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Subject: Online Submission

04/08/2021

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RE: DA2021/1164 - 521 Barrenjoey Road BILGOLA BEACH NSW 2107

1. The bulk and scale of the proposed development is out of character with the area and would severely impact the landscape character as seen throughout the considerable view catchment, ie, the visual corridor afforded to travellers along the Bilgola Bends; and from Bilgola Beach. This impact affects a considerable proportion of the local and visiting population, effectively blighting the highly valued natural bushland "entrance" to Bilgola and the upper Northern Beaches.

2. As the Arborist's report notes, many endemic trees are proposed to be removed - such removal will create gap in otherwise contiguous vegetation, vegetation that is identified as an Endangered Ecological Community. This impacts the landscape quality, the view corridor and importantly the ecological network of plant and animal species that are becoming increasingly isolated in ever-diminishing islands of natural habitat.

3. from my own professional experience, the reality of ensuring the continuing health of the "trees to be retained" is problematic. The site presents considerable construction challenges and typically these result in negative impacts to existing trees as natural drainage lines are diverted, wind tunnels opened up, soil profiles are compressed or smothered and inadequate construction certification overlooks sub-standard tree protection measures. Many of the trees live in association with other trees and plant species, so whilst some trees maybe retained, the removal of their biologically-connected grove trees, through the destruction of sub-surface mycelium [which nourishes all trees in association] will ultimately lead to the failure of the "retained" trees.

I strongly oppose the proposed development and ask Council to carefully consider the far-reaching impacts such an inappropriate development would have on the amenity, character, and biodiversity of the area.

Leigh McGaghey
Consultant Landscape Architect.