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To: DA Submission Mailbox
Subject: Online Submission

01/05/2022

MR Alan Brightman
7 / 39 - 41 Clarke ST
Narrabeen NSW 2101
[REDACTED]

RE: DA2022/0535 - 48 Mactier Street NARRABEEN NSW 2101

Dear Sir/Madam,

Thanks for the opportunity to express my concerns about the proposed development at 48 Mactier Street.

We have a two-bedroom townhouse in an adjoining property and seek further information which is not shown in the DA, as well as express concerns that we will be negatively impacted with the current proposal.

Our property is not shown on the plans, and there are no elevation drawings, which would allow us to see how badly our view to the north would be impacted. In the absence of this information, we object strongly to the development.

I note the following:

1. The rear setback of the proposed flat appears to be only 5 metres from the common boundary. Is this compliant?
2. The landscape plan proposes 3 trees which grow to a height of 10-15m. This will certainly impact our view and we therefore request a species with a height no greater than 5-6m be planted.
3. While the proposed development is single story, it seems the roof will be visible and again detract from the view to the north. Again, without elevation drawings or plans that show the relationship to our site, it is difficult to understand the scope of this impact.
4. There is no additional parking provision proposed. The front of the property does not allow street parking, so if the flat is rented at some point, there is a likelihood that any additional cars would be parked on the already overcrowded nearby streets including Lindley Avenue and Clarke Street along the boundaries of our property.

Before approval is considered, can you please address our concerns, particularly in relation to the absence of information that allows us to feel comfortable if the build proceeds?

Thanks in advance. I look forward to your reply.

Best regards, Alan