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22/05/2024

MRS Jane Marsters
5 May RD
Dee Why NSW 2099

RE: Mod2024/0048 - 615 Pittwater Road DEE WHY NSW 2099

I would like to note my objection to the proposed amendments to the development LEC2024/00044633 (MOD2024/0048) which part of the zoned development area will lie directly on my back fence line.

The additional levels proposed will impede our privacy significantly, which will in turn have considerable effects of our quality of life, in our home and on our property in general, the recent removal of all trees from the property now enables the units directly behind us (which will eventually be behind the new buildings) to see directly into our house and we are able to see directly into residents bedrooms from inside our house. The new proposed property will be significantly closer and encroach on our privacy even further, as they will have a clear vision of all activities we wish to hold in our backyard. We noticed this specifically when the trees were removed from the development and the land cleared, contractors used large machinery to pull down trees which were on the fence line between the properties. The trees in my opinion were aggressively pulled down with no consideration to neighbours on the other side of the fence, large amounts of debris were shaken into our yard, and not one contractor checked to see if all neighbours were safe distances during the tree removal process, we also suffered significant amounts of dark grey dirt being propelled through the air during the land clearing. Clothing on the line was badly tarnished, fine black dust came through all open windows and into our house, as well as the deck and back of the house being covered in dust also. When reported to council no action was taken to investigate the issue, this lack of concern from contractors and council when the property was being cleared gives me great concern that during the development process we will be treated with the same lack of care, and suffer even further with dirt and debris filtered into our property.

The proposed addition of 9 extra dwellings which has consistently been refused by council in previous submissions, along with the removal of 7 car spaces is of great concern, considering the already overflowing additional cars, from residents in the units on the corner of Mooramba Rd and May road, ending up on May Road, this has led to significant concerns of safety from residents on May Road following 2 extreme accidents in the past 12 months.

The road ways leading in and around May Rd/Mooramba Rd and the small slip street of Pittwater Road surrounding the proposed development are not capable of sustaining such a significant increase in the population of the area.

The recent development in Delmar Road, and the soon to be developed property next to Stoney Range along with this development are simply too great of a residential increase in such a short period of time, with no additional increase or improvement in flow or safety to the surrounding roads.

Neighbours of May Road and Painters Pde, have made attempts to make these roads a priority to council with our success after we unanimously objected the proposal to paint a yellow line on the southern side on May road to stop all residents parking the entire way up. Other suggestions have been made to council but council have informed us that any other alterations to traffic flow would require another survey, since this time large pot holes have been left, painted lines have been left to fade, poles with reflective lights in the speed hump at the bottom of May road have been knocked down and not replaced.

To allow for more cars, trucks and other delivery items which will be required to enter May Road during the building of the development, without make some changes would be disastrous and could certainly lead to a fatal accident. No further developments should occur in the area prior to the upgrade of the road surface, lines being repainted, more options for parking and slowing traffic considerably.

Therefore considering the great intrusion on our privacy in our house and in our yard, as well as dirt, dust and debris we have already encountered in our house and yard during the clearing process, as well as lack of safe road ways leading in and around the development, residents have complained and offered suggestions on how to manage traffic flow, and parking the amendments in turn should be denied for simple commonsense let alone the assured residential and traffic flow increase it will attract to the already overly congested area.