
Sent: 22/09/2017 11:01:50 PM
Subject: submission on revised DA for 7 Trentwood Park Avalon Beach
Attachments: Amended DA 7 Trentwood Park.docx;

Dear Mr Ferguson,

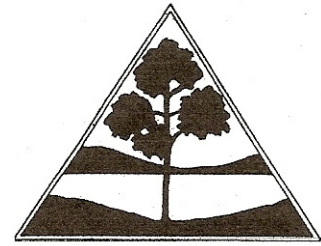
Please find our attached submission

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Management Committee
AVALON PRESERVATION TRUST
Incorporated as AVALON PRESERVATION ASSOCIATION
P.O. Box 1
Avalon Beach 2107

AVALON PRESERVATION TRUST

TRADING AS AVALON PRESERVATION ASSOCIATION INC



September 22 2017

Mark Ferguson
General Manager
Northern Beaches Council

Re: amended plans and additional information for DA N0530/15 for 7 Trentwood Park Avalon Beach.

The Avalon Preservation Association still has concerns about this proposed subdivision. Our objections relating to the original application remain:

1. The area adjoins the Ruskin Rowe Conservation Area and in our view should meet conditions applicable to that area.
2. Construction of a dwelling on the proposed lot 1 would cause unreasonable detriment to the occupants of the existing dwelling at 8 Trentwood Park. The proposed lot 1 is of marginal size and the proximity of any dwelling built upon it to the dwelling on number 8 would have a profound effect on the established amenity of the residents at number 8, and would not meet the desired character for residents in this area.
4. The area is close to Angophora Reserve and any new dwellings would require substantial Asset Protection Zones for their protection from bushfire [and conversely for the protection of the vulnerable Angophora Reserve]. Preparation of these APZ would have a further devastating impact on the environment and ecosystems.

We appreciate that an arborist's report has been provided and that the internal road now meets the required width, but still maintain this is a development that should be refused.

Peter Mayman
President
Avalon Preservation Association