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**From:** DYPXCPWEB@northernbeaches.nsw.gov.au  
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04/03/2025

MR Michael Altenburger  
85 / 8 85/8 Koorala St ST  
Manly Vale NSW 2093  
[REDACTED]

**RE: DA2025/0132 - 37 Roseberry Street BALGOWLAH NSW 2093**

As a local living within 200m of the proposed development I oppose the DA on the following grounds:

- Roseberry St and Kenneth Rd (and the roundabout where they meet) often reach capacity already. There are times before and after work hours and on weekends when it is already difficult to get to Condamine St or Burnt Creek Deviation.
- the added noise pollution (already bad from Coles and delivery trucks). We will now have to put up with patrons arriving all hours of the day (potential in pimped-up motorbikes when all other venues in the vicinity of Manly are closing).
- added risk of traffic accidents as proven by many near misses during ordinary work hours from the actual tenant's front veranda. Together with associated road rage incidents.
- added air pollution.

similar objections have been made by locals whenever another high volume business was allowed to open along Roseberry St.

Mc Donalds for 24 hours 7 days a week will add to the already very stressed infrastructure including roads and parking. It will also increase air and noise pollution.