
From: DYPXCPWEB@northernbeaches.nsw.gov.au
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Subject: Online Submission

27/10/2021

MR Yoel Toledano
12 Urunga ST
North Balgowlah NSW 2093
[REDACTED]

RE: DA2021/1801 - 55 Woolgoolga Street NORTH BALGOWLAH NSW 2093

Thank you for providing the opportunity to make a submission on this application.

We are not opposed to the development, but have concerns regarding the non-compliance with respect to the heights (4.2.2 Height of Buildings Pursuant to clause 4.3 WLEP, the height of any building on the land shall not exceed 8.5 metres above existing ground level). In particular the resulting shading on the surround properties including our own in the morning as seen from the provided drawings. Our living space is at the rear of our property so we feel that the proposal could affect our enjoyment of this area during the morning hours.

The effect of these height non-compliances are significantly exacerbated due to the sloping property profile and request that these be brought back in line with the development allowances. We do not feel this is an unreasonable request, particularly due to the scale of the proposed development.

Happy to discuss further on this submission where required.