
Sent: 25/01/2022 12:43:18 PM
Subject: DA 2021/2416. 155 Pacific Rd Palm Beach

Attention Mr Adam Mitchell

Dear Sir

I am the owner of 11-13 Palm Beach Rd Palm Beach being lot 1 in DP 966113. My property abuts the above property on my south/eastern boundary.

I wish to object to the above proposed development as currently documented for the concerns set out below. Regrettably the owners nor their consultants have approached me to explain its potential impact and the time frame for objections is very short.

Issues:

1 the area is designated land slip and disturbance of vegetation and excavation will potentially adversely impact the properties below including mine. I can find no Geotechnical Report or conditions;

2 the application does not show the drainage proposed. At present there is considerable surface and subsurface water that passes over or under the properties below including mine from the subject property and I consider an expert should opine on the best way of dealing with this taking into account the considerable work carried out on my property to deal with the present flows;

3 my property benefits from a "right of way" reserved on title by A359161, 6.096 metres wide. The grant extends from Palm Beach road to Pacific Rd. It is not apparent from the plans with the DA whether the proposal will impact my enjoyment of the easement or the vehicle access on the eastern point which is in regular use and maintained by me;

4 any excavation on the adjoining right of way needs to take account of the root system of the substantial trees.

If you require further details please let me know.

Yours sincerely
Richard Longes

Sent from my iPad