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To: DA Submission Mailbox
Subject: Online Submission

15/10/2022

MRS Catherine Griffin
67 Stuart St Manly - 67 ST
Sydney NSW 2095

RE: DA2022/1526 - 25 The Corso MANLY NSW 2095

Dear Assessment Officer.

I have taken the opportunity to read the Statement of Environment Effects for this DA which is in prominent position in Manly Corso. You may be aware that the Council has engaged consultants to develop a Manly Place Plan. this plan has yet to be completed. Incorporated in this Plan is a report of the Nighttime Economy for Manly CBD. This DA should be considered in this context.

In addition this DA refers to the Corso address and the front facing aspects of the design on the Corso, and does not include any consideration to the environmental effects of Market Lane. The 'rear' of the current buildings on Market Lane should be considered as part of this process. This area, although used by the various businesses as a back of house service area has recently become a successful pedestrian and cafe and outdoor dining area. The Manly Business Chamber has been working with Council to improve the amenity of the area, particularly with the location of large bins and frequency of collection for a single location. this DA provides and opportunity to improve the waste collection area in Market Lane.

I note that the Waste Report provided by the applicant appears to be a very lazy cut and paste from another report for a client in North Sydney.

"In preparing this plan, we have also taken into consideration North Sydney's Development Control Plan 2013. General waste, and recycling from the commercial food and beverage tenancy will be stored within a waste storage area in the Basement. It is recommended all service bins be located within the waste generating spaces, such as the sports bar, gaming area, dining, and kitchen area. Upon reaching full capacity, these smaller service bins can be transferred to the main bin room in the Basement at the end of each day."

Further references are made to North Sydney throughout the report. The report only addresses the internal movement and storage of the bins in the premises.

The issue not addressed in this report is the fact that the bins are placed outside in Market Lane for collection affecting the amenity of the area, by blocking pedestrians, creating unpleasant odours and mess for nearby cafes and retailers. Council should condition the applicant to provide a closed bin hide accessible to the collection contractors to improve the visual and accessible amenity of Market Lane.

The applicant should be requested to discuss this with the Manly Business Chamber and Council Waste and Sustainability Officers. this is an opportunity for this Applicant to improve a long standing problem at the rear of the premises.

Kind Regards
Cathy Griffin