

19 September 2022

Sattler & Associates  
C/- [tony@sattler.net.au](mailto:tony@sattler.net.au)

Dear Tony,

**RE: LAND & ENVIRONMENT COURT PROCEEDINGS – CASE NO 2022/00152032  
PREMISES NO. 54 FRANCIS STREET, MANLY ROAD, MOSMAN**

I refer to the revised architectural plans prepared by Novam Design Studio, Sheets A00-A27, Revision D dated September 2022.

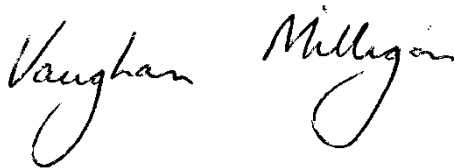
The revised plans note the following architectural amendments and encompass the changes noted within the Revision C “Without Prejudice” plans respond to the issues raised in the Joint Experts Report.

The changes made on the architectural drawings (Revision\_D) as noted on the report are listed below:

- Rear setback at first floor level increased to 9m at north-east corner and 10m at south-east corner
- Northern setback to Bedroom 1 increased to 2m
- Northern setback to Stairwell at ground and first floor levels increased to 1.5m
- Northern setback to Bedroom 2 increased to 1.5m
- Maximum ridge level noted as RL34.070
- North façade – W07 sill height at 1.5m
- North façade – W21 & W22 sill height, obscured fixed glass to 1.5m and glass louvre top section
- Minor internal reconfiguration of first floor level
- Shadow diagram information updated to address impacts to southern neighbour

I remain available to discuss the revisions and should require any further information with regard to the above, please do not hesitate to contact me on 0412 448 088.

Yours Sincerely,



**VAUGHAN MILLIGAN**  
*Town Planner*