
Sent: 10/03/2021 10:39:05 AM

Subject: 13 Pacific Road Palm Beach NSW 2107 DA 2020/1136 WRITTEN
SUBMISSION: LETTER OF OBJECTION #2 Submission: Casey

Attachments: Casey #2 Submission.docx;

SUBMISSION: CASEY
a written submission by way of objection to DA 2020/1136

Mr & Mrs Vernon & Donna Casey

**11 Pacific Road
Palm Beach
NSW 2108**

9 March 2021

**Chief Executive Officer
Northern Beaches Council
725 Pittwater Road
Dee Why
NSW 2099**

Northern Beaches Council
council@northernbeaches.nsw.gov.au

Dear Chief Executive Officer,

**Re:
13 Pacific Road Palm Beach NSW 2107
DA 2020/1136**

WRITTEN SUBMISSION: LETTER OF OBJECTION #2
Submission: Casey

This document is a further written submission by way of objection to DA 2020/0442 lodged under Section 4.15 of the EPAA 1979 [the EPA Act]

We refer to our objection dated 2 October 2021.

The Amended Plan submission dated March 2021 unfortunately still represents considerable non-compliance to LEP and DCP controls, and delivers poor amenity outcomes.

The proposed development is still over **11.1m** high, presenting a roof at RL 90.35 over adjacent survey marks at RL 79.24. This represents a non-compliance **greater than 30%**.

Most of the building is well over 10.0m above survey marks. The drawings showing compliance to the height controls are false and misleading.

The southern elevation is still not drawn correctly against survey marks.

To overcome these matters, we ask that a further submission of Amended Plans to occur to include the following:

- Reduce Building Height to below 8.5m.
- Maintain top of roof to match existing roof height at RL 88.3, and reduce upper-level roof not to exceed the RL 80 contour in alignment to ensure full compliance
- Reduce floor plates below to RL 85.2, 82.1, 79.0
- Increase entry ramp grades, and reconsider garaging.
- All windows to the South Elevation to have 1.7m sills, and obscured glass or privacy screens.
- Decks to have 1.7m high privacy screens
- Carport to have solid external wall to southern elevation

After further amended plans are submitted, we ask that Height Poles then to be erected based upon the reduced envelope. We have no confidence to the accuracy of any photomontage.

If this does not occur, we ask Council to refuse this DA

The reasons for our objection remain the same as our objection of 2 October 2020.

Mr & Mrs Vernon & Donna Casey

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Palm Beach
NSW 2108