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03/05/2024

MR Craig Boaden  
34 Trappers WAY  
Avalon Beach NSW 2107

**RE: Mod2024/0220 - 29 North Avalon Road AVALON BEACH NSW 2107**

The Avalon Preservation Association (APA) is a community-based group founded in 1967 and advocating for and representing residents of Avalon Beach and surrounding localities.

APA's understanding of this matter relates to the application to the Land & Environment Court ('the Court') by the developer to gain acceptance for:

1. The Keoride service to be defined as "public transport", therefore (it is proposed) meeting the "access within 400 metres to public transport" regulation
2. The developer not contributing to the provision of a safe footpath to the local shopping centre and to the nearest road to meet regular public transport ie Barrenjoey Road.
3. The developer not contributing to the provision of a pedestrian crossing for senior residents to safely access to the bus stop on Barrenjoey Road.

The requirements to provide or improve the infrastructure to allow senior residents to safely access mainstream public transport were set by the Court as conditions of approval in a recent determination. The present application seeks to modify or set those conditions aside.

APA opposes setting aside the conditions set by the Court. We do not agree that the current existence of Keoride is equivalent to the mainstream public transport system. The developer should be required to facilitate the provision of safe access to the western side of Barrenjoey Road, as is now per the current finding by the Court.