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To: DA Submission Mailbox
Subject: Online Submission

20/11/2025

MR C Baker
ST
Avalon Beach NSW 2107
[REDACTED]

RE: DA2025/1570 - 290 Lower Plateau Road BILGOLA PLATEAU NSW 2107

Our family, who have lived in Avalon & Bilgola Plateau for many decades, are very familiar with this pristine original bush block.

We fully support the expert submissions of Bill Tulloch and Nick Skelton and similarly, strongly object to this DA in its current form for the following reasons:

- * Unacceptable native tree, bushland & rock feature loss in a recognised Duffys Forest EEC. Proposed removal 24+ CAT A trees. Obscene!
- * Non compliant across multiple controls; particularly bulk, height, scale, build footprint, setbacks, potential root boundary incursions. Current proposed DA is an unnecessarily extreme build on a highly fragile & sensitive bush block.
- * Additional unacceptable risk to significant native trees on neighbouring properties and road reserve. ie T18 & others
- * Unnecessary use of cut and fill construction which destroys biomass, when a pole construction would be a preferred alternative to preserve biodiversity, tree loss & habitat.
- * Proven high likelihood of threatened species on the DA site. Builders and certifiers must be reminded of their obligations under Section 2.1 of the Biodiversity Conservation Act 2016 to avoid all harm to protected animals. This site is a known critical corridor for many native local species ie powerful owls, bats, gliders, bandicoots, monitors and other marsupials & reptiles.
- * It also presents a significant loss of amenity in a street which is loved for its tree canopy and wildlife.
- * This DA is inconsistent with councils LEP and DCP guidelines, as well as the EPA Act 1979 and the recently ratified NBC Tree Canopy Plan & the NSW state govt's "Biodiversity in Place" plan which is a call to action to support nature recovery and enhance biodiversity, by using nature-positive approaches in urban areas. Surely rejecting this DA would help that objective?

It is admirable for NBC to produce beautifully worded documents that profess to protect & preserve our habitat and environment - but as we know, 'actions speak louder than words'! Less rhetoric and more definitive actions to prevent tree and habitat loss.

We must have faith in our council to make decisions that protect our rapidly dwindling environment which is under unprecedented pressure from developments such as this.

Please reject this DA. It cannot be supported in its current form. A significant redesign is required. It is not in the public, nor the environment's interest.