

Submission to Development application:

Application number:	MCU/2023/15
Application type:	Material Change of Use
Location:	Lot 6 RP1777, Lot 7 RP1777

Submission date:	16/03/2024
Response type:	Submission - Objection
Response summary:	<p>My Grounds are</p> <ul style="list-style-type: none">- the application is for a development that dramatically exceeds the designated height limit for the area. The application cites other developments to justify the proposed height knowing these developments were approved via loopholes development assessment process- the application ignores virtually every issue that Council raised in the information phase of the process- the application involves excessive bulk at both podium and tower levels- it provides for inadequate setbacks which if approved would have impacts on public space and amenity- it proposes completely inadequate parking for both owners and visitors which, if approved, will impact on already overcrowded local parking. This will include spillovers to the narrow Boundary Street and other roads in Tweed Heads.- there appears to be very limited and poor landscaping- there would be significant and irreversible impacts on groundwater hydrology with unknown impacts on local public and private infrastructure. There are significant risks to other properties as a result- the density proposed will impact adversely on local amenity, infrastructure, privacy and traffic- the need for dewatering not only creates noise issues 24 hours a day but also runs the risk of inappropriate discharge as has occurred with other developments- as demonstrated by other developments in the area the proposal will have major community impacts during construction including but not limited to traffic, noise, dust, pedestrian dislocation, parking, infrastructure damage and general nuisance. It would exacerbate and extend the considerable and unbearable social disruption for local residents caused by ongoing construction in the area over many years with the development providing no community benefit. <p>Surname: Spencer Given Names: Scott Address Line 1: 8 Manet Crescent Suburb: Forest Lake State Code: QLD Postcode: 4078 Email Address: scottspencer135@gmail.com</p>