
Sent: 2/02/2022 10:31:33 AM
Subject: 189 Riverview Rd amended plans

DA2021/1522 - 189 Riverview Road, Avalon Beach Submission

Dear Council,

Unfortunately my partner and I missed the notification of amended plans for the property at 189 Riverview Rd.

We are not against development of the site in any way but want the owner to comply fully w planning controls of the Council's LEP and DCP.

Unfortunately, there still seems to be plans for an overdevelopment of the site.

21m high elevation facing Pittwater seems excessive and not in line with neighbouring properties.

Non-compliant street set-back, bulk and scale. This will set a precedent for future housing developments on this special stretch of street - and be ruined. As we mentioned in our earlier correspondence, the Riverview Rd streetscape at this end particularly is far superior to the Cabarita Road streetscape where garages come very close to the street and stop all views.

I feel greatly for neighbouring properties.

Mr Durie's response that he had shown the plans to his 'holiday' neighbours (two of three are full-time, the other with plans to be in the future) and that they were initially fine with them is false. Speaking with one neighbour who was devastated at the initial plans, Mr Durie had alerted them that he would be 'building' and the neighbour was supportive, but was never shown plans nor given a heads up as to the extent of development of the land.

Regarding Mr Morris's letter of February 1st, whilst he has obviously great credentials, I feel he would be submitting a response of opposition if he were actually a neighbour, not 1.2km away.

Again, Mr Durie is a lovely neighbour and we wish him all the best. This development proposal is still, however, of too large a scale and truly damaging to views and sun to its immediate neighbours surrounding & greatly impactful (negatively) to the streetscape with its garage being so close and tall to the street. NO OTHER NEARBY NEIGHBOUR is similar. This MUST be taken into account.

The council has a great responsibility to maintain the integrity and beauty of this special neighbourhood.

Thank you for your time.

Sincerely,

Amanda Maple-Brown & Brendan Donoghue
168 Riverview Rd, Avalon Beach NSW 2107