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To: DA Submission Mailbox
Subject: Online Submission

08/08/2023

MR Ross Dalgleish
12B Brighton St - 12B Brighton ST
FRESHWATER NSW 2096
[REDACTED]

RE: DA2023/0995 - 54 Brighton Street FRESHWATER NSW 2096

This proposed development is out of character with the area. Because of parked cars, there is barely enough room at the moment for two cars to pass each other on Brighton Street. An increase in traffic of this proposed proportion would need to be accompanied by a widening of the road. The bitumen of the road needs to be frequently patched up because of the water flowing down Waratah Street. A concrete surface would be needed with much improved stormwater run-off. At the moment Brighton Street is often under water at the proposed site in heavy rain. The 165X bendy bus would need to run a lot more often to service the large increase in the population. It will also have to run outside of peak hours to service the proposed large number of seniors. Downer will never agree to this as the seniors don't pay high fares. The developer should subsidise the buses on an ongoing basis. The intersection between Brighton Street and Harbord Road is already too busy and extremely dangerous. The proposed increase in traffic would necessitate an expanded intersection with a separate left turn lane and a right turn lane, together with either a roundabout (no good for bendy buses) or traffic lights. You would also need to reduce the speed limit from 50 kph (often exceeded) to 40 kph to cater for the elderly pedestrians. This is a quiet suburban area and this high density proposal will adversely affect the amenity of the neighbourhood.
Ross and Marie Dalgleish