

04/04/2014

**Re: Mona Vale Community Health Care (SSD 6160)**

On printing and reading the 58 pg document 'Mona Vale Community Health Centre – Visual Impact Assessment', we would like to add points from our perspective to take into consideration.

Firstly pg 28 of this doc, View 11, is infact our house however its numbered incorrectly with View 12, we are No.36 not 46-48 as written.

Secondly, the picture taken at View 11 on pg 28 looking through the two houses No. 36 & 38, is a picture taken looking North West, hence 'Negligible' is documented as our likely visibility of the new building. That picture is not in the vicinity of the new building. Our home is North facing with North East views of Pittwater and Mona Vale Golf Course. These views are significant to us and our homes value. We believe the position of the new structure will affect this. To ascertain the full extent of the buildings height, and how we will be affected, can we please have height indicators erected.

Thirdly, the addition of 45 car parking spaces hardly seems adequate space allocated for a 3 story, 4000 sqm building. On any given day, staff & visitors already park on Cook Terrace, Coronation St & Narrabeen Park Parade. The new building will attract additional staff and visitors, greater consideration needs taken with parking.

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