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**From:** Phillip Quirk  
**Sent:** 26/06/2023 6:38:16 PM  
**To:** Council Northernbeaches Mailbox  
**Subject:** DA2022/0145 - 4 Delmar Pde, Dee Why

Hi,

I am writing in support of the protection of the Long established Stony Range Botanical Garden as a natural rare jewel, that is highly valued by the community and request that it be protected when assessing the Size – proportion & shade impacts and ground water impacts from the development of 4 Delmar Pde.

I Note:

**Parks, Reserves and Foreshores Referral Response**

“Issues regarding building setback and transition to the reserve and potential overshadowing are still of Concern”

While I support the essence of the comment I believe it is passive and does not take into account the value and significance of Stony Range Botanical gardens to the community.

Recognising the need to densify existing developed land, instead of greenfield sites, I strongly support that it is done in a balanced way that respects and complements the quality of the NB’s natural assets and style rather than development at all costs.

**I note and strongly support the Heritage Referral Response** (relieved that its was included).

*“Amended plans, submitted on 16 December 2022 have not resolved the heritage related concerns. The subject site adjoins a heritage conservation, which is located to the southern boundary of the site, therefore, the impact of the proposed bulk and scale must be taken into consideration, as stated in the DSAP report as well: “RE1 zoned land to the south – the local heritage significant Stony Range Flora and Fauna Reserve, which requires sensitive resolution of the ground plane, site arrangement, building mass and setbacks to avoid impacts to public domain open space recreation and any flora or fauna significance and promote public domain connectivity.”*

*Therefore, Heritage can not support the proposal in its current form and require amendments and further information regarding the impact on the heritage conservation area.”*

**Water Management Referral Response**

*I raise for consideration the potential for Long term impacts on the Stony Range botanical gardens from loss of ground water. Has any advice been sort regarding the the proposed development basement impacts on the flow of ground water and to identify the Long term risks if any, from the proposed works and for impact to be been taken into account when assessing the scale and level of the proposed design.*

Kind Regards,

Phillip Quirk

Mobile: [REDACTED]

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