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To: DA Submission Mailbox
Subject: Online Submission

01/02/2022

MR Lauren McNamara
50 Alfred RD
Brookvale NSW 2100

RE: DA2021/2567 - 60 Federal Parade BROOKVALE NSW 2100

RE: Planning Application Number DA2021/2567

Dear Mr Milliken,

We are writing to object to the abovementioned application for a car park development at 60 Federal Parade Brookvale 2100.

This development is directly adjacent to our property at 50 Alfred Rd and, based on information provided, we believe it would significantly and adversely impact both ourselves and the surrounding neighbourhood.

Impacts include;

Worsened property security - a car park at 60 Federal Parade is likely to directly increase opportunities for unwarranted gatherings and potential rear yard access - it is unclear if the proposed rear fencing and hedging is sufficient to mitigate any of this risk - we also note the planned short distance between our real wall and the rear edge of proposed car parking may not comply with council regulations.

Increased noise pollution - increased traffic and car parking activities, plus increased general congregation in the area will create noise pollution and diminish the residential nature and natural environmental aspects of the area. We note no specific noise impact tests have been conducted for this area, rather have been extrapolated from previous tests conducted in completely different locations?

Increased risks of light pollution at special events - we note the comments re bollards, but no specifics at all have been provided regards proposed acceptable usages and times for any 'night time' and 'special events' - we would vigorously object to any car park in this residential area being operated for ANY 'after hours' events whether school or rugby league parking overflow - this usage would cause significant disruption from light (and noise) pollution - see increased security risks above too .

Additional damage to the environment - we have already been subject to the removal of substantial and iconic gum trees under the guise of risk management? A convenient finding

when a car park is being proposed to be established? These trees were home to many native wildlife; kookaburras, rosellas, owls and more. They also provided substantial shade and cooling to the surrounding properties. They were visually stunning and added to the general character of the area. Native tree removal in this day and age is galling, and the replacement with a car park even more so.

Ref: <https://youtu.be/94bdMSCdw20>

Worsened local traffic conditions - the area is currently over trafficked - with road conditions overcrowded and unsafe during school drop off and pickup times. Traffic controls are completely inadequate - addition of car parks and increased school capacity would only significantly worsen this issue.

Finally, we also note the Urban Design Referral Response does not support the proposal. The studies conducted contain incomplete information, assumptions and data and community consultation thus far has been sub par: As affected residents we did not know of tree removal until we discovered arborists in our yard on the day of removal?!

This is not a balanced proposal. It clearly benefits the school only and is to the detriment of the area's residents' diminishing lifestyle and likely also having significant adverse economic impacts on property values.

We object to its implementation.