
From: DYPXCPWEB@northernbeaches.nsw.gov.au
Sent: 19/07/2025 3:37:17 PM
To: DA Submission Mailbox
Subject: TRIMMED: Online Submission

19/07/2025

MS Tracy Napthali
10 Beauty DR
Whale Beach NSW 2107
[REDACTED]

RE: Mod2025/0277 - 205 Riverview Road AVALON BEACH NSW 2107

Dear Sir

Although I do not live in the vicinity of this proposed development, I find it yet another example of over development in our area, and the plans confirm my view that those with more money than sense can get away with anything as far as the council is concerned. And it no longer appears the effect on environment or neighbours is even given a thought.

This development at 205 Riverview Road is more of the same. The owner wants a \$5,000,000 development approved for a supposed renovation which seems more like a rebuild disguised as a renovation, and the impact of the design on neighbours and the environment is significant.

The owners have increased the height of the original plan, which now exceeds the approved height limit resulting in further loss of views of Pittwater from the road and from properties across the road!

This has also resulted in increased overshadowing of the neighbouring property at 203 Riverview Road.

The plans also place an inclinor right along the border of the neighbouring property, which will of course result in a loss of privacy and noise issues.

The precedent this development will set if approved will continue to lead to overdevelopment in our beautiful area. It will lead to further damage to the natural environment. It will continue the mentality that already exists amongst some owners and developers alike that they can do what ever they want to do because they have the money to keep on going until they get what they want.

Please seriously review this development.