
Sent: 7/12/2021 12:42:52 PM

Subject: Re: Re-Notification Letter - DA2021/1166 - 142 Ocean Street NARRABEEN NSW 2101 - Amended Plans

6/12/21

ONLINE SUBMISSION

RE:DA2021/1166-142 Ocean St Narrabeen.

Att. Adam MITCHELL
Principal Planner

Dear Sir,

i am the owner of Unit 17 55 Lagoon Street Narrabeen adjacent to the rear of the subject development proposal.

I welcome the changes to the rear landscaping, the "green roof" and reconsideration to location of pool equipment as amended.

However there are still concerns with the non compliance of 3 storeys of residential floors at the rear of the building and overshadowing of our yard spaces.

The basement level Rumpus room to unit 2 is below natural ground level requiring the building height to remain high. If the rumpus room were to be deleted the building to be lowered and valuable additional car spaces or storage space could be added. This would alleviate some of the additional height caused by the green roof planting depth.

Thankyou for the opportunity to re comment

regards,

Nick Murdocca

----- Original Message -----

From:
"DA Admin Mailbox" <DA.Admin@northernbeaches.nsw.gov.au>

To:
"DA Admin Mailbox" <DA.Amidn@northernbeaches.nsw.gov.au>

Cc:

Sent:
Tue, 23 Nov 2021 22:59:51 +0000
Subject:
Re-Notification Letter - DA2021/1166 - 142 Ocean Street NARRABEEN NSW 2101 - Amended Plans

Dear Sir/Madam,

Please see below for your re-notification letter regarding DA2021/1166 - 142 Ocean Street NARRABEEN NSW 21

NOTICE OF PROPOSED DEVELOPMENT – AMENDED PLANS

Application No: DA2021/1166

Address: Lot 12 Sec 47 DP 111254 142 Ocean Street NARRABEEN

Proposal: Demolition works and construction of a Residential Flat Building

Submissions Close: 6 December 2021

Please be advised that Council has received amended plans and documents for the above Application. The applicant is Trio Industries Pty Ltd.

You may view the plans, the documents and follow the progress of a Development Application on Council's website: www.northernbeaches.nsw.gov.au > Planning and Development > Building and Renovations > Application Search.

If you would like to make a submission the best way to do so is online, via Application Search. Alternatively, you may email council@northernbeaches.nsw.gov.au or write a letter marked to the attention of Development Assessment and clearly identify the application number, the address of the property on which the development is proposed and the reasons for your concerns. They must be lodged by the Submissions Close date.

Council will acknowledge receipt of all submissions. Any objections received will be addressed in the report prepared by Council as part of the assessment process. All persons who make a submission will be advised of the outcome of this Application.

Please read the important information contained on the back of this letter. Enquiries regarding this Application may be made to Adam Mitchell on 1300 434 434.

Yours faithfully

Adam Mitchell

Principal Planner

1. Before making a submission

You should inspect the plans and read the accompanying information so you are clear on the details. Usually, the applicant will be your neighbour or their architect so you may be able to clarify any details or resolve any concerns by discussing it with them. If you decide to make a submission, please remember:

Council's assessment involves a process of balancing your legitimate concerns and the reasonable development rights of the applicant. Council has to evaluate both within a statutory planning framework and, in some cases may apply conditions to overcome legitimate planning issues.

Council is interested in your specific issues and these are best expressed in your own words and need not rely on lengthy references to provisions of planning instruments (LEPs and DCPs) – these references may distract from your immediate concerns.

When considering an application, Council will have regard to:

- Statutory requirement under the act;
- Adopted policies of Council; and
- Issues raised in written submissions.

2. Privacy and Personal Information and Government Information (Public Access) Act 2009 (GIPA)

The supply of personal contact information in a submission is voluntary under the *Privacy and Personal Information Protection Act 1998*. By including your contact information in a submission you are acknowledging that it will be made available for public view at Council and through Council's website. Personal information (phone number, address, name and email address) will be redacted (removed) upon request.

Any written submission you make is open to public scrutiny under GIPA. It will be available on Council's website and may be used in Council reports or court proceedings. In this regard, your comments should be restricted to the proposed development. Comments of a personal defamatory nature should be excluded and Council accepts no responsibility in this regard. In making a submission, you do so at your own risk. If you would like your submission to be kept confidential, you must provide reasons as to why your submission should not be made public and be marked "CONFIDENTIAL" for Council's considerations.

3. Amended Plans

If plans are amended you may be notified if Council's assessing officer considers the changes have greater impact on your property than the original. If you do not lodge a subsequent submission Council will consider that your concerns have been satisfied.

4. Local Government and Planning Legislation Amendment (Political Donations) Act 2008

If you or an associate has made a political donation to a Northern Beaches Councillor or provided a gift to a Councillor or an employee of the Council within the past two years and you wish to make a submission on this application you must make a disclosure. Further information regarding political donation disclosure and disclosure forms are available from Council's Customer Service Centre or on our website.

5. Consideration of Submissions

All submissions received from the same property, or on behalf of the same property will be counted as 1 submission.

Anonymous submissions will not be counted as a submission, however issues raised will be considered.

Petitions will be counted as a single submission with the number of signatures recorded.

Submissions received after the end of the notification period will be accepted at the discretion of Council staff.

Lauren Robins

Senior Administration Officer

Business Systems & Administration

t 02 8495 7151

lauren.robins@northernbeaches.nsw.gov.au

northernbeaches.nsw.gov.au

Northern Beaches Council

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