
From: John
Sent: 14/09/2023 5:21:43 PM
To: Council Northernbeaches Mailbox
Subject: TRIMMED: DA2023/1102
Attachments: Secondary Dwelling 150 Queenscliff rd.pdf;

Attention Mr N Keeler

Please see the attachment, which has comments relating to the DA application.

Regards,

John McHugh

12 September 2023

Mr N Keeler
Northern Beaches Council
PO Box 1336
Dee Why 2099

Dear Mr Keeler,

Re DA 2023/1102 Secondary Dwelling

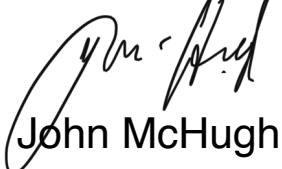
I have lived at 158 Queenscliff Rd Queenscliff for the past ten years, and my property connects to Aitken Ave, a secondary street frontage. For entry and exit, Aitken Ave is the main street for vehicles and pedestrians.

My comments regarding the 150 Queenscliff Rd / Aitken Ave secondary dwelling are as follows:

1. There is no consistency of buildings on Aitken Ave.
2. Aitken Ave is a short dead-end street with buildings only on the Northern side of the Street. Various developments comprise four Unit blocks, three duplexes, four secondary dwellings visible from the street and residential houses.
3. Several garages have been built very close to the street boundary line.
4. A four-storey Unit block is currently under construction with minimal street setback.

As the proposed secondary dwelling complies with a 3.5 meter street setback and meets the Council's landscape requirement, it will not detract from the visual quality of the Aitken Ave streetscape.

Yours Sincerely,



John McHugh