



CITY OF HOBART

MINUTES ATTACHMENTS

CITY PLANNING COMMITTEE MEETING

OPEN PORTION OF THE MEETING

MONDAY, 26 AUGUST 2019

AT 5:00 PM

VENUE: LADY OSBORNE ROOM, TOWN HALL

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7.1.2 604 Sandy Bay Road, Sandy Bay - Dwelling

A. Mr Ian Headley - Tabled Information - 604 Sandy Bay Road2

To Hobart City Council Planning Department

25th August 2019

From John and Krystina Mackintosh, 11 Elma Rd Sandy Bay

Dear Sir/Madam,

In response to the proposed development at 604 Sandy Bay rd.

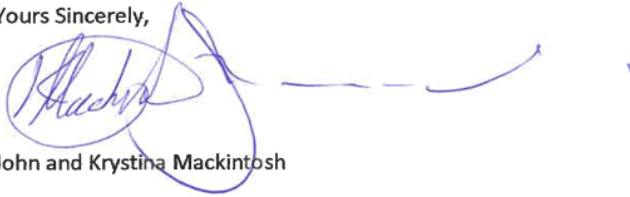
We have no objections to the bulk, size, and visual impact this development would cause us.

As this proposed development is situated on Sandy Bay Rd, with no access to Elma Rd, or the Nutgrove precinct it is in keeping with other developments on Sandy Bay Rd in this area.

This development will in no way affect this property detrimentally. There will be no loss of sunshine, or any other such amenities.

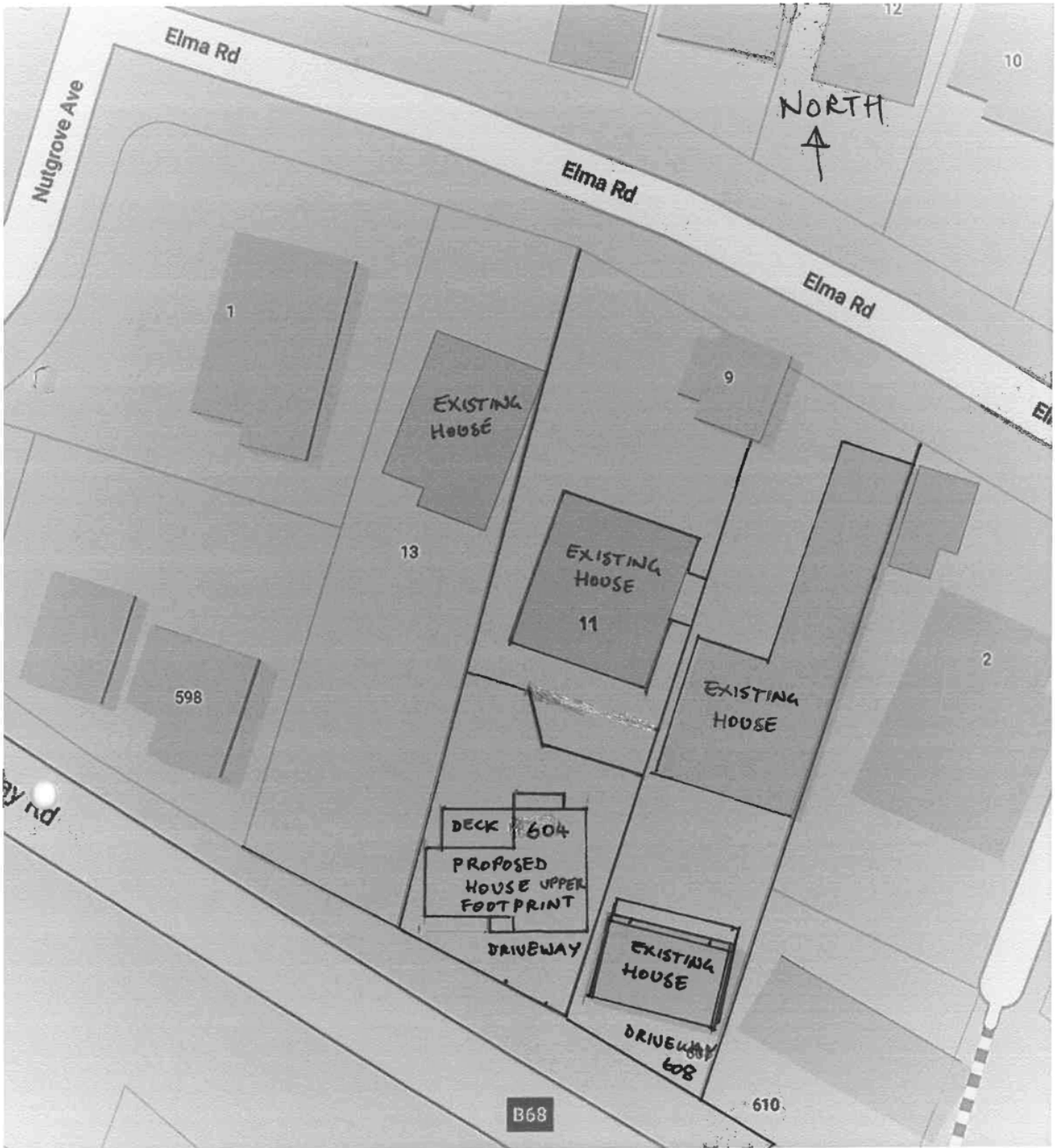
In addition, as residents of Elma Rd, our personal view is that the residence will be in keeping with other properties in this portion of Sandy Bay Rd above the escarpment as viewed from Elma Rd.

Yours Sincerely,



John and Krystina Mackintosh

NOTE : PROXIMITIES OF NEIGHBOURS
BY COMPARISON

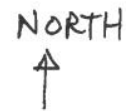


PLAN VIEW FROM GOOGLE MAPS
INDICATING PROPOSED HOUSE AT
604 SANDY BAY RD. IN CONTEXT
OF EXISTING HOUSES.

JULY 2019

NOTE: PROXIMITY OF EXISTING HOUSE AT 11 ELMA RD
COMPARED TO 13 ELMA RD.

NOTE: SIMILARITY OF EXISTING PROXIMITY
OF 608 SANDY BAY RD. TO 9 ELMA RD.



SATELLITE PLAN VIEW OF PROPOSED HOUSE
AT 604 SANDY BAY RD. IN CONTEXT OF
EXISTING HOUSES.

(BOUNDARY LINES INDICATED APPROXIMATE ONLY)
NOT TO SCALE - SIZES INDICATED APPROX. ONLY



↑
PROPOSED SITE 609 SANDY BAY RD.

↑
608 SANDY BAY RD

FROM GOOGLE MAPS STREET VIEW JULY 2019.

EXISTING HOUSE
608 SANDY BAY
RD.

PROPOSED DWELLING
604 SANDY BAY RD.



VIEW FROM 11 ELMA ST.



Item No. 7.1.2

3D IMAGE FROM ROAD

Agenda (Open Portion)
City Planning Committee Meeting - 26/8/2019

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Item No. 7.1.2

VIEW FROM SANDY BAY RD

Agenda (Open Portion)
City Planning Committee Meeting - 26/8/2019

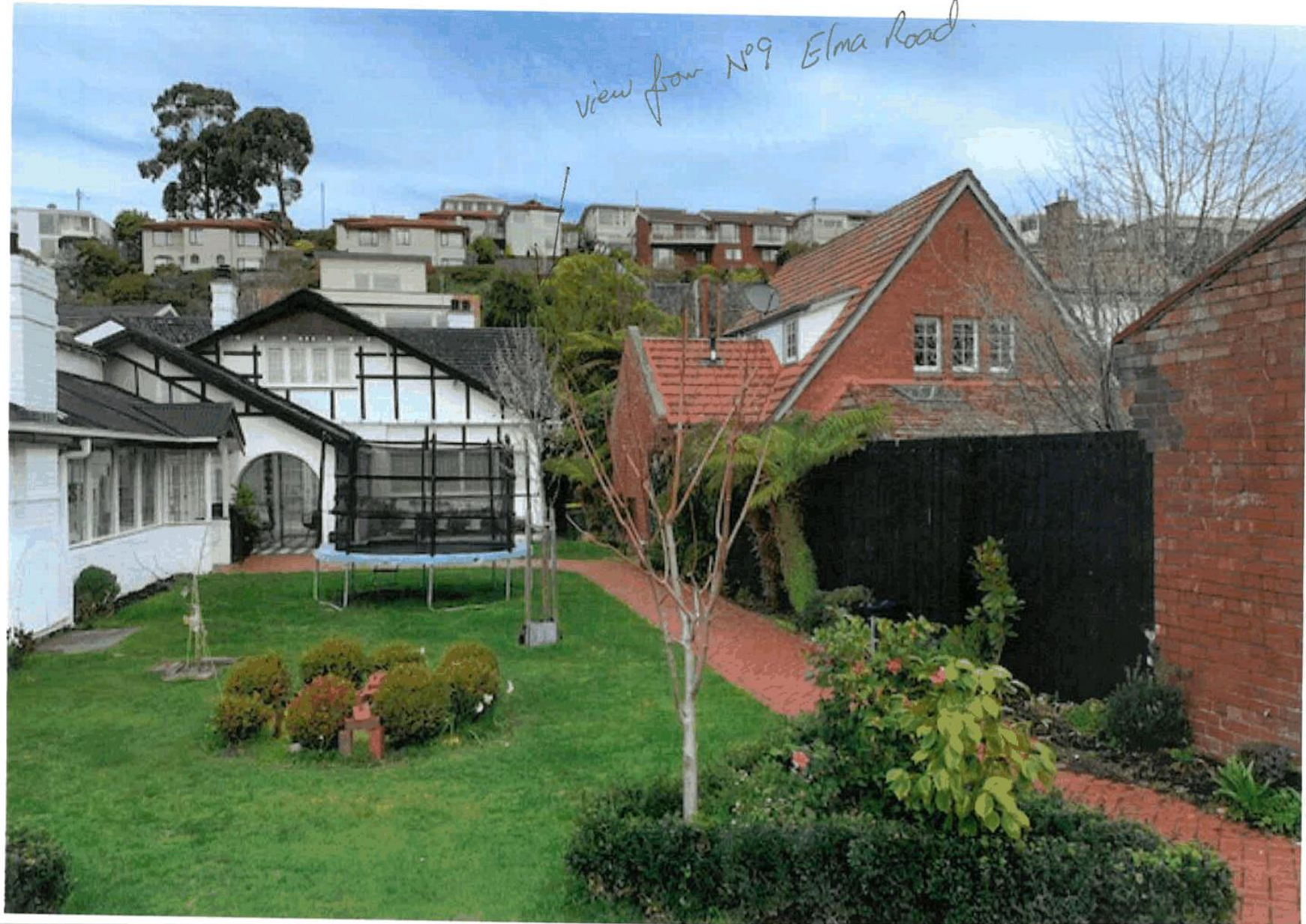
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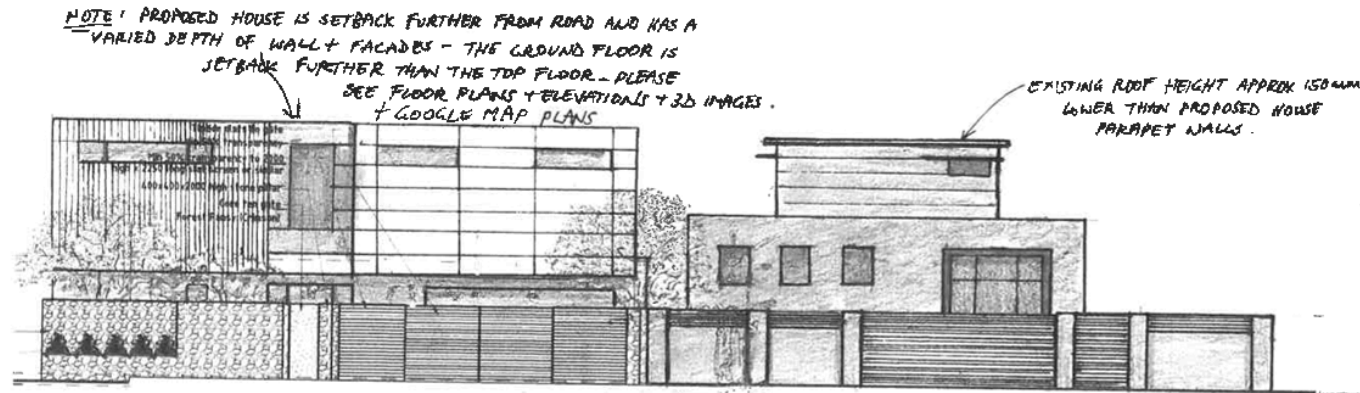












PROPOSED HOUSE
604 SANDY BAY RD.

EXISTING HOUSE
608 SANDY BAY RD.

SOUTH ELEVATION

ARTIST'S IMPRESSION 604 SANDY BAY ROAD.
(SCALE APPROXIMATE ONLY)

COMPILED COMPOSITION FROM PLANS, GOOGLE STREET VIEW.

JULY 2019. DRAWN: IAN HEADLEY.

