
From: DYPXCPWEB@northernbeaches.nsw.gov.au
Sent: 17/11/2024 3:02:49 PM
To: DA Submission Mailbox
Subject: Online Submission

17/11/2024

MR ROBERT STRAHORN
1 / 46 UNDERCLIFF RD
FRESHWATER NSW 2096
[REDACTED]

RE: DA2024/1430 - 38 Undercliff Road FRESHWATER NSW 2096

Being the owners of this address for 50 years I would like to raise the impact of the DA2024/1430 on the residents of Moore Lane and Undercliff Road.

1. This is a densely congested traffic area where the residents experience difficulty accessing parking which is already at a premium. There is rarely a parking space available on Undercliff Rd for our use as rate paying citizens and no spare parking on Moore Lane for its residents. Driveway access for residents must be seriously given high priority throughout the entire demolition and building process.
2. During demolition and construction the residents will be further blocked by the building process with Skip bins, machinery, drilling equipment and traffic hazards that will last for many months creating unwanted inconvenience for the residents who will be unable to park their vehicles locally. Priority consideration should apply to laneway residents.
3. There is an environmentally cultural impact to the residents who will no longer have the laneway access to shops and beach during an extensive building phase. This will create some anxiety to frail, aged residents who rely on the shortcut entrance to shops.
4. 10% loss of sun during the winter solstice will create considerable shade on our building during the coldest winter months and increase our power bills for extra heating.
5. The environmental noise and dust impact from demolition and deep drilling over extended periods will affect the tenants who work from home preparing important lectures for their workplaces. They will also require driveway access Monday to Friday for their work.
6. We have substantial concerns regarding the structural damage to our building from the deep excavation, drilling and demolition works planned for this development. The process will occur right on our property boundary where we have our one only access path to our property from the garage. We need written reassurance regarding any negative impact.

Thank you for reading my concerns.
Robert Strahorn