
Sent: 18/12/2020 11:34:33 AM
Subject: Application DA2020/1501
Attachments: Council Letter re drainage.docx;

Dear Maxwell Duncan

I provide commentary on my concerns with the subject application at 38 Undercliffe Rd Freshwater.

1. The bulk of the building is excessive for that size lot.
2. Having a granny flat entrance at the rear, opening onto Moore Lane would be inside the rear boundary set back.
3. There is no stormwater drainage in Moore Lane. There doesn't appear to be allowance for new street drainage in the application?
4. The 2 car garage at the rear of the lot will cause further congestion in Moore Lane. Already the lack of parking in Moore Road causes residents & beach visitors to park here, contravening the no parking instructions. Manoeuvring into the garages will also be difficult.
I believe the access to parking should be off Undercliffe Rd.

A final resolution is unresolved to my attached letter

Regards
Paul & Marie Howison

Email: council@northernbeaches.nsw.gov.au

27/5/2020

Your Ref DF2020/0866

Re: Stormwater at 32 Undercliffe Road Freshwater 2096

Dear Tom Prsa

Thank you for your letter dated 15th May 2020.

It is difficult to solve this issue by just negotiating with the Strata Manager or Owners Committee.

There is no easy solution without some council input.

The problem started when No 32 installed a storm water pit in their front driveway.

I do not know who gave them approval to do this & why they had permission to divert stormwater through a new pipe directly into Moore lane. This lane has no provision to manage this stormwater.

Prior to the installation of the new pit & piping I believe the excess water from the driveway was absorbed into the grounds at No 32. There was no runoff into Moore Lane.

When I built my home in 2013 one of the conditions was to pave a section of Moore Lane allowing easy access into the garages, also to install grid drains in front of the garages. This water is then piped through my land down into Moore Road.

Because of the extra water draining from no.32 it now brings dirt & other surface rubbish from the unformed section of Moore Lane across the paved area & fills my grid drain. Water then floods into the garage.

When I paved the small section of Moore Lane an open dish drain was formed. This was to minimise water flowing into my grid drain. The dish drain was never designed to carry the extra volume of stormwater now coming from No.32.

I believe the best solution is to pave the remaining unformed section of Moore Lane & extend piping a further 25M down the southern side of the lane.

The retaining wall at the back of No 32 which the water runs down into Moore Lane should be also inspected for safety.

Yours Faithfully

Paul Howison