
From: John & Diane Lerpiniere
Sent: 6/06/2022 7:34:36 PM
To: Council Northernbeaches Mailbox
Subject: Concerns with DA 2022/0742 78 Chisholm ave Avalon Beach
Attachments: 78 Chisholm concerns.docx;

Dear Northern Beaches Council,
Attached are our concerns for DA 2022/0742.
Kind regards John Lerpiniere (mobile [REDACTED])

06 June 2022

John Lerpiniere
76 Chisholm Avenue
Avalon Beach NSW 2107

Re Development application, DA2022/0742,

We would like to submit our concerns as follows

1. I am concerned; there is no traffic management plan in place. The property is in a small turning circle there will be trades vehicles, deliveries of supplies and equipment and possibly cranes, cement trucks, concrete pumping vehicles, it also has a high level of pedestrian's activity walking through coming and going through Angophora reserve.
2. The property as it is now has a very small frontage with the carport to remain as is, how will building material/supplies/waste be stored without obstructing the turning circle and blocking access to our driveway 76 Chisholm.
3. The road Kerb and surface has just been renewed by the council this would need to be protected against and damages caused during the build and something in place to cover rectification if required.
4. There are two large garden beds in the front of the property that could have trees/vegetation and did have trees and vegetation in the past but were removed by the present owners.
5. I would also like to ask that the extension to the carport be deleted as the carport proximity to the turning circle. How could this even be considered? This carport is already outside the boundary parameters for construction! As the carport is already built to close to the road, the carport has been completely knocked over once already by a truck turning and it has been bumped another time that I am aware of. I am worried that with the extension toward our property if the carport is knocked over again it would cause damage to our property.
6. I am also concerned about the storm water management as we have just had landslides on Hilltop road I would ask you to consider stormwater water management system that will protect against this, I am aware there is a storm water management plan as part of the scope of works. However most of the vegetation from the back of the property has been systematically removed over the last few years attributing to the water runoff.

There needs to be more analyzing of the storm water drain system in hilltop road as whether the drains can handle the additional water going into them. As with the weather these days we are getting more and more rain.
7. I would also suggest that the cost of the build as quoted in the application is far too low for this work therefore the payment to the builders fund levy is to low and not correct.
8. People walk to the western end of the turning circle to take pictures of the iconic view of Pittwater and watch the sunset; this should also be considered with the height of the extension.

9. I would like to ask that the extension on the northern side facing us be reduced and moved back from the northern boundary between our properties. As the present plans show this will invade our privacy and affect our quality of life.

John Lerpiniere

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