
From: DYPXCPWEB@northernbeaches.nsw.gov.au
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To: DA Submission Mailbox
Subject: TRIMMED: Online Submission

25/07/2025

MS Angel Maguire
14 / 36 - 38 Old Barrenjoey Rd RD
Avalon Beach NSW 2107
[REDACTED]

RE: DA2024/1091 - 5 / 1 Careel Head Road AVALON BEACH NSW 2107

Dear Sir/Madam,

I work in Dolphin Crescent, Avalon Beach close to the proposed site.

I am against this development for the following reasons:

There is already an over supply of childcare in the area. A new centre has opened in Newport and it is not yet operating at capacity. Additionally there are already at least six childcare services in Palm Beach, North Avalon and Avalon Beach as well as many Family Daycare services in the area several of these have current vacancies. Building another childcare service would add pressure on already existing services within the area who are currently trying to fill their services.

A childcare centre on this site would add a lot of noise during the day to Careel Head Road, a quiet residential area.

The site is on a corner road that regularly floods when it rains. The council has not done anything to manage this flooding. Driving around or through the water puts pressure on the traffic flow already, and additional traffic concentrated at drop off/pick up times at a childcare service on rainy days would impact this further. An outdoor play area and underground car park would be prone to flooding and water issues.

There are already four liquor merchants in Avalon and one or more in Palm Beach. There is no need to have another bottle shop in this location.

The redirection of traffic up Whale Beach Road crossing traffic to turn right would add a bottle neck/waiting time along Barrenjoey Road during peak times. It redirects extra traffic along residential streets at times that residents would be leaving for work or arriving home.

Parents of the proposed childcare centre may choose to park in local streets and take the 190X bus service into the city adding parking pressure to local streets.

Locating a childcare centre on the same site as a bottle shop is not appropriate.

The building is unattractive, out of character and large for the site.

To reiterate, I am very much in opposition to this development and hope that it does not gain approval.

Yours,
Angel Maguire