From:	Darren Patterson
To:	Plan Comment Mailbox
Cc:	Nick Armstrong
Subject:	pp_2020_North_004_00
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Hi, I am writing as a Tennant of Unit 2102, 138 Walker St North Sydney, NSW 2060, one of two penthouse appartments in this building. My neighbour is an owner occupier.

I would be against any planning changes which would allow for the height of developments to be increased to over 24 floors in a view corridor which would effectively remove harbour views, where the water meets the Harbourside landscape boundary. This is contrary to the rights and case law in this regard, with regards to the land and environment court. I recently stopped this happening at my former home in Mosman, with several developments across the road from me. We would loose views of Athol Bay, Bradleys Head and the Neutral Bay / Mosman peninsulas.

I was potentially looking to purchase this property, and in the time since I moved here in October 2019, the Zurich building has gone up removing views of the Opera House and Southern Harbour Bridge Pylon.

I know that North Sydney is ever changing and there is a strong shift toward residential developments over commercial, but I would think it prudent, to establish a gradient from the front of the motor way back to appartments even on Pacific Highway, so as to accomodate and respect owners views and purchases through time. It seems highly unfair to “build out” existing residential developments in this part of North Sydney, which is at the top of the hill, so to speak.

I went to school in North Sydney and am supportive of the move to residential v commercial and the pedestrian walk ways and cross city rail etc, but simply allowing more and more towers to be build at higher and higher levels, without regards to existing residents or developments will lead to a ghost town of run down and distressed property investments, most of which will come from off shore investors.

Regards,

Darren Patterson

Director

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