
From: Phillip Greenow
Sent: 5/04/2024 4:42:04 PM
To: Council Northernbeaches Mailbox
Subject: TRIMMED: DA2024/0067

Hi Megan,

Thank you for your time on the phone the other day.

As requested, we're writing in response to the amendment to the design in regards to the northern end of the proposed upper floor deck extension. The design amendment has changed the proposed 1.0m high handrail to a "privacy screen minimum 1.65m height above deck level".

I would like to reiterate our request for this privacy screen to be a minimum height of 1.85m above FFL, which is above the eye height of taller individuals. A person who is 1.9m (6'3" old standard) tall has an eye height approx. 1.85m without shoes on. We would request the screen to be of a design that prevents viewing sideways and back onto our terrace and into our living areas. We certainly want the occupants of that new deck to be able to enjoy the exceptional views of the district, valley and the full lake and ocean views, but feel it important for us to gain a level of privacy with consideration to the fact the new deck is substantially wider and hence more of an area for gathering etc.

As a builder myself, I have built and/or installed several of these types of privacy screens over the years for the exact same purpose (generally off the side of upper floor decks). All of the screens were along the similar style of vertical fixed blades placed at approx 45 degree angle towards the view. When standing on the deck, one can't look into the neighbouring property (sideways), windows etc. but can easily look out to capture the all important views and sunlight.

Overall, we're more than happy with the proposed design for the DA. and hope that this is a very small concession to the development but very important to "ensure a reasonable level of privacy and amenity" of our terrace and internal living spaces.

Thanks again for your time.

Best regards,

Phill & Emma Greenow

