
Sent: 27/04/2019 12:44:22 PM
Subject: Online Submission

27/04/2019

PROF Stephen Ritchie
162B Woodland ST
Balgowlah NSW 2093
stephenritchie2@bigpond.com

RE: DA2018/1743 - 402 Sydney Road BALGOWLAH NSW 2093

There are three issues we have with the current plans.

1. The proposed development (in B2 zone) is not sympathetic to the privacy we currently enjoy at our property at 162B Woodland Street (in B1 zone) because it exceeds the height restrictions for B1 zone dwellings by 3 metres. The design should be amended so as to set back the top floor. This would ensure greater privacy for us.
2. The excavation methodology is unknown. Measures should be taken to ensure no damage to our property through excavation and vibration.
3. We request Council withhold occupation certificates in the proposed development until any necessary repairs have been completed at our property as determined by the dilapidation reports made before construction.

Thank you
Stephen & Sheree Ritchie