



**BEECROFT  
CHELTENHAM**  
CIVIC TRUST INC  
the voice of our community

The General Manager  
Hornsby Shire Council

Dear Sir,

**DA161/2021 for 38b Malton Rd and DA137/2021 for 38a Malton Rd Beecroft**

The Beecroft Cheltenham Civic Trust objects to both these proposed developments for the following reasons.

- Impact on indigenous vegetation.
- Impact on vegetation on adjoining properties
- Excessive excavation for dwelling at 38b Malton Rd
- Non-compliance with conditions attached to the earlier approved subdivision.
- Suspect vehicle turning circles

The original subdivision was approved under delegated authority and many issues raised by the community at the time appeared to have been ignored. This is the second attempt to approve two dwellings on the site and the community does not want to see similar issues, such as loss of indigenous vegetation, approved for little or no reason.

The Trust strongly insists that any development must be designed to minimise impacts on the site's constraints, whether they are vegetation or heritage. The Trust believes a dwelling should be designed to fit the constraints, not change the constraints to fit the desired dwelling design. Any proposed development should comply with Council's various strategies, such as climate wise and urban forest.

Past approvals have raised concerns within the community that issues raised by residents are often given minimal consideration. Based on the history of the site, the Trust request these two developments for dwellings be considered by the local planning panel.

Yours sincerely  
Ross Walker OAM  
Vice President

Beecroft Cheltenham Civic Trust

20 June 2021