
Sent: 30/11/2022 11:00:06 AM
Subject: FW: DA2022/0653 1 Bellevue Parade, North Curl Curl

From: [REDACTED]
Sent: Monday, 28 November 2022 10:09 AM
To: Council Northernbeaches Mailbox <Council.Northernbeaches@northernbeaches.nsw.gov.au>
Cc: Maxwell Duncan <maxwell.duncan@northernbeaches.nsw.gov.au>
Subject: DA2022/0653 1 Bellevue Parade, North Curl Curl

Sixth objection submission

DA2022/0653 1 Bellevue Parade, North Curl Curl

Previous objection submissions dated 30/5/2022, 21/9/2022, 4/10/2022, 9/11/2022, 25/11/2022

This objection submission demonstrates three Development Applications with the Northern Beaches, Freshwater and Curl Curl, where the DA's have been refused by Council and the Development Determination Panel. The reasons for refusal relate to non-compliances with view sharing, non-compliances with height, non-compliances with setbacks. DA2022/0653 1 Bellevue Parade, North Curl Curl demonstrates the same non-compliances as brought to Council's attention in all of our objection submissions and the neighbours' objection submissions.

1. DA2020/1323 5 Loch Street, Freshwater – Demolition works and construction of a dwelling house
REFUSED BY COUNCIL
2. DA2018/0455 34 Beach Street, Curl Curl - Alterations and additions to a dwelling house
REFUSED BY COUNCIL

(Supplementary minutes of the Northern Beaches Local Planning Panel) Point 1 Height: "negatively contributes to the visual impact and loss of amenity".

Point 2 – D7 Views: The DA failed to satisfy the established view loss principles of Tenacity, stating that "the proposed development will unreasonably restrict the beach and ocean views, impact on views is significant and not merely minor or narrow glimpses." "The non-compliance with the height development standard is also a contributor to the impact on the views." The DA is unreasonable as it does not comply with the planning controls.

Conclusion: "The Panel considered this view to be worthy of some preservation with a reduction of the first floor footprint. The majority of the Panel is not prepared to support the proposed development in its current form given the visual impacts and unreasonable view loss."

3. DA2019/0380 and DA2021/1140 72 Carrington Parade, Curl Curl – Demolition works and construction of a dwelling house

The Development Application Assessment Report's recommendation
REFUSAL AND DISMISSED BY THE COURT OF APPEAL

DA2021/1140 - second DA lodged for 72 Carrington Parade, Curl Curl – Demolition works and construction of a dwelling house

Notice of Determination
REFUSED

Brian and Tricia Machon