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25/02/2022

MR Kim Sheridan
58 Marine PDE
Avalon NSW 2107

RE: DA2022/0084 - 73 Marine Parade AVALON BEACH NSW 2107

I am writing to object to the DA at 73 marine pde Avalon.

I am at a loss to understand how such a development can proceed in a C4 zoning. A condition of this zoning requires any development to give priority to the preservation of the environmental qualities of the land.

I cannot see any part of the development application for the above property which preserves the environmental qualities of the area. I would argue that the majority of the environmental qualities are at risk of being destroyed. The main areas of concern being;

- Excessive excavation
- Proximity of deep excavation close to unstable cliff edge
- Removal of a significant amount of native trees
- Overdevelopment

I would like to thank you for taking the time to read this submission and hope the above points are taken into consideration when reviewing the development application.