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Subject: Online Submission

19/11/2020

MR BRUCE CROSSIE
173 Hudson Parade, Clareville NSW, Australia 173 Hudson Parade Hudson ST
Clareville NSW 2107
brucecrossie@hotmail.com

RE: DA2020/1163 - 24 Wandeen Road CLAREVILLE NSW 2107

Attention Ms Megan Surtees, I wish to comment on the amended plans submitted for DA2020/1163.

Bruce and Janet Crossie
173 Hudson Parade,
Clareville, 2107

Our property shares a common rear boundary to the North of the subject property and as such privacy between the two properties is of a major concern in view of the elongated development of the proposed building and pool area.

I found that the amended plans showed minimal variation to the original plans, particularly in view of the numerous letters of objection to the overdevelopment of this site and the effects on the removal of a significant number of mature trees, which provide a habitat for our native birds and mammals.

My earlier correspondence requested for council to confirm its policy on the site development ratio of this building and hard surfaces to the land size, which currently appears a gross over development of the site.

Surface water runoff on this steep site, considering the proposed building and hard surfaces, is of major concern to properties below the subject site to us and our neighbours.

The removal of many mature trees, to be replaced by an unsympathetic plain bulky building is contrary to the general low profile buildings of various ages and architectural merit, which are part of the unique character of the Avalon/Clareville area.

I strongly endorse the Natural Environmental Referral Response - Biodiversity to Megan Surtees dated 18/11/2020, where the proposal is not supported.
The Landscape Referral Response to Ms Surtees dated 10/11/2020, is also unsupported.

A letter from Mr David Poppleton dated 9th October is very well set out stating many non-compliance issues, particularly with its reference to Zone E4 Environmental Living under the LEP.

We ask that Council will reject this unsympathetic overdevelopment of the site and insist on a development which will complement the sloping site and preserving many of the mature trees with new building plans to enhance the development and preserve the natural environment. This must be a better outcome rather than a cleared site with plain box development with little

character.

Yours sincerely
Janet and Bruce Crossie.