
Sent: 14/04/2021 9:36:12 AM
Subject: Online Submission

14/04/2021

MRS Sarah Silver
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Dee Why NSW 2099
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RE: DA2021/0311 - 2 The Circle NARRAWEENA NSW 2099

I do not support the development of a boarding house at 2 The Circle, Narraweena for the following reasons:

- Pruning of the Jacaranda (Tree 7a) on the neighboring property will require 74.5 m² encroachment (39%) and pruning is necessary. The standards only allow a maximum of 10% of the live canopy to be pruned. Removing nearly half of a tree is not appropriate. I do not agree that the foreseen clearance will be done without detriment to the tree. Also, the application documents state that further investigation for impacts to the tree roots are needed, which do not appear to have yet been completed
- The boarding house is not in keeping with the local community which is growing into an area filled with young kids and school children. Two schools are located within 500 m of the site and the adjacent park is used as a thoroughfare for kids to get to and home from school. The fields are also used by the local schools for sport activities.
- The development is directly adjacent to a park which is already busy on weekends and evenings with kids playing sport year round. While the plans show that a parking spot is available for each unit, it is well documented that one car park per unit is never enough and the effects flow on to the surrounding community, clogging the streets.
- How will they prevent erosion and sediment from site impacting the adjoining park? This is not outlined in the application.
- There are already multiple high density living developments within a 350 m radius of the site, being the construction of a group home/woman's shelter on the corner of McIntosh and Victor Road, and a boarding house on Redfern Parade. This along with the other existing communities already not adhering to the low density residential zoning of the street, being the elderly home and Cerebral Palsy Centre in The Circle, and further apartments on Oceana Street. This development does not meet the current R2 Low Density Residential zoning of the address.