
From: [REDACTED]
Sent: 5/04/2022 5:40:21 PM
To: Council Northernbeaches Mailbox
Subject: Mod2022/0091 - 48 Johnson St Freshwater

Mod2022/0091 48 Johnson St Freshwater

Changes to approved development DA2020/1723

We are concerned over the proposed new retaining wall and possible impact to groundwater flows, causing water backing up or damming and impacting our property's gardens and building footings.

We and many other neighbours have video footage of the recent 8th March 2022 storm event. Our yards and under houses were inundated with rivers of water.

It's hard to understand how a revised development with an enlarged pool will cope with such inundation and how the proposed groundwater drainage system might impact ours and neighbouring yards.

Climate change has now been acknowledged by experts in the field, that we are now experiencing a significant increase of extreme weather events. With that knowledge, any structure being built and the associated management of water would need to withstand the one in 50, one in 100 and one in a 1,000-year storms and floods as have recently occurred in NSW.

We ask council staff to be mindful when considering building approvals regarding the impact of climate change.

We note that only this application Mod2022/0091, applicant T M Mcdougall (owner), has been displayed outside the property during the notification period.

However, a complete new development application for 48 Johnson St, DA2022/0279 by applicant S. Gleeson (MCK Architects), has been submitted concurrently and has not been displayed at the property to date.

Given that the new development proposal DA2022/0279 is simply an extension of the approved application DA2020/1723, we ask, why are the proposed DA2022/0279 works not included in this Mod submission?

As they are all part of the whole development of 48 Johnson Street.

We expect all applications will be viewed in their entirety as one overall development of 48 Johnson St.

Regards

Steve Crowley
[REDACTED]