
From: Jim
Sent: 19/07/2022 10:33:00 PM
To: Bonita Haikalis
Cc: Council Northernbeaches Mailbox
Subject: Re: DA2022/0959 Lot 4 DP628329 5 Cadow Street Frenchs Forest
Attachments: DA20220959.docx;

Dear Kye,

Please see attached a submission for 5 Cadow St, as the neighbouring property.

Many thanks,

Jim Haikalis

On Sat, 16 Jul 2022 at 20:59, Bonita Haikalis [REDACTED] wrote:
Attention: Kye Miles

Dear Kye

We have been overseas since 12 June 2022 arriving back in the country today and have just seen the Notice of Proposed Development letter for the above property. I note the submission close date was yesterday and we request a few business days to provide our feedback and concerns regarding the proposed development.

We will forward our submissions within the next three business days.

Please advise that we are still able to forward our submission past the submission date due to being overseas?

Thanks.

Kind regards

Jim & Bonita Haikalis
42 Dundilla Road, Frenchs Forest

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Regards,

Jim Haikalis
[REDACTED]

Jim Haikalis

19-7-2022

Owner, 42 Dundilla Rd, Frenchs Forest NSW 2086

RE: DA2022/0959: Number 5 Cadow Street Frenchs Forest NSW 2086

Assessing Officer: Kye Miles

Dear Kye,

We would like to express some concerns regarding the proposed development (DA2022/0959), highlighted below.

1. Non-compliant set-back, exceeding council requirements

- This will cause shadowing across a large part of our backyard
- The existing dwelling is extremely close to our back fence, we had accepted this due to being an existing design and the neighbouring property is set very low. The proposed extension will certainly be overbearing, and hard up against our side boundary, exaggerated by the additional height.
- The proposed alterations an extension will certainly impact our view of the valley looking towards Belrose and Terrey Hills
- The sheer bulk of the redesigned dwelling will certainly

2. Excessive Shadowing

- Our property is very sensitive to shadowing, as is the neighbouring existing house. When we installed a fence at the side boundary, we kept this low (1.2m height) to assist the then-owners in getting light into their backyard.
- A second storey – this close to the boundary will most certainly have an adverse effect of blocking sunlight into our yard and house.
- In the wintertime, this will cause the master bedroom and second bedroom to feel extremely cold.

3. Privacy Concerns

- The alterations reflected in the plans show that the main ground floor living area, with bi-fold doors is at the back corner of the house directly adjacent to our rear yard, in very close proximity (a couple of metres only). This design would certainly impede on privacy of the occupants of our house
- Furthermore, there are windows on the top floor that face directly into our back yard and main bedroom.

Regards,

Jim Haikalis