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**Sent:** 23/10/2022 8:57:00 PM  
**Subject:** Submission to DA 2022/1453  
**Attachments:** Letter to council DA 2022-1453 126 Elimatta Rd.pdf;

Dear Sir/ Madam,

Please find attached file with our submission on DA 2022/1453. Two houses to be built on land at 126 Elimatta Rd, Mona Vale.

Kind regards  
Mark Clementson

19<sup>th</sup> October 2022.

Thomas Burns

Planning Officer Northern Beaches Council

**Ref: DA2022/1453 Lot 2 and 3 126 Elimatta Rd, Mona Vale**

**Construction of two dwelling houses (one upon Lot 2 and one upon Lot 3)**

Dear Sir/Madam,

We note that the applicant for this development has once again requested a deferred commencement for this DA along with DA 2022/0540, the two blocks of land next door. The subdivision has still not be registered by the applicant. We wonder how a development application can be accessed when the subdivision registration has not been approved. It would appear that the horse is before the cart in this case.

We believe that this DA (2022/1453) should be considered in tandem with DA 2022/0540. And that a boundary survey must be supplied with both DA's and that council very carefully consider the survey supplied in terms of excessive fill across the entire site.

There is once again a large excavation involved for triple garaging on Lot 2. The waste management plan mentions 80 cubic metres of excavated materials from both sites (Lots 2&3). We think this is once again excessive, especially when added to the 80 cubic metres from the neighbouring DA (Lot 1). 240 cubic metres in total. We did not see a cut and fill plan for either DA's. It is not clear whether the applicant is intending to use excess fill on site when reading the statement of environmental effects. Once again, we have concerns regarding the effect that vibrations will have on our home and believe that there should be a geotechnical assessment from a qualified engineer and that if approved that vibrations on our property are monitored. In terms of excavation there was no specification of contractor given for removal of fill, a request of council.

Yours sincerely,

Mark Clementson & Marcia Rackham