
Sent: 15/11/2019 1:14:06 PM
Subject: Online Submission

15/11/2019

MRS Amanda Spencer
1 Berith St ST
Wheeler Heights NSW 2097
waterpolo2@optusnet.com.au

RE: DA2019/1173 - 3 Berith Street WHEELER HEIGHTS NSW 2097

15/11/2019

ATTENT; Anne-Marie Young

Yet once again I write a submission strongly opposing construction of a Seniors Housing Development, DA 2019/1173 - 3 Berith Street Wheeler Heights.

My greatest concerns are the loss of our privacy. Our rear garden is our private sanctuary, the proposed 2 storey development will over look the entire backyard.

Secondly - property depreciation due to lack of back yard privacy.

It is clear the owner & developers intend to maximise their investment by building the largest development they can onto the block with no regard to neighbouring properties.

I refer to two Arborist reports by Jackson Nature Works of Beverly Hills, submitted on 28/8/18 & 23/10/19. Plate 14, tree 20. The photo depicted in this plate I believe has been photoshopped. My crossover & driveway is shown to be totally smooth & void of any root damage from the existing Gum, tree 20. I will forward photos to my submission via email. I believe the tree & its extensive root system will uplift any new footpath creating a hazardous situation for the elderly residents with their walking aids.

The development is totally out of character with the street scape. Most properties in the street are of brick & tile construction - cottage style with pitched roofs. The proposed design may fit into the newer/younger developments of Greater Sydney but it does not blend well in the established suburb of Wheeler Heights.

The proposal shows 16 bedrooms + 8 underground car spaces. I cannot believe the Traffic Engineer Referral Response can accurately estimate that each property will have X number of cars & of those, will make X number of trips per day. What if every dweller owns a car, that could lead to 16 vehicles plus guest cars. As in my first submission, I raise my concern over the school zone.

No 5 Berith Street is one of the oldest homes in the suburb. Not only is the roof asbestos but also the walls. These are presently covered with white brick veneer.

We live next door to this development & I believe we have the most to lose. Our interests have not been taken into account by NB Council. Unlike Mrs Croyden @ No. 5 Berith St., we have received no contact or inspections from councillors. Disappointing to say the least.

I request the erection of Height Poles to clearly identify the impact this development will have on my property. SEPP HSPD states the building height will minimise visual impact, disruption of views, loss of privacy & loss of solar access. I believe this proposal has not adhered to those guidelines. If the development was a single storey construction of 4 infill self care housing units, it may be acceptable & I'm certain that most submissions by neighbours would have lesser objections.

I would be grateful if you could please consider my submission.

Yours sincerely,
Mrs Amanda Spencer