
Sent: 28/05/2024 5:27:00 PM
Subject: Proposed Mod 2024/0252 DA 2019/0154

Hello planning officer,

I had tried to submit this advice via the Council Portal but it was unavailable and it advised me to submit via email, which I have done.

As a neighbour I have today received advice of a further 455 Modification to the current over 55's development underway at 1955 Pittwater Rd, Bayview.

I have reviewed the Mod 2024/0252 plans provided by the developer and make the following comments;

1. It appears the Mod plans show an increase in GFA beyond the L&E Court approval
2. The plans show a conversion of a Store room to a bedroom in Unit 1.
3. The plans provided do not include a Ground Floor plan or a section through this additional bedroom to allow the solar and fresh air access or overlooking to be reviewed
4. The Lower Ground Floor plan showing the change from Store to bedroom show solid walls, from this is could be assumed no solar or fresh air access is provided.

I seek Councils advice on these issues prior to Council or L&E Court assessment of these proposed continuing Mod changes

Regards

Gavin Rea 1961 Pittwater Road, Bayview