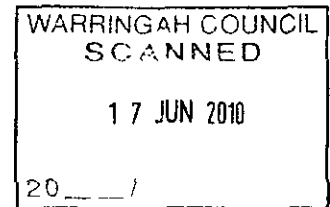
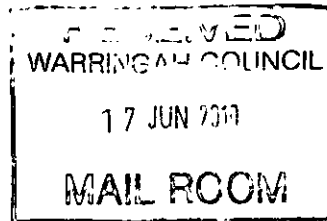


Graeme Dossetor
3 Coles Road
Freshwater NSW 2096

11 June 2010

The General Manager
Warringah Council
Civic Centre, 725 Pittwater Road
DEE WHY NSW 2099



Re: Development Application No. DA2010/0697

22-26 Albert St, Freshwater/5-21 Lawrence St, Freshwater/18-22 Marmora St, Freshwater

Dear Sir

I am submitting the following objections to the application listed above:-

- DENSITY exceeds the LEP restrictions. Warringah's current LEP was approved by the state Government of NSW as meeting our obligation to consolidation of population and I strongly object to the above Development which exceeds this.
- LANDSCAPED OPEN SPACE. Proposed open space is extremely limited and does not comply to the current LEP. This is extremely important to the health and well being of a community and CAN NOT be depleted. Lowering the health of a community costs the State severely with increased medical expenses and criminal behaviour. I strongly object to the above Development which exceeds this.
- HEIGHT. The above development exceeds the LEP restriction and causes overshadowing of the shopping village. I strongly object to the above Development which exceeds this.
- COMMERCIAL CAR PARK. Car parking spaces of the Development does not meet the LEP and will cause severe congestion to the already heavily congested village particularly during the summer where beach traffic already is an issue. I strongly object to the above Development which exceeds this. There is no plans to improve or limit this effect.
- FRONT BUILDING SETBACK does not comply with current LEP and adds to issues with over shadowing. I strongly object to the above Development which exceeds this.
- I must strongly question the LAND USE in regard to H1 And H2 as not being consistent with the LEP

On top of this, construction over the 2 years will severely and adversely effect current shop owners and the community causing unwarranted financial losses, The loss of a fresh food outlet and the nearest open space being Jaka Park.

I must also point out that the developer has not tried to meet any aspects of Warringah's LEP banking on the State Government over riding the councils requirements. It does also not adequately mange storm water and will cause major environmental issues as it drains to the beach.

And finally the development is trying to circumvent a foreshadowed Freshwater Village Master Plan has been foreshadowed and opening the doors to other developments out side the LEP.

I urge you to consider the greater benefits for all concered in the implementation of GOOD planning and good LEP guidelines.

Yours Sincerely

A handwritten signature in black ink that reads "Graeme Dossetor".

Graeme Dossetor BE (Civil)