considered so the overall affect to us has materially changed

The blue highlighted markings show the portion of our outlook that will be diminished by the new construction

It is the higher sections of the new building in the blue area that will most affect us , ie, the height of the chimney and the the forward extension/pitch of the new roof

We kindly request our neighbours consider some alternative solution that might address these concerns

Thankyou

Regards
Ray Mayer
Mob [REDACTED]



ISSUE	DATE	DESCRIPTION	DRWN	CHKD
-	16.07.2021	EXISTING	KM	
2B	24.01.2022	CONCEPT	KM	
2	18.02.2022	DA ISSUE	KM	

BLUE SKY
BUILDING DESIGNS

E: info@bsbd.com.au

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PROJECT TITLE: ALTERATION & ADDITION
PROJECT NO.: AVA.2021012
AT: 139 GEORGE ST, AVALON 2107
FOR: DARREN KERSHAW

SHEET TITLE: ELEVATIONS

SHEET NO: A114

SCALE A3: 1:100

CLAUSE 4.6 EXCEPTION FOR HEIGHT OF BUILDING

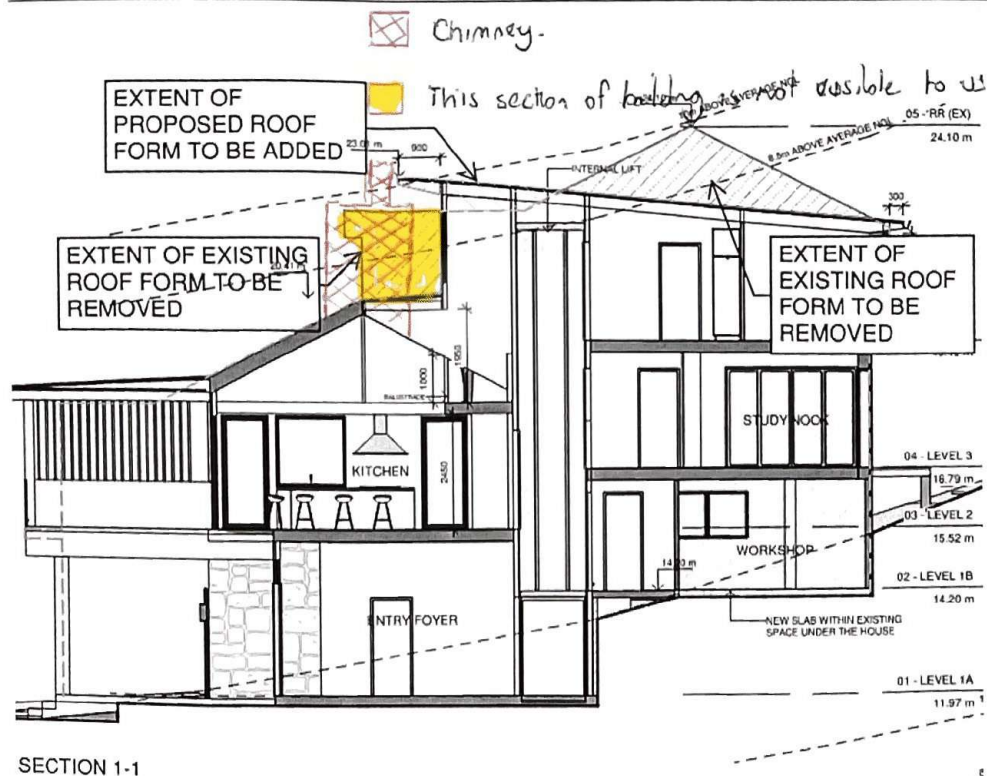


Figure 7 – extent of the proposed exception at the section 1-1

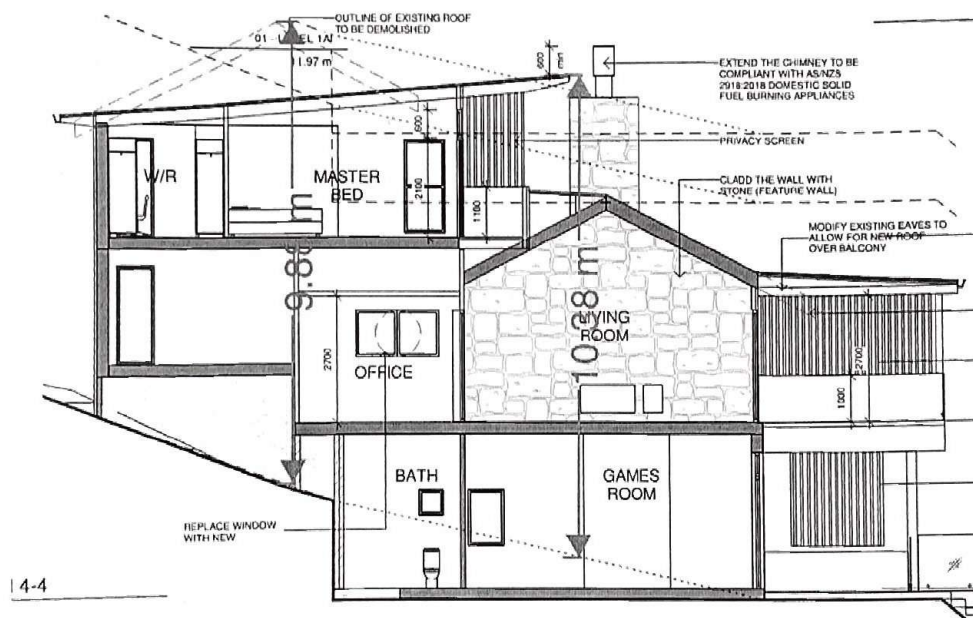


Figure 8 – extent of the existing and proposed exception at the section 4-4