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

18/11/2024

MR Oliver Lewis  
63 Lauderdale AVE  
Fairlight NSW 2094

**RE: DA2024/1216 - Gourlay Avenue BALGOWLAH NSW 2093**

Dear Mr Duncan,

I provide this supplementary submission to object to DA2024/1216, following further review of the application and a recent note from the DA applicant to some residents.

Navigation channel and vessel size

The note from the applicant to certain residents, proposes to limit vessel size to 15m. However, the DA does not appear to have been amended.

If vessel size is to be limited, the limitation should apply to all vessels visiting or berthing at the marina so there is no confusion. Larger vessels, even if visiting, will create the same negative impact on community and the natural environment.

If vessel size is limited, there is no need for a navigation channel. However, it remains an element of the proposal in the note from the applicant.

North Harbour is an extremely popular mooring site with a very long waitlist (I am on that very long wait list). Removing swing moorings will reduce the availability of the already scarce moorings and negatively affect the boating community. In return, the general boating community gets nothing from this proposal.

A navigation channel will inevitably invite larger vessels and higher speeds into a sensitive environmental area that is enjoyed by swimmers, snorkelers, paddleboards, kayaks, recreational fishers and small vessels.

Enabling the entry of larger vessels will create an unacceptable risk for the environment and users. Many users will be driven away by the dominating presence of larger vessels. The remaining users and the environment will be exposed to large vessels maneuvering in areas with limited space and which are affected by direct exposure to the ocean, further increasing the risks.

The existing arrangements and mooring field have fostered a safe and community-oriented environment, which has protected the natural environment. Introduction of a navigation channel would create serious negative impacts for the community and environment with limited benefit to few users of very large vessels.

### Marina safety

It appears from a review of the application and other submissions that the marina will not comply with Australian standards. This should be rejected out of concern for safety. The location of the marina, directly facing the ocean and exposed to the severe impacts, exacerbates the risk and should be considered when evaluating marina dimensions and maneuvering space.

### Kiosk

The establishment of a "kiosk" remains a key concern. The applicant has proposed in a letter to some residents that the kiosk hours be limited and no alcohol served. At face value, these restrictions seem reasonable. Given the lack of community interest and engagement from the applicant and the grossly inadequate consideration provided throughout the application, I urge the council to consider strict application of these restrictions to ensure the spirit of such restrictions is maintained. For instance, will the applicant ensure alcohol is not brought to the venue and will they actively close the venue to ensure the impact on residents is managed in line with the spirit of the restrictions?

Thanks and regards

Oliver