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Subject: Online Submission

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RE: DA2021/1522 - 189 Riverview Road AVALON BEACH NSW 2107

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As a long standing resident of the Avalon/Whale Beach area I strongly object to this development for the following reasons;

The development will destroy many mature native trees which form part of the Pittwater and Wagstaffe Spotted Gum Forest, listed as an Endangered Ecological Community. I am opposed to the removal of the 17 spotted gum trees, and the risk to other trees that will be caused by this proposed construction. Both the NBC and land owners must take the obligations of living in an E4 Environmental Zone seriously. I fully support the NBC Landscape Referral Response & the Natural Environment Referral Response - Coastal, that this DA should not be supported. I am extremely concerned by this recent trend of massive developments with excessive building envelopes and accompanying tree loss.

The DA proposes a multi-storey dwelling which will completely overwhelm its environmentally sensitive block on the Pittwater waterway at Stokes Point. While the Statement of Environmental Effects submitted in support of this DA describes the dwelling as a "family home", it is anything but. The bulk, height & scale are excessive and it greatly exceeds the allowed 40% of the block.

The DA should comply fully with the 8.5 metre building height envelope. The planting on "Landscape Roof" areas proposed in this DA will further encroach into the 8.5 metre building height envelope. E4 zoning states that the residence should be 'low impact', again it is anything but. NBC must insist on absolute compliance with the zoning controls.

This DA is non compliant across multiple controls and must be rejected by the NBC.