



From: Garry Pammer [REDACTED]
Sent: Sunday, 16 February 2025 5:31 PM
To: Phillip Lane [REDACTED]
Subject: DA2024/1295 – 7 Crane Lodge Place, Palm Beach

Thank you for your email of 7th Phillip. Much appreciated
I have had a chance to work through the revised plans this weekend.

I do note that while there seem to be some minor changes. The fundamental issues that I outlined in my initial objection are unaltered

I shall not list out my initial objection points again in detail but will limit my comments to what I see as the ongoing fundamental issues.

The original and revised development undermine the established character, privacy, and liveability of the area and sets a dangerous precedent for future developments in Crane Lodge Place in this regard

In addition to the area the proposed revised development continues to be inappropriate for the site, the street and immediate neighbours

I can also see there is ongoing technical non-compliance

In particular, the south wing remains non-compliant with the building envelope and crowds the narrow private road

I note that this wing also now includes a balcony. The wing now more intrusive than previously the case where I see that it looks over and into pre-existing balconies and windows of living areas of the neighbouring property.

The original plan looked overbearing and out of place and the scale and positioning of the revised plans make very little, if any, improvement as to how this proposed development feels.

I also note that the painting studio now includes a bathroom? It will therefore stand more independent of the primary residential space as well as the proposed secondary dwelling. Is the painting studio now basically becoming a third dwelling space called by another name?

There appears a removal of additional parking and passing bay yet ,as per the above expansion of the number of living spaces, there will be more residents and visitors to the address. How is this being addressed? The development proposal is silent on this matter. As such it is an unresolved problem which exacerbates the existing parking problems on the roadway. Council should note that there is already inappropriate use of passing bays for parking and signs and barriers erected on legal rights of way by people who think they have an entitlement to park on the right of way because it runs across their property. Not so.

For all the above reasons I do strongly urge Council to be thorough in its review and respectfully ask that my submissions be considered in full

As it stands from my perspective and interpretation of the revised plans I do strongly feel that Council should reject the revised application in it's current form.

best regards,

Garry

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