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Sent: 26/07/2025 11:56:04 PM
To: DA Submission Mailbox
Subject: TRIMMED: Online Submission

26/07/2025

MS Linda Gregory
5 Burrawong RD
Avalon Beach NSW 2107
[REDACTED]

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

To Whom It May Concern,

I am writing to formally object to the proposed development outlined in DA2024/1091 for a large-scale Dan Murphy's liquor store and childcare centre at 1-3 Careel Head Road, Avalon Beach.

As a resident of Burrawong Road, I am deeply concerned about the significant impact this project poses in terms of accessibility, traffic safety, and the overall character of our neighbourhood.

The developer has indicated that a concrete divider will be installed at the site, preventing right-turn access into Careel Head Road. As a result, vehicles approaching from the south will be redirected to turn into Whale Beach Road and then into Burrawong Road to access the daycare, bottleshop, and other businesses on site. This rerouting will funnel a high volume of commercial and customer traffic through quiet residential streets, turning them into busy thoroughfares. Whale Beach Road already features a steep crest that limits driver visibility, creating a known safety concern. The added congestion will heighten the risk of accidents and restrict safe access to our homes.

Equally troubling is the danger posed to children in our neighbourhood. Many walk or bike to school, and the lack of footpaths along key sections of Burrawong and Whale Beach Roads leaves them exposed to increasing traffic. These roads were never designed to support this level of commercial activity, especially when pedestrian infrastructure is so limited.

In addition, exiting the site requires a left turn onto Barrenjoey Road, forcing northbound vehicles to perform U-turns at uncertain locations adding yet more congestion and safety risks.

There are also broader implications for beach access. Burrawong Road and surrounding streets are frequently used by visitors heading to Whale Beach, particularly during peak seasons. Development-related traffic will further strain these corridors, reducing accessibility for residents and beachgoers alike. This impact will be most severe in the summer months, when beach traffic routinely overwhelms the area. Barrenjoey Road regularly experiences gridlock, often leaving residents unable to travel to or from their homes without facing long delays. Whale Beach is a cherished local destination, and this development will restrict public access. Council has previously resorted to digital signs diverting beachgoers to park at sports

fields and use shuttle buses to Palm Beach, highlighting just how serious congestion already is. The addition of traffic from this development will only aggravate an already unsustainable situation.

Moreover, this proposal offers little benefit to the community. The site's current use, with restaurants and takeaways, creates a vibrant and social hub that reflects the spirit of Avalon Beach. Replacing it with a corporate bottle shop diminishes local connection and erodes the area's unique charm.

Environmental concerns are also pressing. This site is located in a known flood zone, and the inclusion of a basement carpark is especially irresponsible given nearby development delays due to flooding. The complete removal of trees will further scar the natural landscape. The scale of this project is ill-suited to the location and disregards the environmental and social values our community holds dear.

The sentiment among residents is overwhelmingly opposed to this application. It does not reflect our values and fails to meet the needs of our community. I respectfully urge Council to reject DA2024/1091 and protect the safety, character, and livability of Avalon Beach for generations to come.

Regards,
Linda Gregory