
From: Peter Matchett
Sent: 21/02/2025 4:05:30 PM
To: Council Northernbeaches Mailbox
Subject: TRIMMED: 33 undercliff road Freshwater nsw 2096 Da2025/0082 attention Jordan Howard

>
> Hi Jordan
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> In regards to development application at 33 undercliff road freshwater I have the concerns:
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> - roof colour is not specified and also not specified is if the roof will be a not a reflective colour surface. I live behind the new property to be built and look down on to the roof. Therefore any bright reflective roof will produce a large amount of glare. In 2021 at 29 undercliff road freshwater they built a granny flat with metal roof. In the plans they had non reflective colour to reduce glare and also material. What was built was the exact opposite of this and was horrible. After many conversations the owners agreed to then paint the roof a much darker colour in matte finish which has improved this substantially. It is important to reduce glare that roof takes into account reduce glare metal surface, dark colour in matte finish
> - I cannot see on the plans where the air conditioners are located. Can you please show me where these are located and how many their will be. Will they be in sound proof boxes ? Recently another neighbour has built new home at 17 Highview ave Queenscliff and they have built 4 air conditioners built as far away from their house as possible that create so much noise after 10 pm at night and affect my ability to sleep due to the noise. I am currently in discussions with them about building a sound wall to block the noise.
> - noted that 28 weeping Lilly Pillys are to be planted that grow to 10 metres in height. If these were grown to full height on the high side of the property ie where swimming pools are located then this would cause loss of view to my household. I would like owners to be respect this and to maintain them at height of 5 metres. Still high enough to provide privacy and not to high to block views. On the low side of the property ie where the house is I do not mind the height of it as it is coming from as this should not impact view.
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> These are important to me and can you please keep me updated on this.
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> Thank you so much.
>
> Peter and Helen MATCHETT
> [REDACTED]
>
> 28 hill st QUEENSCLIFF
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> Sent from my iPad