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**From:** julien calvet  
**Sent:** 28/07/2024 1:56:25 PM  
**To:** Council Northernbeaches Mailbox  
**Cc:** Diana Calvet  
**Subject:** TRIMMED: Submission to DA2024/0831

RE: DA2024/0831 - 50 Macmillan St, Seaforth 2092 NSW

To whom it may concern,

This letter is to share some of our concerns regarding the plans of the development application we have recently received.

1. We have some concerns about the purpose of the build and would like to ensure that the propose of the alterations to the garage are for a garage and storage space and not for a living space.
2. If it is for that purpose, we have concerns about the number and orientation of windows proposed, in particular the ones facing directly into our property. It is mentioned that the windows will be for natural light only but at their height and how they are facing they will be directly looking over our garden and pool area and also onto our house and bedrooms. We will loose a lot of privacy to our property. If the purpose is for natural light to the storage area we would recommend the use of skylights.
3. We are concerned about the height of the proposed garage as it will be over 5.3m at its highest and easily visible from our property. It will be towering above our pool and garden area and we don't think that for storage purpose that height is required, even for storing a small boat.
4. We have concerns about the proposed drainage. From the last renovations done via CDC to lot 3 / DP6210 in 2020, the drainage and pipe work hadn't been done correctly and were not connected to storm water - they were left over ground and with the slop and topologie of the property rain water ran into our property making part of it extremely wet at all time, damaged and unusable. That extension also remains unfinished as privacy screening are not in place as per the plans.  
We need to be satisfied that the same won't happen again as current draining to that area seems to be poor and rain water currently already goes from their property to ours.
5. We have concerns about the loss of light and sun to our garden and pool area. While the shadow cast map provided is helpful it shows the impact in the middle of winter and we would like to understand the impact at other time periods in the year (eg. Feb, Oct).

Kind Regards,

Julien & Diana Calvet  
48 MacMillan Street, Seaforth, 2092 NSW  
