
Sent: 12/03/2020 9:31:00 PM
Subject: DA 2020/0133 - Lot 17 DP 8595 121 Pacific Road, Palm Beach
Attachments: Ms Lashta Haidari.pdf;

Dear Ms Haidari,

Please find enclosed a letter of submission about the above Development Application.

It would be appreciated if some formal receipt of this submission could be sent to me by Council

Yours faithfully,

Michael Slattery

Ms Lashta Haidari,
The Principal Planner,
Northern Beaches Council
PO Box 82,
MANLY NSW 1655

Application Number: DA 2020/0133

Dear Ms Haidari, **Re Lot 17 DP 8595, 121 Pacific Road Palm Beach.**

Thank you for your letter dated 24 February 2020 notifying me of the above Development Application. I am the owner of 118 Pacific Road, which is situated on the opposite side of Pacific Road, approximately to the south-west of 121 Pacific Road, Palm Beach.

My principal concern relates to loss of views. I believe there is not yet sufficient information provided to ascertain the impact this development will have on the visual amenity of my home.

Currently my family and I enjoy an iconic view of Palm Beach looking north directly to the Palm Beach lighthouse with a full view of the Barrenjoey headland. I am concerned that the proposed extension to the north-west/front of the existing dwelling may create an obstruction to this view.

I have enclosed a photograph, Figure 1, taken last weekend from the deck area of my property. Our northern deck is one of the most frequently used parts of our residence. My family and guests greatly value the view we currently enjoy and do not wish to see this compromised.

In addition to the impacts this development may have on the views from my home I would also like Council to consider the impact this development might have on views from Pacific Road as shown in Figure 2. Glimpses of the beach and Barrenjoey headland define the unique street character of Pacific Road and they should be preserved wherever possible.

The Development Application provides an analysis of potential view loss to 119 Pacific Road but no information has been provided in relation to the view impacts to our home. I request that a view impact study or height poles be provided to demonstrate how this development will impact our views.

Yours faithfully,



Michael Slattery



Figure 1. Photograph taken from the deck of 118 Pacific Road showing views of Barrenjoey headland, the Palm Beach lighthouse, sand-spit and beach.



Figure 2. Photograph taken on Pacific Road showing public views of the Barrenjoey headland, the Palm Beach lighthouse, sand-spit and beach.