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**Sent:** 5/10/2020 6:52:35 PM  
**Subject:** ATT Maxwell Duncan DA 2020/0264 &DA2020/0263 57-59 Myoora Road  
Terrey hills  
**Attachments:** 5102020 Objection to H&G I.pdf;

Dear Maxwell,

Please accept this submission from Duffys Forest Residents Association which was inadvertently stuck in outgoing mail box.

I note that the matter must still be under assessment given some new documents just provided by the proponent.

Kind regards,

Jenny Harris  
Secretary  
Duffys Forest Residents Association



# DUFFYS FOREST RESIDENTS ASSOCIATION INC

P.O. Box 567 TERREY HILLS NSW 2084

Northern Beaches Council  
725 Pittwater Road  
Dee Why  
NSW 2099

Dear Mr Duncan,

**Re DFA2020/0264 & DA 2020/0263 Change of Use - Use of industrial building as a warehouse facility for storage and distribution of warehouse products.**

Duffys Forest Residents Association (DFRA) thank you for the opportunity to express our concerns about the proposed change of use.

DFRA do not support developments which propose unacceptable noise impacts and safety concerns for adjoining residential properties and local pedestrian traffic.

Loading and unloading of the materials including steel is likely to have a detrimental impact on surrounding properties.

The site is located in IN2 light industrial zone, however, the type of trucks proposed to be using the site is unsuitable in a light industrial zone given the proximity of the site to the R2 zone, local primary school and transport hub for Forest Coach Lines.

The site shares a footpath used by many school children and local pedestrians.

Forklifts **must not** be permitted to load or unload from Myoora Road.

Hours of operation are unclear if operations which emit nuisance noise will commence at 6am or 7am.

We are concerned that the plan of Management (POM) has been provided as a means of ticking a box on the application and appears very open to non compliance with the following statements;

***“All stationary vehicles SHOULD switch off their engine;  
No truck or forklift movement SHOULD occur outside before 7.00 am.  
Stationary trucks MAY be packed indoors between 6.00 am and 7.00am.  
Truck movements SHOULD be coordinated prior to the closing of the previous business day in preparation of the loading the following morning*”**

***All Hardware & General trucks and forklifts which require some form of reversing alarms SHOULD use a Quackers alarm, as opposed to a typical tonal reversing alarms”***

The Operational POM is unacceptable needs to be amended to;

Include a complaints register  
specify that the above activities MUST not SHOULD  
The actual hours of operation.

Specify there is to be NO onsite retail trade.

Address the management of environmental concerns in respect to stormwater, storage spills and contamination to the Neverfail catchment which has already occurred as a result of irresponsible actions by a business in Tepko Road.

DFRA appreciate Council taking then time to consider our concerns when assessing this development.

Your sincerely,

Jennifer Harris  
Secretary