
Sent: 10/12/2022 1:14:19 PM
Subject: DA2022/1985 - 27 Waine Street Freshwater

Dear Northern Beaches Council,

My name is Simon Pratley an owner/resident of 10/13 Waine Street, Freshwater. I have been happily living in Waine Street for the past seven years and I am writing to you to object to DA 2022/1985 for the building of the 4 story apartments at 27 Waine Street, Freshwater. There are so many reasons why this is a bad idea for our street.

- **Danger:** I think the first reason for objecting to this DA is the fact that the proposed highrise building will be built on a sharp hairpin bend. This is already a dangerous corner for drivers and pedestrians. When there are cars turning this corner coming in both directions, it is quite scary. If there is a busy driveway included on this bend, as access to this proposed six apartment development, it will be increasing the odds of a serious accident here and possibly a fatality. This is something to take very seriously. I live on a straighter section of Waine Street at number 13 and when leaving my driveway, it can be very difficult to see oncoming traffic when pulling out of the driveway. To have a driveway to a large apartment block on a dangerous hairpin bend in a narrow street is not logical.
- **Parking:** As a resident here I know first hand how difficult parking is on Waine Street. If there is a new six apartment building, each with three bedrooms, there is potential for 18 or more cars to be looking for parking each day in the already crowded Waine Street. Where are they to park? More importantly, where are we to park the residents who have been living here paying our council rates for years? Especially when there are often illegally dumped vehicles and trailers taking up valuable parking spaces in our street and surrounding streets.
- **Trucks and Trades:** With this in mind, the building of this 4 storey apartment block will obviously take a time, it could end up being a few years. Trades people will need to come to build the apartment. They will need to park, taking valuable parking spaces from rate paying residents. There will be trucks, especially initially for the demolition of the existing building, then the excavation of the site for the foundations etc of the new multistorey highrise building. With the trucks coming to do their work how will we manage to access our street. Again this is creating a dangerous environment for residents in cars and pedestrians. It's a recipe for chaos. It's a recipe for disaster.
- **Noise:** The excavation of the existing building and the construction of a new multistorey highrise will create lots of noise. Many people work online from home these days. My wife has a PhD and is a university lecturer who often works from home with important online meetings several times per week. She works for UTS as well as several European universities. She conducts meetings and classes with Australian and international colleagues and students. She teaches both teachers and university students. To be able to do her job, she needs to be able to hear and for the others in the meetings and classes to be able to hear her without peripheral noise coming from the demolition and construction of a multistorey apartment block within 100m of her window. I know of at least three other residents in my apartment block as well as at least one in the apartment block beside ours that also work and do business online from home. With the

demolition/construction noise it will adversely affect my wife's working environment. Therefore she may not be able to work here. This could jeopardise her position and income. If she was to lose her job because she can no longer hold online meetings or work from her home office, how will we pay our mortgage? Will the project developer of DA2022/1985 pay us compensation?

- **Breaking Council Regulations:** Lastly I thought the council had a cap on the height of a building in this side of Waine Street? I am sure this building is exceeding the council regulations. How then will it be possible to build a 4 storey apartment block? Also if there is underground parking, could this be considered a 5 storey apartment? There doesn't seem to have been any consideration for the adverse affects on the local area, residents and community, nor the added danger it is creating on this already dangerous hairpin bend.

Thank you for taking the time to read my objection to DA2022/1985. I am voicing my objection as a law abiding, rate paying resident of the Northern Beaches Council. My wife and I consider ourselves very fortunate to live in such a beautiful and safe part of Sydney. We respect the council, the laws, our neighbours (including the local businesses in Waine Street) and local community. Please do not allow this DA to go ahead.

Kind regards

Simon Pratley