
Sent: 9/09/2021 1:12:32 PM
Subject: Online Submission

09/09/2021

MR Ric Priestly
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RE: DA2020/0393 - 28 Lockwood Avenue BELROSE NSW 2085

We wish to lodge our OBJECTION to the proposed revised development. It concerns us (as our children live in the area). It appears that the developer is submitting a very similar plan each time with minimal revisions.

This proposal adds no value to the community, the environment and scale of the land parcel.

Points regarding our objection are;

- The proposed building is again above height restrictions.
- The proposed building has too many dwelling for the parcel of land size. This application has not changed much when it was 51, it is now 49 which is not aligned to the local housing in the area.
- Parked cars, that could be up to and in excess of 50, overflowing to surrounds streets, these streets were not built to house additional cars to be parked on them like this.
- The proposed building setback is not far enough back from the street and is definitely out of keeping with the area.
- The location is at a very busy intersection and would increase danger to motorists, cyclists, pedestrians and especially our grand-children and the hundreds of school kids who pass through this part each day.
- There is absolutely no need for additional retail, restaurants or cafes as there is plentiful in the area already.
- Excavating down 3 levels right next door to a petrol station, a kindergarten and quiet residential streets will mean an unnecessary disruption.

No one is arguing that the site needs developing however the area is a low density, low height residential suburb which the developer has known all along on purchasing the parcel of land.

Suggestion would be to remove the retail portion, provide two-storey residential townhouses to align with the rest of the community.