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**RE: DA2021/0317 - 141 Riverview Road AVALON BEACH NSW 2107**

I was shocked at the size of the proposed dwelling on what is a small block which already contains quite an area of concreted driveway and an already approved DA for two storey carport and storage room. This dwelling proposes 3 bedrooms plus guest bedroom and cinema, so has the potential to become 5 bedrooms and thus presents a very large footprint which could be considered overdevelopment of the site.

The Pittwater 21 Development Control Plan Section 5.1 Shaping Development in Pittwater states "The objective is that there will be houses among the trees and not trees among the houses".

Most people choosing to live in this spotted gum forested area do so because they love the jungle-like atmosphere. To find that neighbours are proposing to remove at least 27 trees, some very large, from a small block is quite devastating. Not to mention that the carport DA already allows 6 additional trees (inc. 2 spotted gums) to be removed AND the Arborist report notes: "Further tree removal may be required to comply with RFS 10:50 Code".

I notice there was no fauna report in the documents listed; and so for the record I'd like it noted that during the time I have lived here I have seen many bird species including kookaburras, lorrikeets, owls, tawny frogmouths, king parrots, currawongs and brush turkeys. Also there is a more than 2 metre python living below my house, smaller snakes, blue tongue lizards, skinks and possums.

I therefore consider this proposal to be too large and "not encouraging the conservation and recovery of native fauna and flora and their habitats" as mentioned in the BioDiversity Assessment Protection Report.