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**From:** DYPXCPWEB@northernbeaches.nsw.gov.au  
**Sent:** 31/01/2022 1:35:26 PM  
**To:** DA Submission Mailbox  
**Subject:** Online Submission

31/01/2022

MR Marcelo Maia Perlingeiro  
- 3 Charleroi Road RD  
Belrose NSW 2085  
[REDACTED]

**RE: DA2021/1039 - 14 Wyatt Avenue BELROSE NSW 2085**

- The proposed over-development is out of character with the surrounding neighbourhood. The street/area/neighbourhood is zoned as R2 Residential Low Density - the proposed boarding house is medium to high density not low density.
- The transport close by to this over-development is inadequate for shift / key workers.
- There is inadequate parking in the vicinity for an over- development of this size.
- There is inadequate kerbside room for rubbish collection. This creates a traffic hazard in this quiet residential street.
- The streets and intersections surrounding this development do not cater for the increase in traffic this over-development will generate.
- The proposed over-development will compromise future living standards for this neighbourhood.
- Bushfire prone zone is which will increase the risk for current and future
- It will have an unreasonable impact on the amenity of adjoining owners in terms of privacy, bulk and scale.
- High density building will increase the risk of Covid spread.