

[REDACTED]

Sent: Monday, 29 June 2020 12:21 PM
To: Ask
Subject: CM: 2C Amethyst Avenue Pearl Beach DA 58347/2020

[REDACTED]

Dear Sir/Madam

[REDACTED]

[REDACTED]

We write in support [REDACTED] complaints in respect of the above nominated Development Application on Lot 2C Amethyst Ave. The proposed structure is an overdevelopment of a tiny block. It appears to require the removal of, or at very least damaging the root system of a mature Norfolk Pine that has graced Amethyst Ave for decades. Any interference with the root system, would of course, interfere with the capacity of the tree to withstand high level wind flows not uncommon where the land meets the ocean. Pearl Beach has a special character, widely recognised scenic beauty and a stunning natural environment. Regrettably in recent times - perhaps through fear of bush fires - much of the mature tree canopy has been harvested. To loose a well known Norfolk Pine simply increases the carnage to the tree scape that Pearl Beach is famous for. Presently, 2C is now pretty well denuded of vegetation. While we and others are planting shrubs and trees, the current owners of 2C are clearing the block of vegetation.

Block 2C Amethyst Avenue appears to be the smallest block in Pearl Beach. It measures something less than 15m x 15m. The decision to cantilever the upstairs extension is merely a mechanism to exceed the footprint of the building beyond what would have been allowed had the ground-floor occupied the same space as the first floor. Surely one purpose of Council setting relationships between land size and a building's footprint is to ensure neighbours' privacy is not intruded upon. [REDACTED] The plans indicate a large deck, [REDACTED] is part of the first floor extensions. [REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

Sometimes progress is not about building up and out, but about preserving. Coral Avenue is a good example of how to change the ambience of a quite beachside village. It will be a sad day if the move to giant housing and overdevelopment stretches beyond Coral Avenue to other areas of Pearl Beach. We note the 2C development application as a continuation into Amethyst Avenue of mac-mansions. We note Council's Location Specific Development Controls for Pear Beach Residential Development have two broad concerns:

- * To maintain, improve, and where necessary, restore the natural character and the important built environment of Pearl Beach;

- * To ensure that further development is consistent with the unique qualities and character of Pearl Beah as a significant [REDACTED] feature of the Central Coast.

From our perspective the proposed development plan fails both tests.

[REDACTED]