
From: Frank
Sent: 27/06/2023 11:41:52 AM
To: Council Northernbeaches Mailbox
Subject: Development Application DA2022/0145 - 4 Delmar Pde, Dee Why

Dear Councilors and planning panel members,

I'd like to make a submission regarding Development Application DA2022/0145 - 4 Delmar Pde, Dee Why. This DA proposes an 8 storey building. The proposed development is situated on the northern border of the Stony Range reserve, an environmental and heritage regional botanic garden.

Dee Why has already become an urban disaster with high risers and high density constructions that have a dramatic impact on the suburb livability and put an enormous stress on the whole Northern Beaches infrastructure.

But Dee Why has one of the very last regional botanic gardens on the Northern Beaches, and one that's taken over half a century to develop & nurture. This last piece of local environment pride visited by residents and tourists from all the Northern Beaches is seriously threatened by this development.

An 8 storey building will create huge shading of the adjacent Stony Range reserve. Excessive & increased shading will cause damage to flora through increased dampness & reduced sunlight. The specialist microclimates in the reserve will be impacted by increased shading, not only in the immediate area of shading, but also in the adjacent areas.

I urged the Northern beaches urban planners and planning panels to reconsider the excessive height of the development and reduce it to match existing surrounding buildings and prevent any further impact of the last piece of environment left in Dee Why.

Decisions taken regarding this DA will have long-term impacts. Once a tall development sits on the boundary of Stony Range, the impact will be enduring. It won't and can't be undone. An 8-storey building is not complementary or without detriment to Stony Range Reserve.

Please reduce the height of the development, in consultation with the Stony Range volunteers committee.

Regards,
Frank Peylaire

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