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Subject: Online Submission

26/09/2021

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RE: DA2021/1426 - 51 Kalang Road ELANORA HEIGHTS NSW 2101

To whom it may concern:

I wish to raise the following concerns/objections to the proposal regarding 51 Kalang road.

1. The proximity of a significant easement/re-entrant that runs directly under that property and the environmental & water movement impacts of such major construction works. As I understand it a DA for the further development of 55 Kalang Rd was knocked back on this very subject.

2. The proximity to Elanora Heights Community Preschool. The concern being the disruption to the learning environment caused by construction and the heavy equipment involved and the safety of young children who will be present and in close proximity on a daily basis. Such projects take months to complete so I doubt that construction can be completed during holiday periods. After construction my concern would be by the extra traffic flow near the preschool and the increase pressure on available parking especially at peak times.

3. Access and egress to Community centre/preschool carpark during and after construction. Egress from the carpark is already difficult due to the already 'blind' nature of the bend on which 51 Kalang Rd is located. My understanding of the plans has the projected build occupying the entire block further obscuring sightlines from the exit of the car park.

4. Has there already exists empty shop fronts at Elanora Heights village centre is there really a need for more shops?

Lastly the yellow notice of application was not displayed at the site (51 Kalang) until as late as the 20th of this month, leaving a scant 7 days for interested stakeholders a chance to raise their concerns. I find this disingenuous.