
Sent: 18/08/2021 1:06:18 PM
Subject: Opposition to DA 2020/1756
Attachments: Newport DA 2020_1756.pdf;

Attention Jordan Davis

Please find attached my submission re DA 2020/1756

Regards
Sue

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19 Hudson Parade
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18 August 2021

General Manager
Mr Ray Brownlee
Northern Beaches Council

Dear Mr Brownlee

Re: Development Application: DA 2020/1756

I urge you to reject the DA 2020/1756

This D.A. raises problems similar to those raised by previous DAs. It still fails to meet provisions in the Newport Master Plan (NMP) and puts at risk the proposed enhancements of Newport village which were developed through community consultation.

The proposed building is inappropriately large. The scale of the retail shop facades are not in harmony with the village feel of Newport.

Barrenjoey Road is a busy thoroughfare and provides challenges in that it cuts Newport village in half. To meet this challenge and develop a community feel for Newport, Robertson Road, mid-way through the village, as recommended in the NMP provides the ideal location for a pedestrian plaza.

Approval of the proposal to provide vehicular access for the development from Robertson Road would block any development of a pedestrian-only area.

I also have concerns that some sections of the proposed development exceed height limits. Acceptance of this non-compliance would set an inappropriate precedent.

The site setbacks on Barrenjoey Road do not meet the provisions identified in the NMP. This would set an inappropriate precedent for future development. It is also against the spirit of the NMP which provides an innovative and imaginative plan to develop a community hub in Newport.

I urge you to reject this DA. The DA disregards the wishes of the locals to diminish the dominance of vehicles and restore a sense of community through pedestrian-only areas.

Yours faithfully

Sue Martin OAM
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