
Sent: 17/11/2018 3:28:57 PM

Subject: RE THE DEVELOPMENT OF THE PROPOSED BOARDING HOUSE AT 195/197 SYDNEY ROAD FAIRLIGHT

16th November 2018

ATTENTION TO THE PLANNING DEPARTMENT - Northern Beaches Council

FROM: KEN STEWART

196A SYDNEY ROAD FAIRLIGHT.

MOBILE: 0402 282957

As a long time resident of 196A Sydney Road Fairlight I wish to make a submission against the proposed development of a BOARDING HOUSE AT 195/197 SYDNEY ROAD FAIRLIGHT. APPLICATION no: DA2018/1708 and also DA20/2017.

My reasons for opposing the development are as follows:

1. The Boarding House by nature attracts less permanent and more transient people who really have no interest maintaining the beauty of our area which will mean a decline in the value of our properties. As a resident in this area for over 20 years, who is now retired I cannot have decisions being made by council that cause the potential future sale price of my property to be devalued.
2. You proposed development could house about 100 plus new residents. Where are they going to park their cars? The Proposal only allows for parking for 50 cars which is totally inadequate for such a big development. The local streets are already filled to capacity with residents cars already. Please come a take a look and see how crowded the streets are.
3. Sydney Road is a very busy road in both directions. With access for 50+ more parking spaces at the Boarding House to be located on what is already a dangerous and busy section of Sydney Road is very poor planning.
4. Loss of heritage of existing buildings.
5. There will be a significant environmental impact in the form of noise pollution as a result of crowding 120+ people into an area previously accommodating just 2 families.
6. The proposal will in the future comprise the living standards of current and future residents in this area.
7. I have no issue with sensitively designed accommodation being built on these 2 blocks but the current proposal does not meet any of the State Government guidelines to "Stepping up planning and designing for better places while respecting and enhancing the local character. I don't believe this DA meets these guidelines.

I would appreciate you response to my concerns at your earliest convenience.

Yours Sincerely

Ken Stewart.

Sent from my iPad Pro