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**From:** [REDACTED]  
**Sent:** 7/03/2025 5:08:50 PM  
**To:** Council Northernbeaches Mailbox  
**Cc:** [REDACTED]  
**Subject:** Application No. DA2025/0132, Proposed development at Lot 100 DP 1199949, 37 Roseberry Street, Balgowlah

Dear Council,

As age pensioners who are also long term residents at 41 Roseberry Street, Manly Vale directly opposite the above site, we wish to join fellow residents from our fifty unit complex who are also negative to the above DA.

We are deeply concerned at the remotest possibility that a venture of the magnitude of a McDonald's restaurant which we may on occasion otherwise patronise at far more suitable non-residential locations may achieve approval here. Our concerns in this situation include:

- This is an excessively high traffic congestion area already with narrow streets and noise levels for adjacent and nearby residents
- Intrusion on residential peace and quiet particularly at night
- Roseberry Street is frequently used at night recreationally by users of fast noisy vehicles
- Increased competition for limited street parking spaces for dual vehicle residents and visitors
- Increased passing pedestrian traffic day and night from other area residents when patronising the restaurant
- Likelihood of noisy youthful groups congregating nearby at night
- Likelihood of increased street litter

We would hope that Council will support it's affected residents rate payers and voters in this instance in a calculated and common sense decision in rejecting this DA.

Sincerely

Ed and Bridget Louey  
10/41 Roseberry Street  
Manly Vale  
NSW 2093

M: [REDACTED]

E: [REDACTED]