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11/12/2018

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**RE: DA2018/1708 - 197 Sydney Road FAIRLIGHT NSW 2094**

This application should be refused for a variety of reasons:

- 1 - The proposed development is out of character for the suburb, currently a mix of free-standing housing combined with sympathetic unit and apartment developments. This is akin to building a human termite mound.
- 2 - The impact on traffic and parking will be severe - the local area is already stretched to saturation point for street parking.
- 3 - The detrimental effect on the immediate surrounding residents - shadows, loss of privacy, noise pollution increases, traffic and parking.
- 4 - The projected size of each dwelling does not meet current planning guidelines.
- 5 - If the idea is to provide lower-cost options, are any controls over what is charged?
- 6 - With people in such close proximity, the possibility for anti-social issues is heightened.