
Sent: 29/05/2020 8:08:17 PM
Subject: RE: Further submission 2019/1157 #51 - 3535 Barrenjoey Rd Newport
Attachments: DA1157. 351 Barrenjoey Rd submission #3.pdf;

Attention Claire Ryan, Principal Planner.

We refer to our earlier submission/letter of this date and as explained in the attached letter/submission we believe we should make this further additional submission. We apologise for any inconvenience.

Kind regards

Gavin Butler

President

Newport Residents Association



Newport Residents Association Inc.

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29th May 2020

The Chief Executive Officer,
Northern Beaches Council,
PO Box 1336,
Dee Why, NSW 2099

Dear Sir,

Re Further submission re DA 2019/1157 351 & 353 Barrenjoey Rd Newport

We refer to our earlier submission of this date and since submitting have been contacted by one of our members a local architect and we believe her comments are both important and supportive of council's decisions to date and we believe we should submit these as an additional submission. We apologise that we did not include them in our earlier document of this date. The comments are as follows;

Concern was raised for a second time by the Northern Beaches Council in the Urban Design Referral Response 03/04/2020 regarding solar access of the proposed residential units as they still do not achieve the minimum 70%. This has occurred in a number of Newport applications in the past usually due to the applicant attempting to squeeze too many units on the site. The consequence of this, even when the bare minimum of 70% is achieved, is substandard amenity for future residents.

While the public no longer has access to plans of apartment layouts in the DA process, we strongly suspect a reduction in the number of units would solve solar access and reduce other issues. These include traffic reduction, need for removing the Lemon-scented Gum, better articulation of the Robertson street façade, and compliance with good cross ventilation required by the Apartment Design Guide and further reinforced as part of the Newport Masterplan to make use of coastal breezes.

We would appreciate these above additional comments being taken into account when assessing this planning application.

Yours sincerely,

Gavin Butler
President