
Sent: 15/10/2020 5:35:39 PM
Subject: Online Submission

15/10/2020

MRS Jenny Beninatti
- 22 Carew ST ST
Dee Why NSW 2099
jennybeninatti@gmail.com

RE: Mod2020/0488 - 14 Patey Street DEE WHY NSW 2099

Northern Beaches Council
725 Pittwater Rd
Dee Why NSW 2099

Re: Objection re carried on development MOD 2020/0488

We have as many neighboring properties being affected by the above development and we are extremely disappointed by council allowing this happened. Many owners of neighboring properties have start realizing the massive impact this development will have in many aspects on their life and huge failure on the part of the council in protecting the rights of their rate payers to reasonable amenity.

I am strongly objecting against the roof mounted Aircon units/cylinders and false wall that is nearly 2 m heigh and 10m long. The Building that is already 3 levels height looks like 4 now with an additional wall built on top of the the roof. This increases the building height optically by another level. All surrounding houses are 2 story max and this is now a 4 story like building in the middle of a residential area. There are family houses on both sides also back and front. Aircon ventilation units are all around the roof which looks like some grotesque futuristic spider. They are so very reflective and will no doubt be also very noisy.

- This is not an industrial area, none of the local buildings have anything like this on the roof. How come all apartment blocks, public schools or other commercial properties in local area were able to incorporate these units within the structure without need of exposing them on the roof for everyone to see. This is cheap and nasty looking. I have come to meeting of Determination panel and they have assured us on maximum height of this development. How come that they can suddenly increase the height by installing units on top??How is it possible that the builders told me that they will get approval from the council retrospectively, when I have approached foreman?? Is this how it is done?? Is there some quiet agreement with the council ? They seemed to be very confident to keep working on it even though they are illegally built. This developer needs to be pulled into line, I request that you do not give any approval to the blatantly illegal works that have been imposed on us and see the councils blessing in this DA. Further to this I request you order the complete removal of these illegal parts to the structure forth with. I will be considering my legal options against the council should you give approval to these works.

- The Louvre system installed on the windows does not serve any purpose at all and does not provide any privacy to us and other neighbors. We can see from our house directly in to the hospital rooms and people from hospital can see directly to our living room and bedroom. How

could only council fail so badly to allow this non functioning louvers to be installed - this is absolute joke. We have been advised by the builders that this are louvers for BASIX requirements not for privacy. We have as many seek help with the understanding of all documentation lodged as part of the DA and our friend who is town planner told us that there is lot's of errors in lodged documentation and principles of Land and Environed court have been completely ignored particularly in area of privacy. Privacy should be main focus particularly when commercial property is build in the middle of the residential housing. Addressing privacy that is usually major issue in many commercial developments have been complete failure in this DA and would be with no doubts main reason we would proceed with any legal action suggested by other neighbors, that have already seek legal help. We request that our privacy is maintained and protected and all windows overlooking our property to be opaque or better louvers installed that stop people in hospital overlooking our house, garden open space and looking directly in our bedroom

If the legal proceeding is to be carried out we will take part of this class action. We are strongly believe that this is great example of corruption and will have pleasure exposing those within council who are responsible for this.