
Sent: 26/01/2021 6:11:49 PM
Subject: Online Submission

26/01/2021

MR John Mair
- 7 Dick ST
Freshwater NSW 2096
themairs@mac.com

RE: Mod2020/0650 - 8 Coastview Place FRESHWATER NSW 2096

RE: Mod2020/0650 of DA2019/0093 - 8 Coastview Place FRESHWATER NSW 2096

To the Assessing officer,

In the original Development Application DA2019/0093, Section 1.3 says there is 1 existing dwelling, and will be no new dwellings. In the modification application, Section 1.3 says there will be 2 new dwellings in addition to 2 existing dwellings. That would seem to be more than a modification and outside what was approved for the site. It is not clear from the documentation on the website when a) the second existing dwelling was approved by Council and b) where is the application for the two new dwellings. Can Council explain these apparent inconsistencies and what has happened?

The information supplied makes it very hard for people without architectural expertise to understand exactly what is being proposed, but some of the changes seem substantial rather than modifications. For example, the size of balconies on the lower two floors appear to be doubled from 1.5 metres deep to 3 metres deep. Similarly, the area of the pool is increased by around 75 percent. Has the potential impact of these larger entertainment spaces being adequately assessed? From our perspective, of a resident facing this development from the front of our house, we are not sure the various impacts on factors such as noise, privacy and our existing view has been considered or discussed. The enlarged balconies and enlarged entertainment areas will have a direct view of our house and outdoor entertainment area.

We disagree with the claim that there will be limited visual impact from Dick St from what will be a bulky multi-storey concrete structure that would seem to remove a lot of the current trees and vegetation. The provided photomontage understates the visual impact of this bulky development from Dick St and from the front-facing rooms of our house.

We are concerned that what is being constructed is effectively a block of units, which will be achieved through the use of repeated DA modifications that have the cumulative effect of substantially increasing the size and scope of the approved plans. The previous DA on this site had multiple such modification applications that greatly increased its size beyond the originally approved plans.

John Mair and Louise Malady
7 Dick St
Freshwater