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Sent: 5/11/2021 6:17:27 PM
To: DA Submission Mailbox
Subject: Online Submission

05/11/2021

MR David Walker
- 60 Forest WAY
Frenchs Forest NSW 2086
[REDACTED]

RE: DA2021/1814 - 58 Forest Way FRENCHS FOREST NSW 2086

Dear Chief Executive Officer,

Re: 58 Forest Way, Frenchs Forest, NSW 2086 DA 2021/1814

WRITTEN SUBMISSION: LETTER OF OBJECTION

This document is a written submission by way of objection to DA 2021/1814 lodged under Section 4.15 of the EPAA 1979 [the EPA Act].

Our concerns on the current development proposal are as follows:

- * Density Increase
- * Vibration impacts
- * Waste asbestos and dust controls

Density Increase

We have noted that the number units per residence has increased from 2 to 3 bedrooms for each unit, which constitutes an increase in density. This increased density also impacts our privacy and has a negative impact on the neighbouring dwellings. These units are for seniors and the size and number of bedrooms should be capped for the target demographic.

Vibration Impacts

The revised proposal all requires underground parking which will require excavation, most likely through sandstone. We are concerned that this proposal will lead to adverse impacts on adjoining properties especially as the property will be very close to our property (60 Forest Way, Frenchs Forest). We are concerned by the following extract (Michael Adler and Associates, prepared 24/9/21, Reference 21/09798) has indicated in section '5.2 Excavation' that "Care will be required to ensure that both the adjacent roadway and the immediately adjacent structures are not damaged when excavating the rock.....Buildings bearing on rock can be highly susceptible to damage from vibrations when rock excavations are made in the immediate vicinity" and "There have been many cases in Sydney where..... adjacent structures have been damaged" [SEP]

An experienced geotechnical engineer or engineering geologist must observe the excavation as it progresses and that vibration monitoring will be required to limit ground vibrations. As specified in section '5.2 Excavation support'. We ask that this be made a specific development consent condition.

We would also request that a visual property inspection, by a qualified building inspector, prior to demolition and excavation to provide a baseline of the current status of adjacent properties.

Dust controls

We are also concerned that the proposal does not adequately address dust controls for the construction, especially during the excavation. We are concerned that dust will impact our home and garden as we have a growing family that spend time in the garden. Adequate dust controls must be employed during demolition, excavation and construction.

[REDACTED] Waste asbestos

We are concerned that Asbestos around the windows and in the eaves has not been identified and is at risk of contaminating adjoining properties when the property is demolished. [REDACTED] We would require the development to have an asbestos management plan prior to demolition and that asbestos be properly identified prior to demolition and appropriate management, disposal and tracking/reporting procedures be put in place. And we would like a report detailing what was found (if anything) and what is being done about it. [REDACTED] We ask that this be made a specific development consent condition.

[REDACTED]

Yours sincerely

David and Seok Walker