
From: [REDACTED]
Sent: 23/07/2024 9:11:20 AM
To: Simon Ferguson Tuor
Cc: Council Northernbeaches Mailbox
Subject: TRIMMED: DA2024/0935 - Submission - 35 McKillop Road, Beacon Hill

Hi

I would like to make a submission regarding the third storey proposed in the above DA. The initial CDC application was only for a two storey residence.

I don't believe that the NBC DA/CDC process was designed to allow a third storey to slip through like this. Is this allowed in this location??

We don't believe that excavation of approximately 3-3.5 m is warranted in this location. The vibration from hammering of the rock will be felt throughout the area. Dilapidation reports for the three neighbouring properties should be considered. It should be DA conditioned (if approved) that vibrations should be limited and vibration monitors be installed on site.

As a structural Engineer, The FFL to FFL allowed for the garage of 2.65 m is not enough for the structural considerations of such a large open basement with no columns.

The water runoff from the CDC approval linked in to the DA approval will exacerbate the amount of water flowing onto the downstream neighbour as the landscaped areas are very small on site.

Best regards,

Bruce Lewis

[REDACTED]