
Sent: 15/10/2020 10:45:11 AM
Subject: Online Submission

15/10/2020

MR John Brown
9 Halloran AVE
Davidson NSW 2085
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RE: DA2020/1197 - 72 Kambora Avenue DAVIDSON NSW 2085

Thank you for the opportunity to provide feedback on the proposed plans for the renovation at 72 Kambora Avenue, Davidson.

I am aware the owners have the right to improve their property to meet their needs, however, I do want to raise some concerns regarding how this renovation will adversely impact our property at 9 Halloran Ave, Davidson, in the hope that amenity can be retained for both properties.

Their property sits on the high side of our boundary; any increase in height will have a significant impact on our privacy and amenity. I provide the following comments to confirm these concerns and to provide potential solutions.

Bulk and Scale

Minimize this impact by additional setback and articulation of the second storey. This component of the building will be visible from the rear of our dwelling and setting it back would significantly increase privacy and visual impacts.

Privacy

We are concerned about views into our property from the upper level windows on the northern elevation.

This is particularly a concern with regard to our pool and rear entertainment areas. We request that privacy is enhanced with the bedroom window resized with raised sills and privacy screens and with opaque glazing for the ensuite window. These commonly used window treatments would ensure both our neighbours and our site maintain a good level of privacy in bathrooms, bedrooms and pool/ outdoor areas.

Trees

We wish to ensure that the existing trees on the boundary fence are maintained to enhance our shared privacy. The use of additional landscaping along this boundary would be welcomed.

Colour and Materials

We want to ensure that colours are not reflective and blend with the natural environment.

Should you wish to visit our home and further discuss this submission, please don't hesitate to contact me.

With thanks

John and Mary Brown
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