

---

**Sent:** 6/11/2020 5:05:33 PM  
**Subject:** SEPP at 27-29 North Avalon Rd

Dear Council

I would like to lodge my concern regarding the proposed development at 27-29 North Avalon Rd.

As a homeowner in Nth Avalon since 2003 I must say now much the area has changed during this time with much development of homes and the ensuing additional traffic. If you try to access Barrenjoey Rd from Nth Avalon Rd during the morning peak (School) or in the afternoons, you are almost guaranteed to be sitting in traffic due to the volume.

But it's not all about traffic. Nth Avalon has a lovely, relaxed, low key, family vibe. Developments of this nature are simply not in keeping with the area, particularly where large, established trees are to be cut down and they will be, won't they? This is evidenced by a photograph of an existing Phoenix Palm which was to 'remain' according to the plans, sadly there is only a chopped off trunk 'remaining'

But it's all about the *MONEY* right? Greedy developers. What a blight they are on our society. Eventually, I fear it will be necessary to leave this wonderful paradise if we cannot retain the uniqueness of it. Surely the value of this area is indeed the heritage of a beach side suburb, filled with greenness and space! S P A C E.

I implore you to reconsider this development. No more than 4 units. If that doesn't make economic sense for the developer, oh well. Too bad!

Thank you.