

Northern Beaches Council
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URGENT
Closing date 8 October 2021

Northern Beaches Council
Civic Centre
DEE WHY NSW 2099

OBJECTION TO DA2021/1508 – 882A PITTWATER ROAD, DEE WHY

I would like to submit my objection to the above DA.

The applicant has asked that this proposal be considered to contain a Boarding House, Food and Drink Premises and Office Premises.

I believe the site is unsuitable to build a 9 storey building with 20 "Affordable Housing" dwellings.

- ✓ **CAR PARKING** - It has no car parking at all for any of the 40 tenants and 3 commercial offices.
- ✓ **ACCESS – There is a rapid transport bus lane immediately outside the site.**
There is no provision for off-street parking for deliveries to the café, commercial offices or takeaway food delivery services for 40 boarding house tenants.
No area for garbage trucks to stop to collect garbage and waste because of the bus lane
No provision for trucks to access the site during the building period because the rapid transport bus lane is immediately outside the proposed building.
- ✓ **FIRE SAFETY** - The proposed building has **no rear access** which brings about problems with **safety** of a possible 40 residents, plus those employees in the 3 commercial offices. There is one way out if there is a fire – walk down 9 flights of stairs.
- ✓ **ACCESSIBILITY** - The three essential **Accessible** dwellings, are on levels 5, 6 and 7. There are no ramps for a wheelchair or physically impaired tenants to safely exit seven levels of stairs.
- ✓ **AMENITY IN RESPECT OF NEIGHBORING BUILDINGS** - The 9-storey building offers nothing to **enhance the amenity** of the people living in surrounding buildings. To the contrary, this will further decrease the amount of natural sunlight accessible to existing units.
- ✓ The **density of living** in such a confined space constrained by buildings on both sides, provides an inferior type of accommodation, no natural ventilation east-west through the building and little to almost no natural light.



Name Helga Helm Helga Helm

Address 14/10 Daps St
Dee Why

Signature Helga Helm

Date 4/10/21

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Scan and Email: council@northernbeaches.nsw.gov.au
or Post: Northern Beaches Council, PO Box 82, MANLY
NSW 1655