
From: [REDACTED]
Sent: 31/03/2022 12:39:56 PM
To: DA Submission Mailbox
Subject: Online Submission

31/03/2022

MRS Carol Gors
32 Johnson ST
Freshwater NSW 2096
[REDACTED]

RE: DA2022/0279 - 48 Johnson Street FRESHWATER NSW 2096

As neighbours on the downhill side of the property, we are writing to express concern in relation to the modified plans for 48 Johnson Street, Freshwater (DA2022/0279).

The modified submission contains plans for a basement which, given the significant depth and size, is likely to change the water table and impact how water flows down the street. The street experienced significant issues with storm water and sewage drainage (including being unable to flush toilets) after the recent rainfall in the area which caused flooding on Oliver Street. This could be worsened by the modified plans as the size of the basement is likely to cause a bottle neck or concentration of water if there is significant rainfall.

I hold concerns that during significant rainfall these modified plans could directly affect my property as there is a large hole in the rear western side of my property that could be impacted by any land slippage that may occur from a concentrated stream of water.

The application notes that the modifications are minor, however given the likely impact on surrounding properties from possible drainage/sewage issues and land slippage, not to mention the unknown impacts on possible natural water springs under the street, it would be difficult to justify approving the modification under Section 4.55(2)(a) of the Environmental Planning & Assessment Act 1979 as "substantially the same development as the development for which consent was originally granted".

In addition, I, like many of my neighbours, are concerned about the precedent this could set for future renovations. Many existing properties on the street are older and could be impacted by this level of excavation becoming the norm.

The Council has an obligation to residents to consider the likely impacts of the modified plans (including environmental and sewage/drainage impacts) and seek independent expert opinions to ensure there are no unintended consequences on surrounding properties.

Regards,
Carol Gors