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**Sent:** 23/02/2020 2:32:10 PM  
**Subject:** Online Submission

23/02/2020

MR Michael Jonson  
12 Moore ST  
CLONTARF NSW 2093  
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**RE: DA2020/0034 - 11 Moore Street CLONTARF NSW 2093**

Letter of Objection to DA approval for 11 Moore Street Clontarf 2093 (Lot B Sec DP359788 | DA2020 0034)

Following our objection letter dated 6 November 2019, we are writing to confirm that the matters raised in our letter had not been addressed in the revised DA that was submitted for 11 Moore Str Clontarf on 22 January 2020.

Whilst we note some minor variations from the prior DA, the substantial matters have not been addressed. We therefore OBJECT to approval of this DA on the basis that:

(1) It is not clear that the 8.5m height restriction is being met in all areas. Visually the plans seem misaligned with the actual heights and I suggest pole heights be established (as my neighbour Mr Johnstone had discussed with Catriona Shirley, Planner) to ensure the impact of the height and view loss can be properly assessed.

(2) The property plans (existing living area footprint) seem much less and therefore misaligned with the property footprint described in the property plans displayed on the most recent sale of the property which is causing concern that the gross floor area is under-described.

(3) Our property (and those of our next door neighbours) will suffer substantial loss of pre-existing middle harbour views from our principle living areas. An A frame roof would cause greater view loss than a flat roof (in addition to our concerns that the existing 8.5m height restriction is not being met).

It appears that the proposal has an unreasonable impact on our existing views of middle harbour and those of our immediate neighbours and, without further investigation by the council, it is also not evident that the proposal is compliant with existing planning controls.

Please can you arrange to have height poles erected and assess the property footprint and actual heights. If amended plans are submitted, please could these be notified to neighbouring properties for further comment.

We are trying to reach an amicable outcome and we are conscious that the rules are there for everyone to follow for consistency, fairness and protection of our properties and foreshore, which is why we feel it is very important to obtain this clarity and object to our view loss.

Yours sincerely

Michael Jonson  
12 Moore Street, Clontarf NSW 2093