

Council: Northern Beaches Council

Application Number: DA2021/1168

Subject: Reposition Sandstone Retaining Wall away from Sydney Water Assets

Address: Lot 41 Sec DP 217197, No. 18 Koorangi Avenue Elanora Heights

Statement of Environmental Effects

Attention: Manager of Development Department

Dear Sir/Madam

The attached application is for modifying the DA Consent, to allow the sandstone retaining wall to be positioned a suitable distance from Sydney Water Assets. Please see the Sydney Water Approved Building Plan attached (showing the new location) along with the updated Landscape Plan. The change has been highlighted in red.

We request that the Notification Period be waived, as the proposed new location is intended to correct a minor error, the proposed change will not cause any impact on the environment or the surrounding neighbours. The proposed changes are complying with council planning controls and no changes to the conditions of consent will be affected by the modifications. The proposed change will move the retaining wall further away from rear and side boundaries and will not change the structure/ design intent of the development for which the development concept was granted.

Regards,

Matthew McGrath

3/10/22