

Council Item 8.4 - Attachment 5 - Representations - 25 Jillian Street Kings Meadows

**From:** Karyn Wood  
**Sent:** 4 Jan 2018 10:29:43 +1100  
**To:** Contact Us  
**Subject:** General Manager 25 Jillian St

To the General Manager,

I am writing to you regarding a few concerns we have about the proposed 3 units being built at 25 Jillian st. We live at 23 Jillian st.

We feel the construction of 3 units with one entry point to the block of land and parking due to the structure of the street could potentially be an ongoing problem and disrupt parking outside our house for visitors. We are not against development however, feel the block is more suited to 2 units or a single house because of the above reasons.

Also number 25 is a fire threat at the moment as the grass is extremely high and very dry. Having had fires there in the past we are quite concerned about that.

Other concerns are as follows:

- The fence but Claire informed that a full screen fence should be installed by the builder of 1.8 metres high, is this correct?
- Lee from the council came up and met with my husband Glenn yesterday and talked about the overflow of storm water from the street along the boundary the adjoining proposed development.
- Also catchment of surface water at the rear of the proposed property
- The capacity of the existing sewer line to cope with a potential 12 new residents when it was originally designed to accommodate for one house

Our further concerns are:

- when the dwellings are under construction the lack of area for work people and heavy machinery to park and mess being left on the street. Clarie described that this is the builders responsibility at the time of building but as he has not maintained the block to this point we feel this needs to be addressed as an issue of concern
- need for an actual footpath to allow for foot traffic outside as there is not a constructed footpath there

Kind Regards

Karyn Wood

**From:** Kim Butterworth  
**Sent:** 8 Jan 2018 08:14:43 +1100  
**To:** Contact Us  
**Subject:** DA0637/2017  
**Attachments:** Council Letter - DA06372017.pdf

Hello,

Please find attached a letter in relation to application DA0637/2017

Regards

Kim Butterworth

8 January 2018

General Manager  
Launceston City Council  
PO Box 396  
LAUNCESTON TAS 7250

Via email: [contactus@launceston.tas.gov.au](mailto:contactus@launceston.tas.gov.au)

Dear Sir/Madam

**DA No: DA0637/2017**

I am writing to you in relation to the above-mentioned application.

We are very concerned about the proposed application for the construction of three, four-bedroom units at 25 Jillian Street.

The primary reason for our concern is the increase in traffic that these units will cause in our street, not only during the construction of the units but also when the units are occupied. As you will be aware, Jillian street is a dead-end street, there is no cul de sac at the end of the street, it just ends so there is very little room for vehicles to turn around and often have to utilise drive ways to do this if there are vehicles parked on the road. The number of vehicles would increase dramatically during the construction period, which will make it difficult for residents to get in and out of their property.

We are also concerned about the delivery of materials during the construction period as there is a very high chance that we, as well as other residents at the end of Jillian street may not be able to leave our properties in the morning (when delivery of materials usually occurs). We are a one vehicle family and have three drop offs to make in the morning before getting to work, so we do not have time to wait if we are unable to get out of our drive way. we have very restricted access in and out of our property, having vehicles parked on our side of the ride and opposite drive way does at times make it difficult to get into drive way.

Long term, we are concerned with the number of vehicles that may be parked at the units. Each unit has four bedrooms, but only two car spaces. Visitors and potentially residents will need to park on the street, where there is very little room. The street is not built to accommodate that many homes. We already have four two-bedroom units just down the road, who have to use the street to park on because they use their garages for storage.

Jillian street is a very quiet street that leads to a reserve and a number of children use the area to ride their bikes because it is a no through street. When our children our older I would like to think they too would be able to do this, however if these units are built we think it would be too much of a risk to do this.

We have no issue with a single dwelling being built at 25 Jillian street, as there would not be the potential for as many vehicles to be parked in the area.

Yours sincerely

Kim and Colin Butterworth

**From:** Boris  
**Sent:** 20 Dec 2017 18:23:12 +1100  
**To:** Contact Us  
**Subject:** DA0637/2017 - 25 Jillian St, Kings Meadows

DA0637/2017  
25 Jillian St, Kings Meadows 3 unit development application.

How are the power and communication (NBN) utilities planned to be connected? Not indicated on the drawings.  
Please confirm or ensure they are underground and not overhead to avoid visual impact or additional tree clearing in the reserve.

Regards John Becker