



## DRAFT WOOLLAHRA LOCAL ENVIRONMENTAL PLAN 2014

# ANNEXURE 4

### Summary table of submissions on Vaocluse sites

- 1-7 Hopetoun Avenue
- 22A-24 New South Head Road
- 1 Petrarch Avenue

**Table of contents:** Summary table of submissions on Vaucluse sites  
1-7 Hopetoun Avenue, 22A-24 New South Head Road and 1 Petrarch Avenue

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Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites

CID: 205 SNO 267 INO: 603 [Summary](#)

**Mr & Mrs Robert & Jillian Meyers**

Surprised and concerned about the proposal given we received no notice, and have never seen any such proposal advertised in the Wentworth Courier or otherwise.

Surprised that a lesser standard of notification would be required for a rezoning than for a DA. Can you advise if there is a different standard for notification for rezoning than for a DA, and if so why?

If a leaflet was delivered by Council this would not constitute effective notice for a rezoning.

#### [Issue](#)

Object to notification process:

1-7 Hopetoun Ave, 22A-24

New South Head Road and 1

Petrarch Ave, Vaucluse

CID: 197 SNO 266 INO: 595 [Summary](#)

**Mr & Mrs Mark & Lisa Novak**

Given that this contentious opportunity site, identified only in a draft planning instrument Council appears to have already adopted a sense of finality about these sites being developed. Why is that?

#### [Issue](#)

Object to notification process:

1-7 Hopetoun Ave, 22A-24

New South Head Road and 1

Petrarch Ave, Vaucluse

Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites

CID: 197 SNO 266 INO: 594 [Summary](#)

**Mr & Mrs Mark & Lisa Novak**

The colour flyer dated 13 August 2013 entitled “Plan for Your Neighbourhood” fails to communicate the message intended. Moreover, the content misleads the reader by assuring that the low density character of the area is to be “protected”. Why would Council disseminate this aspect in express terms yet leave the reader to try and uncover the most important facts through personal research? Even the inclusion of a plan or other diagrammatic representation would have assisted. It is as though council did not want to bring the gravity of the changes to the direct attention of the residents.

#### [Issue](#)

Council flyer failed to communicate message: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

CID: 197 SNO 266 INO: 593 [Summary](#)

**Mr & Mrs Mark & Lisa Novak**

From our extensive discourse with other residents, what is clear is that no one knows about the increase in the net yield and floor space ratio for the site, and worse still no one was even aware of the proposed rezoning itself or the inclusion of the opportunity sites in the draft LEP.

Vaucluse residents are, in the main, highly motivated, intelligent and informed people. It is not open to Council to submit that it sent all the pertinent information. It is apparent the notification process failed and that the consultation process needs to be recommenced.

#### [Issue](#)

Object to notification process: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites
<p><b>CID: 180 SNO 264 INO: 590</b> <a href="#">Summary</a></p> <p><b>Mr Bill Franks</b></p> <p>No notification by mail with the latest zoning proposal in 2011 to the neighbours affected.  No notification about the recommendations of the 11 April 2011 UPC meetings.  Net yield tripled going from 6 to 17 dwellings.  Other than the beneficiaries, no one was notified of the proposed changes that dramatically alters the zoning proposed and the public are now aware that their harbour views will be taken away.</p> <p><a href="#">Issue</a></p> <p>How was it that the owners were at the meeting, and no one else.  If re notified Council will receive totally different feedback .  Better notification and keeping the community properly informed is necessary.</p> <p>Object to notification process:  1-7 Hopetoun Ave, 22A-24  New South Head Road and 1  Petrarch Ave, Vaucluse</p> <p>When Council looks at the opportunity sites that Council rejected, starting on 24, now down to 3 sites. You need to ask why this one has been retained. It is the least beneficial of them all.</p>		
<p><b>CID: 178 SNO 214 INO: 531</b> <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Kit &amp; Mark Podgornik</b></p> <p>Express absolute bewilderment that I have never head about this rezoning process prior to the weekend. I am not sure when it has been discussed but we have been at our home since December 2010 and have never received any correspondence from Council regarding this potential rezoning process.</p> <p><a href="#">Issue</a></p> <p>Floored when advised that the owners of the sites who are the beneficiaries were invited to attend the Woollahra Council meeting to discuss same but no one else was - is this actually true? If it is true then this is incredulous behaviour and object to this abuse of process.</p> <p>Object to notification process:  1-7 Hopetoun Ave, 22A-24  New South Head Road and 1  Petrarch Ave, Vaucluse</p> <p>Please advise when the public will have a fair opportunity to consider and comment on the impact of any proposed rezoning.</p>		

Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites

CID: 198 SNO 213 INO: 602 [Summary](#)

**Rosalinde James**

Writing to express bewilderment that I have never heard about this rezoning process prior to this weekend.

I am not sure when it has been discussed but we have been at our home since December 2001 and have never received any correspondence from Council regarding this potential rezoning process.

Advised that the owners of the sites were invited to attend the Woollahra Council meeting to discuss, but no one else was. Is that actually true?

[Issue](#)

Writing to object to this abuse of power.

Object to notification process:

Please advise whether the public will have a fair opportunity to consider and comment on the impact of any proposed rezoning.

1-7 Hopetoun Ave, 22A-24

New South Head Road and 1

Petrarch Ave, Vaucluse

CID: 164 SNO 212 INO: 529 [Summary](#)

**Ms Catherine Varga**

As residents at 22A New South Head Rd we never received any mail or email and we were never informed related to these rezoning and developments.

How come none of us knew about "Council consulted with the community in June and July 2010"?

Our concerns are extremely justified.

[Issue](#)

Object to notification process:

1-7 Hopetoun Ave, 22A-24

New South Head Road and 1

Petrarch Ave, Vaucluse

Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites
<p>CID: 197 SNO 211 INO: 610</p> <p><b>Mr &amp; Mrs Mark &amp; Lisa Novak</b></p> <p><b>Issue</b></p> <p>Object to notification process: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Failure of Council to comply with due process in the notification of Draft WLEP 2013. Clients have been denied opportunity to make submissions within the statutory period. Been instructed that some 50 other residents who are directly impacted, were not notified of the public exhibition period. Client did not receive the brochure in the mail or via the letter box drop. Fact sheet from the Mayor states that Council is "still accepting submissions". But Council's website states that the period for submissions has closed. Reading the fact sheet a resident would assume the current version of Draft WLEP 2013 was no more than fine-tuning existing LEP and a name change. The Explanatory information on Council's website fails to make reference to any Opportunity Sites. The legal rights of my clients to request a public hearing pursuant to s57(5) are dependent upon a submission being made within the exhibition period. Council has failed to discharge its statutory obligations in respect of the procedural requirements of the EP&amp;A Act. Council is not lawfully permitted to remedy the defect by way of ad hoc informal measures. Council should re-exhibit Draft WLEP 2013 in its entirety or defer this site.</p>	
	<p><b>Summary</b></p> <p>-Notwithstanding Council's insistence that it notified residents, an extensive door knock of every residence between New South Head Rd east to the sea indicated that not only did no one know about the increase in yield and FSR, no one even knew about the proposed rezoning itself or the inclusion of the opportunity sites in the draft LEP. -Notably all of the most affected residences state they were unaware of the increase to density and heights proposed for these opportunity sites. -It is clear that the notification process was either not executed properly or at all, with the net result being that the Council's obligation of notification and consultation has failed. -That Council has received so many strident objections only recently highlights and reinforces the community's lack of awareness of the issue. -The double sided flyer issued August 2013 is, even if received, a totally misleading document in that it states as the first objective "Protect the character of our low density residential areas". The reasonable person reading this would derive a comfortable level of satisfaction that nothing relating to density and height was about to change. -Such a significant rezoning should have been the subject of a formal letter addressed to the 107 most affected properties as is the protocol when notifying residents about development applications. This flyer contains no map or diagrams that would have drawn attention to the location of the 24 sites identified in the draft LEP. -Failure to notify residents and Council's reaction to complaints has undermined, and continues to undermine public confidence in the Council. There is a strong community sentiment that Council is preferring the interests of developers over those of the residents, particularly given the availability of far more suitable sites in the Vaucluse villages itself.</p>	

Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites

[CID: 195](#) [SNO](#) 208 [INO: 518](#) [Summary](#)

**Miss Courtney Trainor & Mr Stephen Antico**

Recently been alerted to the proposed rezoning of these properties.

Neither Miss Trainor or myself have been alerted by Council to this possible rezoning despite being residents directly affected by the possible changes

#### Issue

Object to notification process:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 180](#) [SNO](#) 189 [INO: 502](#) [Summary](#)

**Mr Bill Franks**

Please readvertise the rezoning so everyone is properly informed.

#### Issue

Object to notification process:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 180](#) [SNO](#) 189 [INO: 482](#) [Summary](#)

**Mr Bill Franks**

I had no idea about the recommendations of report to the UPC on 11 April 2011.

#### Issue

Object to notification process:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse



Part	Category	Sub Category
Overarching issues	Notification of Draft WLEP 2013	Vaucluse sites

CID: 172 SNO 181 INO: 474 [Summary](#)

**Mr & Mrs John & Elly Comino**

Neither we nor many of our neighbours were notified of the current proposal to amend Council's Draft WLEP 2013 so as to permit increased height to 10.5m or three storeys for 1 Petrarch Avenue and 13.5m or four storeys for 1-7 Hopetoun Avenue. This is also the case in connection with the increase of floor space ratio.

#### Issue

Object to notification process:

1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 156 SNO 165 INO: 520 [Summary](#)

**Paul & Allison Williams & Cratchley**

Over the weekend it was brought to our attention that there has been a proposal to increase height limits in Hopetoun Ave, Vaucluse to allow for rezoning to medium density residential. I understand this went before the UPC in April 2011 as Council identified this as an "opportunity site" to meet state government objectives for increased housing in the municipality. Why have I not been made aware of this previously?

#### Issue

Object to notification process:

1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 162 SNO 240 INO: 581</b></p> <p><b>Gaye Murray</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p>	
<p><b>CID: 218 SNO 247 INO: 566</b></p> <p><b>C Perri</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 211 SNO 233 INO: 551</b></p> <p><b>Margaret Marr</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 213 SNO 235 INO: 553</b></p> <p><b>Peter Blomfield</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 153 SNO 236 INO: 554</b></p> <p><b>David Muraben</b></p> <p><b>Issue</b></p> <p>Letter 1 - Objection to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 214 SNO 237 INO: 555</b></p> <p><b>Mr &amp; Mrs S McLoughlin</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 147 SNO 231 INO: 549</b></p> <p><b>Mr &amp; Mrs Daniel &amp; Julie Traylen</b></p> <p><b>Issue</b></p> <p>Letter 1 - Objection to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><b>Issue</b></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 183 SNO 239 INO: 582</b></p> <p><b>Miss Patricia Farrell</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><b>Issue</b></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 209 SNO 230 INO: 583</b></p> <p><b>G Carter</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><b>Issue</b></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 178 SNO 241 INO: 560</b> <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Kit &amp; Mark Podgornik</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><a href="#">Issue</a></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site except from neighbours.</p>		
<p><b>CID: 163 SNO 242 INO: 561</b> <a href="#">Summary</a></p> <p><b>Mr Stephen Antico</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><a href="#">Issue</a></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>		

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 215 SNO 243 INO: 562</p> <p><b>L Solomon</b></p> <p><b>Issue</b></p> <p>Letter 3 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>It is unclear as to where the ground levels of this proposed development starts in Hopetoun Ave and Petrarch Ave.</p> <p>The proposal creates dire concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p>CID: 196 SNO 244 INO: 563</p> <p><b>Ms Patricia Conway</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 216 SNO 245 INO: 564</b> <a href="#">Summary</a></p> <p><b>Don Perri</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><a href="#">Issue</a></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>		
<p><b>CID: 188 SNO 198 INO: 488</b> <a href="#">Summary</a></p> <p><b>Mr Fred Khedoori</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><a href="#">Issue</a></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>		
<p><b>CID: 165 SNO 238 INO: 556</b> <a href="#">Summary</a></p> <p><b>Mr Michael Farrell</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p><a href="#">Issue</a></p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>		

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 204 SNO 223 INO: 541</p> <p><b>Jenny Glass</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p>	
	<p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p>CID: 199 SNO 216 INO: 533</p> <p><b>Sonia Whiteman</b></p> <p><b>Issue</b></p> <p>Letter 3 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p>	
	<p>It is unclear as to where the ground levels of this proposed development starts in Hopetoun Ave and Petrarch Ave.</p> <p>The proposal creates dire concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	



Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 200 SNO 217 INO: 534</b></p> <p><b>Ben Mohat</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 201 SNO 218 INO: 536</b></p> <p><b>Mr &amp; Mrs Greg and Judy Barouch</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments. Visitors to the area stop to admire these views.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 202 SNO 219 INO: 537</b></p> <p><b>Dr Zelman Freeman</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 197 SNO 220 INO: 538</b></p> <p><b>Mr &amp; Mrs Mark &amp; Lisa Novak</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site since 2011. The height restrictions changed from 2010 to now and we have not received a single notification.</p>	
<p><b>CID: 210 SNO 232 INO: 550</b></p> <p><b>Cathy Giesser</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 203 SNO 222 INO: 540</b></p> <p><b>Bryce Davidson</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 219 SNO 248 INO: 567</p> <p><b>E Oliveri</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
<p>CID: 205 SNO 224 INO: 542</p> <p><b>Mr &amp; Mrs Robert &amp; Jillian Meyers</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 167 SNO 225 INO: 543</b></p> <p><b>Mr &amp; Mrs John &amp; Toula Coroneos</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 206 SNO 226 INO: 544</b></p> <p><b>Arthur Glass</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 207 SNO 227 INO: 545</b></p> <p><b>Elecia Baylis</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 208 SNO 228 INO: 546</p> <p><b>Meredith Beattie</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p>CID: 150 SNO 229 INO: 547</p> <p><b>Alan &amp; Jacki Maxton</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p>CID: 156 SNO 221 INO: 539</p> <p><b>Paul &amp; Allison Williams &amp; Cratchley</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to rezoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters

CID: 228 SNO 281 INO: 623 [Summary](#)

**Ms C Franks**

I wish to advise council that I have no intention of selling my property to amalgamate with the proposed rezoned properties. The proposal will only have a negative impact on my property and I ask that council withdraw its proposal to rezone the site.

#### [Issue](#)

Letter 4 - Object to upzoning:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 217 SNO 246 INO: 565 [Summary](#)

**Julia He**

Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.

The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.

The proposal is an overdevelopment.

#### [Issue](#)

Letter 1 - Object to upzoning:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

The proposal should be deferred, densities and heights lowered and residents re-notified.

I was not notified in 2010 regarding the proposed planning control changes.

I was not notified between 2011-2014 regarding the proposed planning control changes.

I have had no notification whatsoever of this proposal for rezoning of this site.

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 69 SNO 275 INO: 617</p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><b>Issue</b></p> <p>Letter 2 - Objection to rezoning: Hopetoun Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 69 SNO 276 INO: 618</p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><b>Issue</b></p> <p>Letter 2 - Objection to rezoning: Hopetoun Ave, Vaucluse</p>	
	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 69 SNO 277 INO: 619</p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><b>Issue</b></p> <p>Letter 2 - Objection to rezoning: Hopetoun Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 69 SNO 278 INO: 620</p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><b>Issue</b></p> <p>Letter 2 - Objection to rezoning: Hopetoun Ave, Vaucluse</p>	
	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	



Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 69 SNO 273 INO: 615</b> <a href="#">Summary</a></p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><a href="#">Issue</a></p> <p>Letter 2 - Objection to rezoning: Hopetoun Ave, Vaucluse</p>		
		<p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>
<p><b>CID: 162 SNO 280 INO: 622</b> <a href="#">Summary</a></p> <p><b>Gaye Murray</b></p>		
		<p>I wish to advise council that I have no intention of selling my property to amalgamate with the proposed rezoned properties. The proposal will only have a negative impact on my property and I ask that council withdraw its proposal to rezone the site.</p>
<p><a href="#">Issue</a></p> <p>Letter 4 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 69 SNO 272 INO: 614 <a href="#">Summary</a></p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><a href="#">Issue</a></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
		<p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>
<p>CID: 229 SNO 282 INO: 624 <a href="#">Summary</a></p> <p><b>N Franks</b></p>		
		<p>I wish to advise council that I have no intention of selling my property to amalgamate with the proposed rezoned properties. The proposal will only have a negative impact on my property and I ask that council withdraw its proposal to rezone the site.</p>
<p><a href="#">Issue</a></p> <p>Letter 4 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters

[CID: 180](#) [SNO](#) 283 [INO: 625](#) [Summary](#)

**Mr Bill Franks**

I wish to advise council that I have no intention of selling my property to amalgamate with the proposed rezoned properties. The proposal will only have a negative impact on my property and I ask that council withdraw its proposal to rezone the site.

#### Issue

Letter 4 - Object to upzoning:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 163](#) [SNO](#) 284 [INO: 626](#) [Summary](#)

**Mr Stephen Antico**

I wish to advise council that I have no intention of selling my property to amalgamate with the proposed rezoned properties. The proposal will only have a negative impact on my property and I ask that council withdraw its proposal to rezone the site.

#### Issue

Letter 4 - Object to upzoning:  
1-7 Hopetoun Ave, 22A-24  
New South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 191 SNO 287 INO: 629</p> <p><b>Mr &amp; Mrs JE &amp; KL Limberiou</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 169 SNO 288 INO: 630</p> <p><b>Ms Mary Knoblanche</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 163 SNO 289 INO: 631</p> <p><b>Mr Stephen Antico</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 191 SNO 279 INO: 621</p> <p><b>Mr &amp; Mrs JE &amp; KL Limberiou</b></p> <p><b>Issue</b></p> <p>Letter 4 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 222 SNO 257 INO: 577</p> <p><b>Philip Wedderburn</b></p> <p><b>Issue</b></p> <p>Letter 3 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>It is unclear as to where the ground levels of this proposed development starts in Hopetoun Ave and Petrarch Ave.</p> <p>The proposal creates dire concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 164 SNO 249 INO: 568</p> <p><b>Ms Catherine Varga</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 220 SNO 250 INO: 569</p> <p><b>Jason Hatrany</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 153 SNO 251 INO: 570</p> <p><b>David Muraben</b></p> <p><b>Issue</b></p> <p>Letter 2 - Objection to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	
	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 168 SNO 252 INO: 571</p> <p><b>Mr Nicholas Vida</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 213 SNO 254 INO: 573</p> <p><b>Peter Blomfield</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	



Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 69 SNO 274 INO: 616</p> <p><b>Mr N Stavrou</b></p> <p>Mediterranean Pty Ltd</p> <p><b>Issue</b></p> <p>Letter 2 - Objection to rezoning: Hopetoun Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 221 SNO 256 INO: 576</p> <p><b>Fiona Wedderburn</b></p> <p><b>Issue</b></p> <p>Letter 3 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	
	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>It is unclear as to where the ground levels of this proposed development starts in Hopetoun Ave and Petrarch Ave.</p> <p>The proposal creates dire concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p><b>CID: 162 SNO 290 INO: 632</b></p> <p><b>Gaye Murray</b></p> <p><b>Issue</b></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p>	
<p><b>CID: 223 SNO 258 INO: 578</b></p> <p><b>Pauline Doyle</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	
<p><b>CID: 224 SNO 259 INO: 579</b></p> <p><b>Anton Aldred</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the proposed planning control changes.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 225 SNO 260 INO: 580</p> <p><b>Barry Shagrin</b></p> <p><b>Issue</b></p> <p>Letter 3 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>It is unclear as to where the ground levels of this proposed development starts in Hopetoun Ave and Petrarch Ave.</p> <p>The proposal creates dire concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents.</p> <p>The proposal should be deferred, densities and heights lowered and residents re-notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	
	<p>CID: 191 SNO 261 INO: 584</p> <p><b>Mr &amp; Mrs JE &amp; KL Limberiou</b></p> <p><b>Issue</b></p> <p>Letter 1 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
CID: 176 SNO 269 INO: 609		
Summary		
Mr & Mrs Ian & Anne Farrar	Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal. The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments. The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.	
Issue	The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.	
Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse	I was not notified in 2010 regarding the proposed planning control changes. I was not notified between 2011-2014 regarding the increased floor space ratios or building heights. I have had no notification whatsoever of this proposal for rezoning of this site. If I had known about the proposed planning control changes I would have objected to the proposal.	
CID: 227 SNO 270 INO: 612		
Summary		
Mr Gary McFarlane	Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal. The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments. The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.	
Issue	The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.	
Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse	I was not notified in 2010 regarding the proposed planning control changes. I was not notified between 2011-2014 regarding the increased floor space ratios or building heights. I have had no notification whatsoever of this proposal for rezoning of this site. If I had known about the proposed planning control changes I would have objected to the proposal.	

Part	Category	Sub Category
Overarching issues	Objections to the Vaucluse sites	Signed proforma letters
<p>CID: 165 SNO 255 INO: 574 <a href="#">Summary</a></p> <p><b>Mr Michael Farrell</b></p> <p><a href="#">Issue</a></p> <p>Letter 2 - Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>	<p>Strongly object to the rezoning as Council has not followed due process and notified the community and surrounding residents about the proposal.</p> <p>The proposal will block out public and private views of Sydney Harbour National Park from New South Head Road as well as surrounding houses and apartments.</p> <p>The proposal is an overdevelopment. It will create a negative impact on the amenity of the area in terms of sunlight, overshadowing and bulk.</p> <p>The proposal creates considerable concern in terms of pedestrian and vehicular safety as this area is a notorious black spot for accidents. The proposal should be deferred, densities and heights lowered and residents re-notified. Because of public interest all residents within a 200m radius should be notified to ensure procedural transparency.</p> <p>I was not notified in 2010 regarding the proposed planning control changes.</p> <p>I was not notified between 2011-2014 regarding the increased floor space ratios or building heights.</p> <p>I have had no notification whatsoever of this proposal for rezoning of this site.</p> <p>If I had known about the proposed planning control changes I would have objected to the proposal.</p>	

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 167 SNO 176 INO: 470 [Summary](#)

**Mr & Mrs John & Toula Coroneos**

Adamantly oppose to increasing height limits and rezoning. This site is inappropriate and entirely inconsistent with the local residents expectations.

- Proposal would have markedly adverse visual impact. It would be an eyesore seeing buildings up to 6-7 levels in our street.
- It will increase noise, traffic and parking congestion.
- It would diminish amenity and property values.

[Issue](#)

It would set a precedent and change the character of Vaucluse forever.

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Council has nominated a site which would be very profitable for developers, given potential views, raising questions about relationships between Councillors and developers.

CID: 180 SNO 189 INO: 506 [Summary](#)

**Mr Bill Franks**

This site is inappropriate because:

- it brings damage to 12 adjoining apartments
- has virtually no benefits to the owner of the site
- is unviable
- the existing house comes closer to side and rear boundaries than the planning code allow

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 180 SNO 189 INO: 503 [Summary](#)

**Mr Bill Franks**

This site has been badly considered because of the massive detrimental effect on neighbours. The benefit is not great with somewhere between 6-17 dwellings.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites
<p>CID: 179 SNO 188 INO: 480 <a href="#">Summary</a></p> <p><b>Mr Anthony Booth</b></p> <p>VPA has grave concerns about rezoning:</p> <ul style="list-style-type: none"> <li>- Exacerbated traffic and parking congestion</li> <li>- Pedestrian safety</li> </ul> <p>Vaucluse Progress Association</p> <ul style="list-style-type: none"> <li>- Location is dangerous at a blind corner</li> <li>- Insufficient infrastructure</li> </ul> <p><a href="#">Issue</a></p> <ul style="list-style-type: none"> <li>- Potential to set a precedent for similar density developments</li> <li>- Adverse affect on views from surrounding properties, particularly those on NSH Road</li> <li>- Other areas more suitable for medium density, including Diamond Bay area</li> </ul> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>On behalf of ratepayers represented by VPA, we ask Council to defer consideration and to not allow a proposal which will change the nature of Vaucluse, and add to traffic.</p>		
<p>CID: 178 SNO 187 INO: 479 <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Kit &amp; Mark Podgornik</b></p> <p>Strongly object to rezoning.</p> <p>Live at 18 Hopetoun Ave and adore tranquility and village feel of the area.</p> <p>Another large block of apartments will turn the back streets of Vaucluse from the tranquil feel into a more populated urban feel.</p> <p>This may set a precedent for development to change the character of Vaucluse forever.</p> <p>Cars speed down Hopetoun Ave, and traffic congestion could increase risk.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>CID: 177 SNO 186 INO: 478 <a href="#">Summary</a></p> <p><b>Mr James Scott</b></p> <p>Concerned about the rezoning and increased height to six levels.</p> <p>When we built our house we were under strict limitations from Council to restrict our design to within Council's expectations of a Vaucluse house.</p> <p>Vaucluse is a family suburb, and units and overdevelopment are not in keeping with this suburb and would impact on the village and family lifestyle.</p> <p><a href="#">Issue</a></p> <p>If this rezone goes ahead and units were developed it would have a major impact on our decision to stay within Vaucluse.</p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 175 SNO 184 INO: 476 [Summary](#)

**Mr Kevin Salerno**

It has come to my attention there are plans to alter zoning and raise height limits along Hopetoun Ave to allow medium density housing. Can you please confirm if this is the case?

I recently moved into Hopetoun Ave after taking some time to find a home that wasn't in between/alongside apartments. A drive through these streets shows random planning to accommodate the speculative dollar.

Not only do we have the large bulk of such a development but will usually see the side effects in cars parking randomly.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 174 SNO 183 INO: 460 [Summary](#)

**Mrs E King**

Objection to the proposal on the basis that it will negatively impact water views and traffice noise, amongst other grounds.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 173 SNO 182 INO: 475 [Summary](#)

**Mr & Mrs Anne & Ed  
McCarthy**

Objection to rezoning, which will totally change the dynamics of the Vaucluse Village as it is today.

It will increase noise and parking congestion and devalue property.

It will diminish the atmosphere, views, and set the precedent for another concrete jungle that has spoilt many other areas.

We urge responsibility and good taste as a reputable Council should.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse



Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 172 SNO 181 INO: 499 [Summary](#)

**Mr & Mrs John & Elly Comino** Four storey development should not front Hopetoun Avenue. The positioning of the proposed RFBs as a gateway to Hopetoun Avenue cannot be justified and is conflict to the precinct controls of the RDCP. Specifically to "maintain the evolution of low rise residential building styles through the introduction of good contemporary buildings" and the 2 storey with basement building envelope. The proposed development is not consistent with the character of existing building in the area.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 172 SNO 181 INO: 497 [Summary](#)

**Mr & Mrs John & Elly Comino** The rezoning will seriously exacerbate the already intolerable traffic congestion. During school terms peak hour traffic banks up from Vaucluse Road to Edgecliff. The unit development in Rose Bay during the 1990's and 2000's has increased traffic in the area. No effective measures have been taken by the State Government to to relieve traffic congestion by improving public transport, despite numerous requests to do so over the last 15 years.

**Issue** Development applications in Rose Bay carried a standard traffic statement that a traffic study would be prepared at a future date. We believe such a study was not completed and have observed traffic congestion, rat-run traffic, deteriorating road conditions and many other impacts increasing at a substantial rate.

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

1-7 Hopetoun Avenue is on a blind curve, creating danger to the public and pedestrian safety. Inadequate parking was provided for the RFB development at 24 New South Head Road, creating an on-street parking demand and making residents park further away from their homes. The major redevelopment of the former high school will increase pressure and congestion on traffic in the immediate area.

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 172 SNO 181 INO: 496 [Summary](#)

**Mr & Mrs John & Elly Comino**

Object on the basis that:

The rezoning conflicts with the objectives and controls of the Vaucluse East Precinct as specified in Woollahra's Residential Development Control Plan 2003.

The proposed rezoning will effectively alter the gateway to both the Vaucluse East and Vaucluse West precincts by allowing multi-unit development.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 171 SNO 180 INO: 473 [Summary](#)

**Mr Rod Levis**

Object to rezoning any part of this leafy and quiet suburb.

Residents since 1972, residing at 54 Wentworth Road since 1977.

Vaucluse has avoided high rise and unit development, maintaining a quiet and peaceful ambience, and quality reputation.

No need for rezoning as units can be developed in the Eastern section which is already zoned that way.

Rezoning is unnecessary, only advantageous to people wishing to make substantial gains on property prices affected by rezoning.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 170 SNO 179 INO: 472 [Summary](#)

**TN Fern**

Vaucluse is a rare suburb where single dwellings predominate and each has sufficient land to grow trees and have space for children to play. Increasing development of apartments with minimal attached land is degrading the quality of life in the Municipality.

There is a reduction in vegetation and increase in population with no improvement of facilities.

There are insufficient facilities to accommodate the current population, evidenced by the snail pace of traffic due to poor road capacity.

The road quality is a disgrace.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 23 SNO 23 INO: 49 [Summary](#)

**Mr & Mrs Tim & Anna Pope** Support of the proposed re-zone of 1-7 Hopetoun Avenue Vaucluse from 2(a) residential to R3 medium density residential.

#### Issue

Support rezoning to R3 zone:  
1-7 Hopetoun Ave, Vaucluse

CID: 157 SNO 166 INO: 461 [Summary](#)

**Mr Harry Cousins** Lives on New South Head Road. Just been made aware of proposed changes.  
Find it hard to believe the location is appropriate. Not in keeping with the area, would have significant potential negative outcomes for residents.  
Already have Moran aged care facility adding to parking, congestion and other issues for the area, let alone potential high rise (6 level) development.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 56 SNO 59 INO: 135 [Summary](#)

**Mr & Mrs Annmaree & Apollo Kanakis** Site is only 500m<sup>2</sup>, and does not comply with the minimum lot size of 700m<sup>2</sup>.  
Request that Schedule 1 is amended so that an RFB becomes a permissible use on a site with an area of 500m<sup>2</sup>.

#### Issue

Permit RFB on a lot with only  
500m<sup>2</sup>: 1 Petrarch Ave,  
Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 148 SNO 157 INO: 448 [Summary](#)

**Mr Matthew Bickford-Smith**

Surprised to discover that Hopetoun Ave was being considered for rezoning from low to medium density residential. Concerned that this has never been notified to residents in the immediate area, and the process by which the 'opportunity sites' were chosen is causing concern.

Would like to know when this matter will next come before Council, and what opportunity residents will have to discuss this with Council.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 149 SNO 158 INO: 449 [Summary](#)

**Mert Karma**

Object to the rezoning of 1-7 Hopetoun Ave as it will diminish the character of the area.  
It will adversely affect the traffic and parking in the area, and also block the public views when walking on New South Head Rd.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 150 SNO 159 INO: 450 [Summary](#)

**Alan & Jacki Maxton**

Object to the 'opportunity site' at 1-7 Hopetoun Ave & 1 Petrarch Ave, for the following reasons:

- Site is entirely inappropriate for such development
- Changes are inconsistent with existing residential quality and streetscape
- Increase in residential density will exacerbate significantly dangerous traffic conditions leading to accidents, injury and potential loss of life.
- Crossing Hopetoun Ave at Petrarch Ave is a major pedestrian thoroughfare. That Council could be considering a development that will considerably increase the risk to pedestrians, including children appears totally at odds with what should be its objectives.
- The only supports of the project are those who stand to financially benefit from it. It ignores the position of those residents who will continue to live in the area and will be directly affected.
- There are a number of alternative sites for increased density available to Council which are more appropriate
- Only become aware of the proposal today. Doubt that many of those who will be directly impacted by it are aware of it and its potential consequences. At the least Council should further consult with those who will be directly affected before making any determination.
- 

#### Issue

Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

CID: 152 SNO 161 INO: 454 [Summary](#)

**Ronny Giesser**

Objecting to the proposal at 1-7 Hopetoun Ave.

A proposal for medium density housing will adversely affect the amenity of the remainder of the street which is currently low density. There would be an increase in traffic its associated noise, more congestion in and around Hopetoun Ave and increased parking congestion as well.

This would adversely affect the property values of the existing properties in the street.

#### Issue

Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

There are other sites that are more worthy of Council consideration near Vaucluse, say around the Diamond Bay area, which are already zoned Medium Density.

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites
<p>CID: 169 SNO 178 INO: 471 <a href="#">Summary</a></p> <p><b>Ms Mary Knoblanche</b></p> <p>Object to redevelopment/rezoning. Owner of 4/28 New South Head Road. My apartment will be significantly impacted if this proceeds. My apartment has 6 large windows bordering 1 Petrarch Ave, providing harbour views, light and ventilation for kitchen, dining, living and study/third bedroom. Any increase in the existing height will negatively impact my apartment:</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>1. Harbour views and outlook from westerly windows will be lost. 2. Light into westerly windows will be blocked affecting kitchen, dining, living and study/third bedroom. To respect our amenity and comply with the RDCP, the required setback from our building will be considerable, impeding the size and possible development and its viability. 3. Ventilation to westerly windows will be impacted severely. 4. Severe increased pressure on parking. The area cannot accommodate more cars. 5. Considerable impact on property market value resulting in a financial loss. 5. Total overshadowing of the building on 28 New South Head Road.</p>		
<p>CID: 156 SNO 165 INO: 521 <a href="#">Summary</a></p> <p><b>Paul &amp; Allison Williams &amp; Cratchley</b></p> <p>Proposal is not consistent with the neighbourhood environment that currently exists. This type of development would detract significantly from the current setting of Vaucluse and will negatively impact the community in number of ways which I will outline, but safety is the major concern here.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>--Proposed development could not have been thought through. The corner is already extremely dangerous. We have lived in the area for just over 2 years and have seen a number of accidents where either police or other emergency services were called out. On each occasion there were injuries and property damage. Our car has been side swiped twice, and we are in constant fear of our young children crossing the street. There is a long list of attempts to solve this safety problem without success. This information will be on file and we are perplexed as to why a medium density proposal would be considered. There is limited off-street parking and developers, builders, tradesmen and ongoing more traffic will significantly increase the risk and will create a major safety risk that could lead to major accidents and fatalities.</p> <p>--Within close proximity there are number of suburbs that already have medium density housing, so we chose not to buy a property in these areas as we wanted our children to grow up in a neighbourly environment. We chose to invest significantly more money so we could live in Vaucluse and enjoy the community feel.</p> <p>--The proposal to make this part medium density zone not only affects this environment but also will detract from the area and negatively impact property prices. This will directly distress my family and we vehemently oppose the re-zoning of the area to medium density and are prepared to invest whatever all resources available to ensure our community remains as is.</p>		

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 168 SNO 177 INO: 459 [Summary](#)

**Mr Nicholas Vida**

Formally object to LEP 2013-2014 proposed rezoning of 1-7 Hopetoun and 1 Petrarch Ave, Vaucluse.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 158 SNO 167 INO: 462 [Summary](#)

**Mr & Mrs Stephen & Kaye Knowles**

Vehemently oppose the proposal, as the section of Hopetoun Ave and Petrarch Ave is already extremely dangerous. Purchased property for safe and neighbourly environment for children. Increased population and traffic represents a safety risk for residents and users of this stretch of Hopetoun Ave. Proposed development is not in keeping with immediate environment. There are many other areas that a six storey medium density development would be less incongruent.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

It is unacceptable that council is considering such development without deeper consultation with residents.

CID: 159 SNO 168 INO: 463 [Summary](#)

**Mr Colin Tow**

Recently received a mailbox drop indicating Council's UPC is considering rezoning select residential sites to medium density. Strongly oppose rezoning. As a resident for over 20 years we have seen unprecedented levels of development without requisite improvements in infrastructure.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Traffic congestion and air purity is now a major concern.

Allowing medium density development will provide a few with a quick dollar but damage the area irreparably for future generations. New development should take place in Sydney's outskirts with supporting rail and road infrastructure - not in the Eastern Suburbs where there has been no improvement in the infrastructure, especially around the Bondi Junction precinct.

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 164 SNO 173 INO: 468 [Summary](#)

**Ms Catherine Varga**

Oppose rezoning 1-7 Hopetoun Ave. Understand it would mean building over 20 units in this area.

This will remove tranquility of the area, increase traffic in a very narrow area with many cars sliding off the road, especially when very hot or raining.

This sharp corner will be become much noisier.

This will remove views towards the harbour from the living room areas and from the kitchen.

[Issue](#)

This will darken the apartment, stopping daylight and sun coming in to living area, kitchen and main bedroom, seriously impacting on my standard of living and emotional wellbeing.

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

On-street parking will be considerably reduced and this will affect our wellbeing.

All who bought in this building bought into local standards and atmosphere that requires respect and serious consideration.

1 Petrarch Ave is a narrow corner with frequent near misses. Adding a multi-tenant building at the corner will considerably worsen these conditions.

CID: 165 SNO 174 INO: 469 [Summary](#)

**Mr Michael Farrell**

Owns and resides in units 5, 6 and 7 at 22a New South Head Road, less than 50 from this village.

Does not understand why Council would encourage the extension of Vaucluse Village to accommodate higher density living.

1. There is nowhere to park due to the unprecedented volume of coffee shops in the village. You will be receiving a petition soon to have the parking rezoned to residential only, as I regularly cannot find a place to park near my home. I do not have onsite parking.

2. The construction of the Vaucluse retirement village is about to commence. This will quickly increase population by hundreds. The village is about 100m long and one driving lane each way.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

3. The intersection of Petrarch Ave and NSH Rd is the most ridiculous intersection in the Eastern Suburbs. It is a totally blind corner, there are Australia Post vans (and countless illegally parked cars) parking right on the corner, the road narrows to where buses regularly out the median strip to manouver the bend, any vehicle turning stops all traffic.

4. I have been nearly killed by excessively speeding police cars attempting to get to the Gap to save potential suicide victims.

The UPC should come and spend one hour in one of the cafes and see that an increase in population density is quite ridiculous and will undoubtedly result in a fatal car/pedestrian accident very soon.



Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaocluse sites

CID: 166 SNO 175 INO: 458 [Summary](#)

**Mr & Mrs Tom & Bronwyn Tsipris** Strongly object to the re-zoning of part of Hopetoun & Petrarch Avenue Vaocluse.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaocluse

CID: 180 SNO 189 INO: 511 [Summary](#)

**Mr Bill Franks** Having constructed units in the area, development of 1 Petrarch Avenue under the proposed controls will not be viable.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaocluse

CID: 155 SNO 164 INO: 456 [Summary](#)

**Ilkay Karakale** Object to the re-zoning and the development in Vaocluse.  
The development and re-zoning of this already developed part of Vaocluse will have a negative effect on the local community and the residences, as well as the lifestyle.  
Also, big buildings will ruin the views and will negatively effect the traffic and will cause more traffic accidents up this end of Hopetoun Ave which already has high volume of traffice and is ridiculously curved, not allowing cars to slow down to enter driveways.  
**Issue** Concerned local area of living, and against the proposal that will affect the quality and standard of life in this area, as well as disturbing the neighbourhood by over development.

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaocluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 165 SNO 262 INO: 586 [Summary](#)

**Mr Michael Farrell**

Intersection of Petrarch Ave & NSH Rd is the most ridiculous intersection in the Eastern Suburbs. It is a totally blind corner. There are numerous vehicles trying to turn into, come out of and attempt a U turn at this tiny blind intersection, stopping all traffic on NSH Rd including buses.

Excessively speeding police cars attempting to get to the Gap, and hooligans going on the "speed run" needs to be addressed asap. The Village shops have tried to get something done to the roads to make them safer.

[Issue](#)

There is not one pedestrian crossing in the whole area to allow people to cross NSH Rd.

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

How is the volume of cars coming in/out of a new 20 residence construction going to perform this entry/exit safely?

Save time and put lights at the Hopetoun Ave/NSH Rd intersection now. The area is a fatal car/pedestrian accident waiting to happen.

CID: 180 SNO 189 INO: 509 [Summary](#)

**Mr Bill Franks**

The proposed controls combined with the proximity of the adjoining RFBs will result in privacy issues. The privacy controls in Council's Residential DCP will not be able to be met e.g. building separation and setbacks.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 196 SNO 209 INO: 523 Summary

**Ms Patricia Conway**

-Council's assessment of views loss from 63A and 65 New South Head Rd is erroneous and manifestly deficient. Council prepared simplistic and inaccurate elevation of 63A.

-Report only considers views from 63A on the horizontal plane and fails to acknowledge the view arcs these properties currently enjoy.

-Assessment of view loss described in the report as being minimal was concluded without knowing the rooms from which the panoramic views will be lost.

**Issue**

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

-In light of the decision of Tenacity Consulting, Council was aware at the time it agreed to select these opportunity sites that the rezoning and height increases would result in a development in direct contravention of all the key aspects of this decision, and subsequent decisions which have followed concerning private view loss.

-63 & 65 have the most to lose in terms of views, amenity and property values. Views will be from communal spaces from the front boundary.

-Previous owner could not lodge a submission. As Council heard nothing, Council had a moral and ethical obligation to satisfy itself these residents were aware of the proposal. The fact the most affected address is silent puts Council on notice that it needs to be satisfied the affected property owners knew what was proposed.

-No assessment of view loss from 65 which sits lower than 63A, the result being the view loss will be devastating.

-Impact on public view loss also will be devastating. Rezoning will be inconsistent with community expectations and equitable view sharing principles. Favours developers over public interest. No assessment whatsoever of view loss from the pedestrian view point.

-Development of these sites will contravene the plan and the objectives of Woollahra Council's Plan of Management 1996 Parks - Regional and the objectives for Johnston's Lookout. Development of these sites will certainly impact views to and from Johnston's Lookout.

CID: 196 SNO 209 INO: 525 Summary

**Ms Patricia Conway**

-Members of the Vaucluse community wonder why Council would pick this site.

-It is dangerous, inappropriate, inconsistent with this part of Vaucluse, there are better sites to select.

-Gives rise to issues concerning Council's rationale for agreeing to include these sites in Draft WLEP 2013.

-Vaucluse village has a residential vacancy rate there there does not exist a genuine housing need in this part of the municipality.

-The selection of this opportunity site with its potential of magnificent harbour views will enrich developers rather than offer a selection of housing to a wider economic demographic.

**Issue**

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

-Council has not produced evidence to support a need for increased housing in this area.

-Number current owners of 22A, 24 and 28 have expressed their objection in relation to the rezoning and their firm intentions not to sell their properties to developers.

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites
<p>CID: 196 SNO 209 INO: 526 <a href="#">Summary</a></p> <p><b>Ms Patricia Conway</b></p> <p>-There are other sites within the Vaucluse Village accessible by public transport from both New South Head Rd and Old South Head Rd. One large site (bordered by Old South Head Rd, Laguna St &amp; Billong Crescent) provides enough area for a large foot print medium density development that would not impact on views. Council should rezone this area as replacement for the land identified in the current opportunity sites. Why can't Council amend the draft LEP in this way?</p> <p>-Mr. N Stavrou has previously consulted with Council , for whatever reason this site was not included as an opportunity site.</p> <p><b>Issue</b></p> <p>-Rezoning of other sites would increase housing without the same negative impacts the opportunity sites currently present for public and private interests alike.</p> <p>Available alternatives and more appropriate sites in and around Vaucluse Village</p> <p>-Remove the opportunity sites from Draft WLEP 2013 and select more appropriate sites.</p>		
<p>CID: 122 SNO 210 INO: 527 <a href="#">Summary</a></p> <p><b>Mr Peter Binetter</b></p> <p>Object to the rezoning of 1-7 Hopetoun Avenue, 22A-24 New South Head Road and 1 Petrarch Avenue on the basis there will be view loss. Housing located opposite on the south side of New South Head Rd, having significant Harbour View which would potentially be significantly negatively impacted by the increased height and increased bulk of Medium Density Residential buildings permitted under the proposed R3 Zoning , as would the view amenity enjoyed by the General Public many of whom actively enjoy these aspects on a daily basis.</p> <p><b>Issue</b></p> <p>63, 63a &amp; 64 would all potentially negatively impacted in the manner, with potentially a significant loss of Harbour Views, and consequent loss of value to the properties.</p> <p>Objection and proposed alternative solution</p>		
<p>CID: 194 SNO 207 INO: 517 <a href="#">Summary</a></p> <p><b>Mr Brad Rosser</b></p> <p>As owners of 36 The Crescent, Vaucluse, we object to Hopetoun/Petrarch Ave being rezoned. It is important that Vaucluse stay a low density area. It is not set up for street parking etc. and already in summer it is overloaded. This is a precedent we should not see happen.</p> <p><b>Issue</b></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 165 SNO 262 INO: 585 [Summary](#)

**Mr Michael Farrell**

There is nowhere to park in the area due to the volume of coffee shops.  
 People are coming from far and wide to "do coffee".  
 Council will be receiving a petition to have the parking in the area to residential only.  
 Regularly cannot find a place to park anywhere near my home between 9 and 5pm.  
 The construction of the Vaucluse retirement village is about to commence, which will quickly increase the population by hundreds.

[Issue](#)

Object to upzoning: 1-7  
 Hopetoun Ave, 22A-24 New  
 South Head Road and 1  
 Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 181 SNO 205 INO: 500 Summary

**Gaye Murray**

Appreciate Mayor Zeltzer's concern that public opinion is to be based on fact. Our initial response (6 March 2013) was based on UPC minutes and annexures, 11 April 2011.

Owners of SP 2065

\* Excerpt from UPC meeting highlighting "Due to the topography and desired future character of the whole opportunity site it is possible to accommodate a greater FSR, whilst not negatively impacting on the adjoining properties."

**Issue**

We had no knowledge of the UPC meeting 11 April 2011 taking place, or our adjoining property being discussed and assessed as not negatively impacted. We are extremely worried that the impact on us has been misrepresented by others without our knowledge - or unintentionally yet disrespectfully overlooked.

Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

- The proposed height is 11m but medium density development in the LEP is 10.5m. Is 1 Petrarch an exception?
- Any increase to current height to 1 Petrarch will significantly negatively impact on all apartments in 28 New South Head Road. See issues raised in original submission from 6 March.
- From which elevation on 1 Petrarch is it proposed that 3 storeys be measured, Petrarch Ave as per the current building or the boundary with 24 New South Head Road which is 1-2 storeys higher? The diagram in the UPC meeting annexures places a building at the rear of the site. Is this accurate or unintentionally misleading? Was it prepared by Council or an external party to support the argument?
- If 10.5-11m is measured from the back boundary at the highest elevation, and with a density of 1:1, all apartments in 28 NSH Rd will be alarmingly impacted, loss of solar, overshadowing and privacy impacts, loss of harbour views/property value.
- If required setbacks were adhered to in the DA, will the site be viable for redevelopment?
- If three storeys is placed at the elevation of the boundary with 24 NSH Rd, many neighbouring dwellings will be negatively impacted, with a damage ratio of at least 8:1. Does Council consider this acceptable?
- 1 Petrarch is undersized at 550sqm (compared to our stated minimum subdivision lot size of 700sqm in R3 zone). Is this an exception? If so, what is the criteria for an exception?
- Amalgamation of 1 Petrarch with 28 NSH Rd is most unlikely. The owners of 28 NSH Rd are not all willing to sell, as proven by an approach by a developer a few years ago.
- Amalgamation with 22a NSH Rd is similarly unrealistic.
- Would it not be highly irregular to allow rezoning of 1 Petrarch Ave and open the possibility of it as a standalone redevelopment site.
- If one storey is permitted on NSH Rd level to allow 4 storeys on 1-7 Hopetoun Ave sites, iconic public views across the harbour to the heads will be lost. Has Council seriously considered this and is it acceptable?
- Has Council researched the potential impact of increased traffic from new developments? Safety is already an issue and should be assessed immediately.
- Being better informed directly by Council, we would like the opportunity to further respond to the LEP, according to information received.

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 180 SNO 264 INO: 592 Summary

Mr Bill Franks

Council would have to totally turn their backs on their own codes to look at this site in isolation.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

If site was developed it would be noncompliant with every relevant performance criteria in the WRDC 2003

- CI 3.2: Not maintain the special character of the street
- CI 4.14.1: Not maintain the low scale building elements. Proposed FSRs will result in inappropriate development severely impacting many residences
- CI 4.14.2 and D5.5.2: View and vistas will be blocked
- CI 4.14.4, C 5.5.1 and C5.5.5: Views will be blocked impacting on property values. Part 5.5 of RDCP 1999 strictly requires the maintenance of public views from New South Head Rd.
- O4.14.5: Height increases do not comply with the objectives of the WRDCP. Will cause financial loss and damage to the amenity of surrounding neighbours. Height will block public and private views.
- C4.14.3 and C5.2.7: Numeric standards for Height and FSR are not achievable if the codes are applied which is a max footprint of 35%. Not possible when housing cars within the footprint.
- C4.14.4 - Non compliance with the side boundary setbacks: Development of the site to meet merit standards for site boundary, not possible if the numeric standards are applied.
- C4.14.3 and C5.5A - Non compliance with rear boundary setbacks: Report 11 April 2011 contains cross section diagrams which are misleading and do not comply with the rear setback controls.
- C4.14.7.5 and C5.3.1 - Non compliance with deep soil landscape: It will not be possible to build a development to achieve 40% deep soil landscaping at the front whilst also meeting parking and landscaping requirements.
- C4.14.7.3 - Non compliance with 9.5m: If other parts of this code are dismissed as irrelevant a height control of 10.5m in conjunction with the proposed FSR will cause massive damage to all surrounding neighbours.
- C4.14.7.7 Roof Forms - Non compliance
- C5.1.1 - Non compliance with Housing forms
- C5.1.5 - Non compliance with streetscape qualities
- C5.1.7 - Non compliance with safe routes (pedestrian and vehicular)
- C5.2.12 - Non compliance with building bulk and overshadowing
- CI2.1..B - Non compliance with maximum volume and excavation
- CI5.3.4 - Non compliance with minimum private open space
- CI 5.3.4 - Non compliance with solar access, air movement and overshadowing
- CI 5.8.1 - Non compliance with acoustic privacy
- CI5.8.2 - Non compliance with visual privacy
- Fig 5.8.5 - Non compliance with visual and acoustic privacy
- CI5.9.2 - Non compliance with safe access and car parking
- C5.9.1 - Non compliance with site excavation
- C5.11.1 - Non compliance with Harbour Foreshore Scenic Protection

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 180 SNO 264 INO: 600 [Summary](#)

**Mr Bill Franks**

There will be no lot amalgamation with the owners of the adjoining dwellings, as these owners have rejected the proposal. With amalgamation not feasible 1 Petrarch Ave is a standalone site, and is approx 540m<sup>2</sup>. This is too small for a medium density residential units. Council should impose a minimum lot size of 1,500m<sup>2</sup> to attract good development.

#### Issue

Adjoining owners will not amalgamate/undersized lot: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

CID: 180 SNO 264 INO: 601 [Summary](#)

**Mr Bill Franks**

Changes will transform the precinct and streetscape from the leafy residential street to one of inappropriate overdevelopment not compatible with Vaucluse. Zoning changes will not comply with Clause 19 of 1995 HFSP Area and SREP 23 Sydney and Middle Harbour.

#### Issue

Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse



Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 197 SNO 266 INO: 597 [Summary](#)

**Mr & Mrs Mark & Lisa Novak**

Council's rationale for the selection of this site was to meet the State Government's increased density requirements by adding approximately 2,900 more dwellings to the local government area. We had the opportunity to meet with Planning Minister Brad Hazzard this week and expressed our concerns. Mr. Hazzard indicated that this density quota had been satisfied and there was no such further quota to be met. This is at odds with Mr. Coker's advice to us. Given Mr. Hazzard's more recent advice, is Council therefore prepared to abandon the rezoning of this opportunity site all together?

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 197 SNO 266 INO: 598 [Summary](#)

**Mr & Mrs Mark & Lisa Novak**

As real estate agents, we are aware of the current vacancy rate in and around Vaucluse village and the market generally. It is therefore apparent that there is no genuine need for increased housing of the kind proposed for the opportunity site. Would Council please provide us with any current residential supply and demand data for this part of Vaucluse upon which they rely for establishing this genuine need?

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 205 SNO 267 INO: 604 [Summary](#)

**Mr & Mrs Robert & Jillian Meyers**

Proposal will exacerbate traffic and safety issues. Have had two cars parked on Hopetoun Avenue hit by other cars. It is already dangerous to cross the street. We have brought these issues to the attention of Council in the past.  
The area is already congested and will become more congested when the seniors living facilities is completed. Has a traffic report or environmental impact statement been undertaken?

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites
<p>CID: 176 SNO 253 INO: 572 <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Ian &amp; Anne Farrar</b></p> <p>We, the undersigned strongly object to the proposed rezoning of 1-7 Hopetoun Ave and 1 Petrarch Ave Vaucluse, on the grounds of serious impacts on traffic congestion, increased lack of street parking, total lack of transport and infrastructure programs to alleviate increased housing density, and loss of amenity which will result from extending multi unit housing development into an area characterised by predominantly one &amp; two storey single dwelling houses in the Vaucluse Precinct. The proposed rezoning is contrary to Council's state planning Objectives and Controls in WRDCP 2003.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>Further, we request an urgent meeting with the Vaucluse Ward Councillors, the Mayor of Woollahra and Woollahra Council's Director of Planning, Allan Coker, in order to further discuss the issues in our objection to the Draft LEP Proposal and to address a number of conflicts that are likely to arise in respect of the Draft Proposal.</p>		
<p>CID: 184 SNO 194 INO: 485 <a href="#">Summary</a></p> <p><b>Justine Watkins</b></p> <p>Agree with Michael Farrell's seven objections from his submission of 6 March, revised and resent 12 March.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>CID: 69 SNO 286 INO: 628 <a href="#">Summary</a></p> <p><b>Mr N Stavrou</b></p> <p>Strong objection to the rezoning as Council has not followed due process. Residents were not notified which if built will block public and private views of Sydney Harbour National Park from New South Head Rd as well as light, solar access and views from surrounding houses and apartments.</p> <p>Mediterranean Pty Ltd</p> <p>Advised that Council identified the addressess as "opportunity sites" to meet the State Governments objectives for increased housing density. Council has selected these addressses as they are located close to transport.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

[CID: 180](#) [SNO](#) 189 [INO: 512](#) [Summary](#)

**Mr Bill Franks**

The nearby existing RFBs will not redevelop under the proposed controls. Development on the smaller sites will negatively impact on the existing residential area. A minimum lot size of 1200m<sup>2</sup> should be applied to attract good development.  
The site is not appropriate for such changes and unless a developer can amalgamate a reasonable size site to produce a satisfactory result.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 180](#) [SNO](#) 189 [INO: 514](#) [Summary](#)

**Mr Bill Franks**

It will be near impossible to meet Council's standards codes (for open space and landscaping) under the proposed controls.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 180](#) [SNO](#) 189 [INO: 515](#) [Summary](#)

**Mr Bill Franks**

Development on the site will not satisfy cl.19 of WLEP 1995 HFSP area or cl.18 of SREP 23 Sydney and Middle Harbour.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 181 SNO 190 INO: 481 Summary

**Gaye Murray**

Owners of SP 2065

Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Owners of 28 New South Head Road, SP 2065, neighbouring building on eastern boundary of 1 Petrarch Avenue.

Apartment 1 - 3 large windows providing light and ventilation for kitchen, dining, living, study/bedrooms

Apartment 2 - 6 large windows providing light and ventilation for kitchen, dining, living, study/third bedroom - harbour views are also available from two of these windows.

Apartment 4 - 6 large windows providing light and ventilation for kitchen, dining, living, study/third bedroom - harbour views are also available from two of these windows.

Balconies for apartments 3 and 5 provide harbour views.

Note from meeting minutes 11 April 2011 regarding a greater FSR not negatively impacting on adjoining properties.

Any increase in the existing height will negatively impact on our building:

1. Harbour views from westerly windows and balconies will be lost from apartments 2, 4 and 5.
  2. Light into westerly windows will be blocked, effecting kitchens, living rooms, dining rooms and study/third bedrooms fro apartments 1, 2 and 4. To respect our amentiy and comply with the RDCP, the required setback from our building will be considerable, impeding the size and possible development and its viability.
  3. Ventilation to westerly windows will be impacted severely.
  4. Severe increased pressure on parking. The area cannot accommodate more cars.
  5. Property values will be impacted.
- Urge Council to consider the impact as more than 'minor'.

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 195 SNO 208 INO: 519 [Summary](#)

**Miss Courtney Trainor & Mr Stephen Antico**

Strongly object to the rezoning of these properties to R3 on numerous grounds:

- 1) Increased traffic congestion in an already over congested area. Vaucluse is a peninsular with only two main roads, Old South Head and New South Head to service the area.
- 2) Safety around the proposed developments, already a dangerous blind corner. The addition of driveways, cars and pedestrians is incredibly dangerous.

[Issue](#)

Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

- 3) Public transport provisions. Public transport to the Vaucluse peninsular is currently inadequate. Please advise what provisions to increase public transport have been planned and what studies have been completed on the adequacy of public transport to the area.
- 4) Acoustic and visual privacy. The increased height of the proposed developments will severely impact the oral and visual privacy of the residents directly surrounding the proposed redevelopment.
- 5) Loss of principal north facing outdoor area. The proposed height increase will directly impact my principal outdoor area. As my property has only one balcony that faces directly to 1 Petrarch Ave, any height increase will cause loss of north facing light, overshadowing, loss of visual and acoustic privacy and also loss of harbour views. Please provide evidence of reports completed on how the development of 1 Petrarch Avenue will effect 28 New South Head Rd.

Please advise what traffic/parking/safety studies have been completed by Council. If they have not been completed please advise why. Advise when a decision will be made on the rezoning. Advise of any upcoming meetings with Council and the owners of 1-7 Hopetoun Ave and 1 Petrarch Ave so that Miss Trainor and myself can also attend.

CID: 183 SNO 193 INO: 484 [Summary](#)

**Miss Patricia Farrell**

Agree with Michael Farrell's seven objections from his submission of 6 March, revised and resent 12 March.

[Issue](#)

Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

[CID: 180](#) [SNO](#) 189 [INO: 510](#) [Summary](#)

**Mr Bill Franks**

On-street car parking is already chaos, the zoning changes will have safety issues and clog narrow Petrarch Avenue. The width of new driveway will deplete on-street car parking. Massive rock excavation will be required to accommodate parking on-site.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 185](#) [SNO](#) 195 [INO: 486](#) [Summary](#)

**Dr Jerry Schwartz**

Concerned about rezoning part of Hopetoun Ave to allow a multi-storey block of units. I live in The Crescent and drive along Hopetoun Ave each day. Vaucluse enjoys being low density. A precedence for high rise units will encourage further projects to disturb the current enjoyment of the peninsula.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

[CID: 190](#) [SNO](#) 200 [INO: 490](#) [Summary](#)

**Campbell M. McKinney**

Object to rezoning as more development may impinge in a negative way on my property.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites
<p>CID: 191 SNO 201 INO: 491 <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs JE &amp; KL Limberiou</b></p> <p>Objection and concern with possible development/rezoning. Apartment 1 will be significantly affected, three large windows that border 1 Petrarch Ave providing light and ventilation for kitchen, living area, dining, bedroom.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>1. Light into westerly windows will be blocked affecting kitchen, dining, living and third bedroom.</p> <p>2. To respect our amenity and comply with the RDCP, the required setback from our building will be considerable, impeding the size of development.</p> <p>3. Ventilation to westerly windows will be impacted severely.</p> <p>4. Severe increased pressure on parking. The area cannot accommodate more cars.</p> <p>5. Considerable impact on property market value resulting in a financial loss.</p> <p>5. Total overshadowing of the building on 28 New South Head Road.</p>		
<p>CID: 178 SNO 202 INO: 492 <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Kit &amp; Mark Podgornik</b></p> <p>Object to the proposed planning control changes.</p> <p>- Community consultation has not been effective. Personally addressed letters to surrounding residents should be provided. The last letter was sent in June/July 2010.</p> <p>- Proposed change allows multi-storey buildings. This is a fundamental and massive shift in zoning that will lead to a sale of homes to developers. This will lead to multi-storey apartments which will be out of character with the urban village.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>- We moved into the area for planning laws and zoning that protect from over-development. Changes like this are better suited to other areas in Woollahra like Bondi Junction.</p> <p>- Public transport and retail facilities in the area are not conducive for apartments.</p> <p>- I don't see how this would assist in achieving housing targets for affordable housing and numbers. Apartments would be at premium end of market for size and pricing.</p> <p>- This change would benefit a minority and not contribute to the public majority. All Council decisions should be made on balance to reflect interest of the public majority.</p>		

Part	Category	Sub Category
Part 2 - Permitted or Prohibited	CI 2.2 Zoning of Land	Vaucluse sites

CID: 192 SNO 203 INO: 493 [Summary](#)

**Allan Russell**

Deeply concerned should the proposal be approved.

It takes a great deal of time and effort to establish quality areas in our city and just one or two precedents to start the decline.

The issue of traffic will arise. Already too hard to find a parking spot at Vaucluse shopping centre.

Not enough thought has been given to affluent families with four or five cars. Some of these vehicles will spend most of their lives on the street. Much of Rose Bay is a traffic mess for this reason.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 122 SNO 204 INO: 494 [Summary](#)

**Mr Peter Binetter**

Object to the rezoning of 1-7 Hopetoun Avenue, 22A-24 New South Head Road and 1 Petrarch Avenue on the basis there will be view loss. Housing located opposite on the south side of New South Head Rd, having significant Harbour View which would potentially be significantly negatively impacted by the increased height and increased bulk of Medium Density Residential buildings permitted under the proposed R3 Zoning , as would the view amenity enjoyed by the General Public many of whom actively enjoy these aspects on a daily basis.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

63, 63a & 64 would all potentially negatively impacted in the manner, with potentially a significant loss of Harbour Views, and consequent loss of value to the properties.

CID: 182 SNO 192 INO: 483 [Summary](#)

**Alexa and David Haslingden**

Opposed to change and registering opposition with Council.

We drive extra kilometres to get away from dense inner city living, to have tranquility and open spaces that this area offers.

The area around Vaucluse shops will be more chaotic and congested once the old high school site is developed. Until we know how that development fits in, we should not be adding anymore density to the area.

Also opposed to increasing height limits in general around Hopetoun and lower Vaucluse. More structures like 95 Wentworth Street will be built. It is an eyesore and out of character with the low density street. Surrounding homes are overlooked. How did that get approved?

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse



Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites

CID: 163 SNO 172 INO: 467 [Summary](#)

**Mr Stephen Antico**

Owner of 5/28 New South Head Road, neighbouring building on eastern boundary of 1 Petrarch Avenue.

My apartment will be potentially significantly impacted by new planning parameters if this opportunity site proceeds.

My apartment has a balcony and large window directly bordering 1 Petrarch Avenue, providing light and ventilation for kitchen, dining, living, bedrooms. Water views will be lost should any development be approved.

Any increase in the existing height will negatively impact my apartment:

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

1. Harbour views and outlook from westerly windows and balcony will be lost.
2. Light into westerly windows will be blocked affecting the entire apartment.
3. Ventilation to westerly windows will be impacted severely.
4. Severe increased pressure on parking. The area cannot accommodate more cars.
5. Any increase in height will severely impact the privacy of my apartment.

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites
<p>CID: 84 SNO 90 INO: 234</p> <p><b>G Zoumpoulis, T Pope, A Madievski and A &amp; M Vavayis</b></p> <p><b>Issue</b></p> <p>Increase height to 16m and 5 storeys (from 11m): 1,3,5 &amp; 7 Hopetoun Ave, Vaucluse</p>	<p><b>Summary</b></p> <p>Act on behalf of owners of 1, 3, 5 &amp; 7 Hopetoun Avenue. Consider increasing the height and FSR. Request a height of 16m (five storeys).</p> <p>The site has unique characteristics which warrant alternative controls. The proposed baseline FSRs for this site are 1.3:1 for the 13.5m (4 storey) height limit. The site falls 10-12m from New South Head Rd to Hopetoun Ave. In our opinion this is a unique topographic characteristic and warrants alternative controls. The fall of the land is such that additional building height can be accommodated stepping down the slope without significantly increasing the visible bulk and scale. The recently constructed 32 New South Head Road is five storeys above garage level and responds to the steep topography. The subject site is similarly constrained and future development would respond to the topography.</p> <p>Suggestion should amend the FSR to bring it more in line with the densities approved by Council in May 2011.</p> <p>The site is adjacent to five storey residential flat buildings on Petrarch and Hopetoun Ave, and the Vaucluse Village, and is highly accessible to services and public transportation. The site is in close proximity to the Mark Moran at Vaucluse - Seniors Housing Development a 2 Laguna St. This application was approved by the JRPP with a maximum height of 18.4m and FSR of 1.8:1. Proposed height and FSR would be compatible with this development.</p> <p>The subject site has a total area of approximately 2,500m<sup>2</sup>. The large consolidated site provides greater opportunities for landscaping and open space areas to compliment the urban form and the landscape buffer to the east. Even if properties are not amalgamated, each individual allotment is capable of accommodating a RFB that complies with the planning controls. This is demonstrated by the concept design prepared by Anthony Vavayis Architects. This proposes a 5 storey RFB above basement level for car parking. The built form and scale would be similar to that at 22A New South Head Road, and 32 New South Head Road.</p> <p>The combined land size is 2,500m<sup>2</sup> which is considered sufficient to yield 30 units. The design benefit of this is that all apartments would be spacious with northerly aspects, natural light and views.</p> <p>Request a more appropriate and increased FSR and height for this area. Currently height limit 13.5m and request a height of 16m which is in keeping with similar development approvals in Petrarch Avenue and others in New South Head Road. These recent approvals were on similar steep sites where the buildings related to the site and topography exactly as we would envisage development here on Hopetoun Avenue.</p> <p>Our home, together with the adjoining group of houses forms an opportunity site that can support the increase in height and FSR due to site suitability, character and context and it is consistent with the Local and State planning strategies and Councils LEP.</p>	

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites
<p><a href="#">CID: 87</a>   <a href="#">SNO 93</a>   <a href="#">INO: 228</a>   <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Tim and Anna Pope</b>   Request a more appropriate and increased FSR and height for this area. Currently height limit 13.5m and request a height of 16m which is in keeping with similar development approvals in Petrarch Avenue and others in New South Head Road. These recent approvals were on similar steep sites where the buildings related to the site and topography exactly as we would envisage development here on Hopetoun Avenue.</p> <p><a href="#">Issue</a>   Our home, together with the adjoining group of houses forms an opportunity site that can support the increase in height and FSR due to site suitability, character and context and it is consistent with the Local and State planning strategies and Council's LEP.</p> <p>Increase height from 13.5m to 16m: 1, 3, 5 and 7 Hopetoun Ave, Vaucluse</p>		
<p><a href="#">CID: 88</a>   <a href="#">SNO 94</a>   <a href="#">INO: 230</a>   <a href="#">Summary</a></p> <p><b>Dr Anton Madievski</b>   Request a more appropriate and increased FSR and height for this precinct. Currently height limit 13.5m and request a height of 16m which is in keeping with similar development approvals in Petrarch Avenue and others in New South Head Road. These recent approvals were on similar steep sites where the buildings related to the site and topography exactly as we would envisage development here on Hopetoun Avenue.</p> <p><a href="#">Issue</a>   Our home, together with the adjoining group of houses forms an opportunity site that can support the increase in height and FSR due to site suitability, character and context and it is consistent with the Local and State planning strategies and Councils LEP.</p> <p>Increase height from 13.5m to 16m: 1, 3, 5 and 7 Hopetoun Ave, Vaucluse</p>		
<p><a href="#">CID: 93</a>   <a href="#">SNO 100</a>   <a href="#">INO: 232</a>   <a href="#">Summary</a></p> <p><b>Mrs Georgia Zoumpoulis</b>   Request a more appropriate and increased FSR and height for this area. Currently height limit 13.5m and request a height of 16m which is in keeping with similar development approvals in Petrarch Avenue and others in New South Head Road. These recent approvals were on similar steep sites where the buildings related to the site and topography exactly as we would envisage development here on Hopetoun Avenue.</p> <p><a href="#">Issue</a>   Our home, together with the adjoining group of houses forms an opportunity site that can support the increase in height and FSR due to site suitability, character and context and it is consistent with the Local and State planning strategies and Councils LEP.</p> <p>Increase height from 13.5m to 16m: Hopetoun Ave, Vaucluse</p>		

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites
<p><b>CID: 147 SNO 156 INO: 446</b> <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Daniel &amp; Julie Traylen</b></p> <p>The proposal is inappropriate for the following reasons:</p> <p>Traffic: Really dangerous corner. There were accidents when construction of the home opposite last year.</p> <p>Height: Transforming 4 homes to a unit block with a long st frontage has detrimental visual impact. To propose 6 levels, plus parking and roof top is unprecedented.</p> <p>Use prudent judgement to ensure the development proceeds in a manner that doesn't have such a dramatic impact on the area. This would appear like high rise.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p> <p>Hope a reasonable outcome can be reached, parking level, then two more levels, then a roof top.</p>		
<p><b>CID: 151 SNO 160 INO: 451</b> <a href="#">Summary</a></p> <p><b>G Fischl</b></p> <p>Understanding that Council is proposing to increase height limits on Hopetoun Ave to allow for rezoning from low to medium density residential.</p> <p>Put on record my strongest protests against this as Vaucluse is not an area where there should be high rise buildings, even 6 storeys high. It would disturb ecological balance of the suburb as it will bring in a lot of traffic and parking congestion.</p> <p>Vaucluse Village is already congested with cars and it is difficult to park anywhere on the strip most of the time.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p><b>CID: 153 SNO 162 INO: 453</b> <a href="#">Summary</a></p> <p><b>David Muraben</b></p> <p>Like to voice concern re: proposal to increase height limits in Vaucluse.</p> <p>Declare strongly against it.</p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites

CID: 154 SNO 163 INO: 455 [Summary](#)

**Juliette Eve**

Plans are in place to knock down 4 houses at 1-7 Hopetoun with a view to building medium density residential buildings i.e a 6 level scheme on the site.

Why is this the first we have heard of plans that are to take place immediately next door?

Understand that similar plans are in place for our immediate neighbours on the other side, 1 Petrarch Ave.

We would usually receive written notification including any plans for development in the area but have received nothing re these plans which can be found on the council website.

Our neighbours also appear to be in the dark re these plans.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

The road where we live is dangerous enough as it is, with cars frequently coming off the bend and skidding (one time hitting my parked car and causing considerable damage). To add to that traffic is to increase the probability of accidents.

A 6 storey scheme will also block our light and views, another good reason why we should have been informed of these plans.

CID: 160 SNO 169 INO: 464 [Summary](#)

**Mrs V.F Alcaine**

Object to the proposal to allow six storey buildings in Vaucluse village. The proposal looks like the thin end of the wedge to ultimately change the character of Vaucluse village.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites
<p>CID: 77 SNO 82 INO: 215 <a href="#">Summary</a></p> <p><b>Mr Anthony Vavayis</b></p> <p>Anthony Vavayis + Associates Pty Ltd</p> <p><a href="#">Issue</a></p> <p>Increase height to 16m and 5 storeys: 7 Hopetoun Ave, Vaucluse</p>		
<p>Having reviewed recent approvals in the area, and having prepared a building envelope for the site, the applicant proposes a building height that is consistent with recent approvals in the area. In the order of 16m above basement car parking.</p> <p>This is based on the sites unique topography that will allow this increase without adverse impacts.</p>		
<p>CID: 162 SNO 171 INO: 466 <a href="#">Summary</a></p> <p><b>Gaye Murray</b></p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>Owner of 2/28 New South Head Road, neighbouring building on eastern boundary of 1 Petrarch Avenue.</p> <p>My apartment will be potentially significantly impacted by new planning parameters if this opportunity site proceeds.</p> <p>My apartment has 6 large windows directly bordering 1 Petrarch Avenue, providing light and ventilation for kitchen, dining, living, study/third bedroom - harbour views are also available from two of these windows.</p> <p>Any increase in the existing height will negatively impact my apartment:</p> <ol style="list-style-type: none"> <li>1. Harbour views and outlook from westerly windows will be lost.</li> <li>2. Light into westerly windows will be blocked. To respect our amenity and comply with the RDCP, the required setback from our building will be considerable, impeding the size and possible development and its viability.</li> <li>3. Ventilation to westerly windows will be impacted severely.</li> <li>4. Severe increased pressure on parking. The area cannot accommodate more cars.</li> </ol>		
<p>CID: 197 SNO 266 INO: 596 <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Mark &amp; Lisa Novak</b></p> <p><a href="#">Issue</a></p> <p>Object to upzoning: 1-7 Hopetoun Ave, 22A-24 New South Head Road and 1 Petrarch Ave, Vaucluse</p>		
<p>The Council assessment of the views to be lost from 63A and 65 New South Head Road is wholly misleading. In assessing view loss council has prepared a simplistic and inaccurate elevation of our property without a proper or even close to accurate true view loss. Views are considered to be on a direct horizontal plane, which is in our case a view of the sky. The true value of our view is down to the water's edge and across to the heads and Manly. These are iconic views.</p> <p>The view loss has also been assessed by Council without anyone entering into our property and or being apprised of the rooms from which views would be lost. Our views, together with those of 65, would be lost from front gardens, both entry level and upper level from communal spaces (living areas, dining areas and kitchens,) all from across the front boundary which currently enjoy magnificent water views.</p> <p>Similarly, there is no assessment of view loss from the pedestrian perspective.</p>		

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites

CID: 172 SNO 181 INO: 498 [Summary](#)

**Mr & Mrs John & Elly Comino** There is no justification to increase the height and FSR of this site beyond what was proposed in the 2010 opportunity site consultation.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 176 SNO 185 INO: 477 [Summary](#)

**Mr & Mrs Ian & Anne Farrar** Strongly object to increased height limits on 1-7 Hopetoun Ave.

- It will diminish amenity of the area.
- It will be totally out of character with the height and dimensions of the nearby residential dwellings and townhouses on the street.
- It will diminish tranquility of the area.
- The wilderness of Petrarch Ave walkway is precious to everyone who uses it and to the fauna and flora in the area.
- Will mean more cars entering and exiting from 1-7 Hopetoun Ave. The road is very narrow, bendy and dangerous, and the scene of many accidents.

There are alternative sites in Vaucluse that can house more people without altering height restrictions in Hopetoun Ave.  
As nearly residents, we are confused why Council did not inform us of this proposal .

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 180 SNO 189 INO: 507 [Summary](#)

**Mr Bill Franks** Views will be blocked from many aspects impacting on the values of property. The site is different from the sites to the south in that the development of those sites were access on merit as having no impact on views whatever. Part 5.5 of the Residential DCP strickly requires that the maintenance of public views from New South Head Road.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites

CID: 180 SNO 189 INO: 508 [Summary](#)

**Mr Bill Franks**

Because of the congested nature of the surrounding sites, old apartment buildings built close to the boundaries it is most inappropriate to allow this zoning change, it will impact solar access. A development would not comply with Part 5.2 and 5.6 of the Residential DCP.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 186 SNO 196 INO: 487 [Summary](#)

**Jackie Henderson**

Strongly object to proposed height limit increase for 4 lots of land at 1-7 Hopetoun Ave.  
It would greatly compromise character of the suburb.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 189 SNO 199 INO: 489 [Summary](#)

**Mr Michael Aldred**

Oppose proposal to experiment with high rise developments. Council has no right to abrogate the agreement made at the amalgamation of the Vaucluse and Woollahra Councils that there would be no high rise/apartment buildings in this district, nor would there be any traffic lights.

This is an attack on amenity of residents who live here to avoid living in high rise areas.  
You should submit the idea to a full referendum to Vaucluse residents.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse



Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites

CID: 164 SNO 212 INO: 530 [Summary](#)

**Ms Catherine Varga**

We have a package showing drawings of planned buildings and a letter from an architect stating that our building would not be negatively affected. This is totally untrue and misleading. It requires only a few minutes of site visit to see the extremely negative effect on all the units in terms of view and in light during daytime.

[Issue](#)

Invite you to come here during daylight and show you the horrible effect on our standard of living, let along on the value of our properties. My unit, and other units will become very very dark and depressive.

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 165 SNO 262 INO: 587 [Summary](#)

**Mr Michael Farrell**

There are barely any vantage points for the public and tourists to look at our beautiful Sydney Harbour now. Views have been totally obstructed by lantana and bamboo. Are we going to remove a bit more of it for private viewing? Proposed height limit will totally block all views from NSH Rd footpath for the expanse of 1-7 Hopetoun Ave.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 165 SNO 262 INO: 588 [Summary](#)

**Mr Michael Farrell**

I obtain nearly all natural light from the western perspective of my apartment as all but one windows face west. Proposed 6 storey (or even 5 storey) building will plunge apartment into darkness all day. Currently already do not get any light in the apartment in the afternoon. I would object seriously if this was to be removed from my living space due to a new construction.

[Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

Part	Category	Sub Category
Part 4 - PDS	CI 4.3 Height of Building	Vaucluse sites

CID: 161 SNO 170 INO: 465 [Summary](#)

**Ms Margaret O'Loughlin**

Object to increase of height limits. Development will have a detrimental effect on traffic flow, parking congestion and noise to the surrounding area.  
Entirely inconsistent with the current area and community expectations.  
Strongly object to the rezoning to medium density.

#### [Issue](#)

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

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Part	Category	Sub Category
Part 4 - PDS	CI 4.4 Floor Space Ratio	Vaucluse sites

CID: 180 SNO 189 INO: 513 [Summary](#)

**Mr Bill Franks**

The proposed FSR control for 1 Petrarch Avenue, Vaucluse will result in inappropriate development severely impacting many residences.

#### Issue

Object to upzoning: 1-7  
Hopetoun Ave, 22A-24 New  
South Head Road and 1  
Petrarch Ave, Vaucluse

CID: 93 SNO 100 INO: 233 [Summary](#)

**Mrs Georgia Zoumpoulis**

Request a more appropriate and increased FSR and height for this area.  
Current FSR is 1.3:1 and request an FSR of 1.75:1 which is in keeping with similar development approvals in Petrarch Avenue and others in New South Head Road.

#### Issue

Increase FSR from 1.3:1 to  
1.75:1: Hopetoun Ave,  
Vaucluse

CID: 88 SNO 94 INO: 231 [Summary](#)

**Dr Anton Madievski**

Request a more appropriate and increased FSR and height for this area.  
Current FSR is 1.3:1 and request an FSR of 1.75:1 which is in keeping with similar development approvals in Petrarch Avenue and others in New South Head Road.

#### Issue

Increase FSR from 1.3:1 to  
1.75:1

Part	Category	Sub Category
Part 4 - PDS	CI 4.4 Floor Space Ratio	Vaucluse sites

CID: 87 SNO 93 INO: 229 [Summary](#)

**Mr & Mrs Tim and Anna Pope** Request a more appropriate and increased FSR and height for this area. Current FSR is 1.3:1 and request an FSR of 1.75:1 which is in keeping with similar development approvals in Petrach Avenue and others in New South Head Road.

#### Issue

Increase FSR from 1.3:1 to 1.75:1: 1, 3, 5 and 7 Hopetoun Ave, Vaucluse

CID: 84 SNO 90 INO: 235 [Summary](#)

**G Zoumpoulis, T Pope, A Madievski and A & M Vavayis** Increase FSR from 1.3:1 to 1.75:1.

The site drops approximately 10-12m from New South Head Road down an almost vertical cliff. Given the sloping topography, additional FSR can be achieved without any adverse bulk and scale impacts as the bulk can be concealed by the cliff. Minimal cut will be required with the exception of basement car parking.

#### Issue

Increase FSR to 1.75:1 (from 1.3:1): 1,3,5 & 7 Hopetoun Ave, Vaucluse

RFB could present as two storeys at New South Head Road, which maintains the medium density character of the area, and step down to 5 storeys. This responds to the topography and maintains Council's desired future character.

Future development is not likely to significantly impact on the amenity of adjoining development. Site is bound by roads to the north and south, and a reserve to the west. The site is ideally located to minimise amenity impacts.

Increase in density of the subject site will ensure that the Vaucluse Village interface is appropriately addressed and the built form on this key section of New South Head Road is consistent with the DFC of the locality. Redevelopment with higher densities will provide additional residential accommodation, employment and business opportunities in the Vaucluse Village.

Part	Category	Sub Category
Part 4 - PDS	CI 4.4 Floor Space Ratio	Vaucluse sites
<p><a href="#">CID: 77</a>   <a href="#">SNO 82</a>   <a href="#">INO: 216</a>   <a href="#">Summary</a></p> <p><b>Mr Anthony Vavayis</b>   Having reviewed recent approvals in the area, and having prepared a building envelope for the site, the owner proposes a FSR of 1.75:1 that is consistent with recent approvals in the area.</p> <p>Anthony Vavayis + Associates Pty Ltd   This is based on the site's unique topography that will allow this increase without adverse impacts.</p> <p><a href="#">Issue</a></p> <p>Increase FSR to 1.75:1: 7 Hopetoun Ave, Vaucluse</p>		
<p><a href="#">CID: 56</a>   <a href="#">SNO 59</a>   <a href="#">INO: 168</a>   <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Annmaree &amp; Apollo Kanakis</b>   Proposed FSR for this site is 1:1, where the adjoining sites to the west and south have an FSR of 1.3:1, and site to the east has an FSR of 1.5:1. This is not a good planning outcome, and is not an equitable result. An FSR of 1:1 does not facilitate redevelopment of the site. Whereas an FSR of 1.25:1 encourages redevelopment and has no adverse amenity effects. Applicant is seeking an FSR of 1.3:1 consistent with the two adjoining properties to the west and south.</p> <p><a href="#">Issue</a></p> <p>Increase FSR from 1:1 to 1.3:1: 1 Petrarch Ave, Vaucluse</p>		
<p><a href="#">CID: 23</a>   <a href="#">SNO 23</a>   <a href="#">INO: 50</a>   <a href="#">Summary</a></p> <p><b>Mr &amp; Mrs Tim &amp; Anna Pope</b>   Support increasing FSR to 1:3:1.</p> <p><a href="#">Issue</a></p> <p>Support increasing FSR to 1.3:1 : 1-7 Hopetoun Ave, Vaucluse</p>		