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**Sent:** 18/08/2020 5:37:35 PM  
**Subject:** Online Submission

18/08/2020

MR Graeme and Dale MacDougal  
45 Attunga RD  
Newport NSW 2106  
dalemacdougal@hotmail.com

**RE: Mod2020/0342 - 43 Attunga Road NEWPORT NSW 2106**

Dear Sir/Madam

We would like to outline our objections to section 4.55 (1A) Modification, Mod2020/0342 of DA N0478/17 submitted by All About Planning on behalf of Mr and Mrs Allen 43 Attunga Road Newport NSW 2106.

- 1) We object to the extension of the 3mtr height privacy screen.
- 2) We object to the height and type of planting proposed along the applicants eastern boundary line which adjoins our property.

In our view the amendment proposals will affect our Residential amenity.

In the discussion section of the submission by "All About Planning" there are seven bullet points.(BP1-7)

BP1 - We do not believe the changes to be minor.

BP2 - We believe the extension of the privacy screen, previously approved, produces a significant visual obstruction without enhancing privacy or aural benefits to us as suggested.

BP3 - This statement is not contested.

BP4 - We believe our existing deck to be lower than the proposed level 2 extension, not higher as stated. It is our opinion that the proposed screening extension will cause increased shadowing and loss of afternoon sunlight along with reduced ventilation across our property.

BP5 - The extension of the screen will produce a stark visual obstruction far outweighing any potential privacy issue raised by the applicant.

BP6 - Boundary screen planting. Our current boundary is 2.8mtrs above ground level. (1mtr brick retaining wall with a 1.8mtr brush fence on top). We are concerned the suggested species of Lillypilly growing to 3-5mtrs will cause the following potential problems.

- a) The structural integrity of the retaining wall may be compromised by the root systems required to support these large trees.
- b) The site of the garage and screening structure proposed, is 1.3mtrs from the boundary line. As the trees grow in this limited space the canopy will be pushed over our boundary, producing significant leaf and berry litter to fall onto our property.
- c) Maintenance of the canopy and resulting litter will become our problem not the applicants.

As a result we request a change to the species and limit the maximum height to 2-3mtrs.

BP7 - Our current view, which is directly to the South, includes excellent district views to the South West and limited views to the East due to the building adjacent to our eastern boundary.

The views to the south West will be impacted by the proposed extension of the privacy screen and plantings proposed.

It is our belief that this amendment request is unreasonable.

Summary - In our view, the proposed extension of the screening structure and plant species and height suggested, will impact ventilation and afternoon sunlight to our property especially in the winter months. The visual impact of the proposed amendments are a significant imposition, and reduce the amenity of our property.

For these reasons we object to the modifications proposed from the original approved DA.

Kind Regards  
Graeme and Dale MacDougal  
45 Attunga Road NEWPORT NSW 2106