
Sent: 12/09/2021 8:20:13 PM
Subject: Submission DA2020/1453

To whom it may concern

Re: Submission DA2020/1453 5 Collaroy St

I have only recently become aware of this DA and apologise for missing the submission date. We live in Eastbank Ave which is the next street parallel to Alexander St. We are able to see the proposed development site and the height poles of the proposed development from our indoor and outdoor living areas.

I have reviewed the previous notice of determination and was very grateful to see Council upholding the requirements of the B2 locality statement particularly in relation to the height, bulk and scale of the proposed development.

My main concerns with the revised plans for the proposed development are where the building is non-compliant with the planning controls and other requirements of council's B2 Locality Statement. In particular, my concerns are with the proposed:

- bulk and scale
- height breaches
- noise from the balconies along Alexander St. (We have suffered considerable noise impacts from the Collaroy backpackers during its time there and our unfortunate experience has been that once a development is approved there is almost nothing that can be done to satisfactorily address noise impacts.)
- overlooking/loss of privacy.

I believe any proposed development should seek to comply with all relevant planning requirements.

I am also concerned that any non-compliance that is allowed to get through this time will set a precedence for future developments in the Locality therefore creating a continual and ongoing detrimental impact for residents.

Kind regards
Anita Gibbs
5 Eastbank Ave Collaroy