

RE: DA 2023/1230

We are the owners of 165A Seaforth Crescent Seaforth 2092 and have the following objections to the amended DA 2023/1230:

1. The height of the building exceeds the 8.5m DCP control by 1.91m. This over height part of the building on the northern boundary has total square meterage of 62.2 square metres which is a huge amount of area to be overheight.
2. This building can be designed to comply with the DCP control of 8.5m. The amended DA could have addressed this issue without compromising the intent of the design. For example the house could be stepped up the slope which would mean that the height of the walls would comply with the DCP.
3. The constraints of this site as mentioned by the report in regards to the Clause 4.6 variation request by Boston Blyth Fleming are due to the recent subdivision of land owned by the applicant. A different subdivision by the applicant would have enabled a design more sympathetic to the local environment and therefore would have a lesser impact on the amenity of the surrounding neighbours and their properties.
4. The fact that the report by Boston Blyth Fleming states that the excessive height has minimal affect on the neighbouring properties does not make it a true statement. The bulk of the proposed building will have significant impact on the surrounding properties, including our property. This needs to be addressed by the applicant.
5. I request that the Council refuse this DA as the amended plans have not addressed the issues raised in our original submission. Please refer to my original submission as the issues raised have not been addressed by the amended plans. .

Yours Sincerely,

A black rectangular redaction box covering the signature of the sender.

Rachel Lee and Christopher Lee