
Sent: 2/04/2020 5:19:09 PM
Subject: Online Submission

02/04/2020

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RE: DA2020/0240 - 18 Norma Road PALM BEACH NSW 2108

1. The proposed building impacts on our property by an entire level, blocking natural light.

In essence, the new building will bear down on our property. The effects will be experienced along the eastern, southern and south-eastern aspects of our house. These contain a study, a bedroom and the master bathroom. Instead of looking out to trees and sky as we do now, we will see the walls and roof of the proposed building.

2. The Juliet balcony of the proposed building affects our privacy.

People who use the proposed Juliet balcony in the new building will have a direct line of sight to those using the master bathroom in our house.

3. The height and bulkiness of the proposed structure is out of keeping with the streetscape in this section of Norma Road.

At present, on the north side of Norma Road between Pacific and Whale Beach Roads, there is a progressive and consistent gradation in the heights of houses and their rooflines, providing a pleasing and uniform appearance. The proposed structure, with its increased height, and its shape, which provides a blunt and squared off aspect to the street, is not in keeping with the existing streetscape.

Indeed, quoting from the most recently available definition of Zone E4 - Environmental Living as set out in the Pittwater LEP 2024, one of the objectives of this classification is: 'To provide for residential development of a low density and scale integrated with the landform and landscape.'

4. It would be helpful for height poles to be erected.

Further to point 3 above, in order to assess the impact the proposed work will have on neighbours, and more generally on the streetscape, it would be helpful to have height poles erected.