
From: David Panton
Sent: 20/08/2025 8:50:36 PM
To: Council Northernbeaches Mailbox
Subject: TRIMMED: Planning objection

Subject: Objection to DA2025/0923 – 92 North Steyne, Manly

Dear Sir/Madam,

I write to object to Development Application DA2025/0923 at 92 North Steyne, Manly. While I do not live immediately adjacent to this site, I reside locally at 5/2 Victoria Parade, Manly, and I am deeply concerned about the cumulative impact of inappropriate beachfront development on the character, amenity, and liveability of our community.

1. Excessive Scale and Height

The proposal represents an overdevelopment of a narrow site. Its height and bulk are out of keeping with surrounding buildings, and it would set an undesirable precedent for future developments along Manly's beachfront. Approving such a structure would encourage more oversized buildings in the area, changing the established scale and charm of the foreshore.

2. Impact on Streetscape and Character

Manly's beachfront has long been valued for its balance of open space, sunlight, and the coastal village feel that attracts both residents and visitors. A building of this scale disrupts that character, creating a dominating and jarring appearance in the

streetscape. The lack of alignment with neighbouring buildings further diminishes architectural cohesion.

3. Sunlight, Privacy, and Amenity

Although I am not directly overshadowed by the proposal, I am concerned about the broader community impact of reduced natural light, privacy, and open space for neighbouring apartment dwellers. Development in this location should respect the rights of nearby residents to access sunlight, enjoy privacy, and maintain their amenity.

4. Community and Environmental Concerns

The foreshore is one of Manly's greatest assets. Overly bulky developments erode the ambience and appeal of this unique location. Any new construction should be sensitive to the beachside environment, pedestrian activity, and community use of the area, rather than prioritising maximum density on undersized lots.

In summary, I strongly believe that DA2025/0923, in its current form, is inappropriate for this location. I respectfully request that Council refuse the application unless the proposal is significantly revised and reduced in scale to align with planning guidelines and to preserve the character and amenity of Manly's beachfront.

Sincerely,

David Panton

5/2 Victoria Parade

Manly NSW 2095

Sent from my iPhone