
Sent: 24/01/2020 9:18:32 PM
Subject: DA2019/1475 Lot3 DP86034 22 Victoria Parade Manly

Dear Sir
I object to the proposed development.

The Council has established a body of rules for residential development in the Manly area. This proposal in a Residential area is not consistent with these rules. For example the scale of the building is way above the approved scale.

In addition the solar access for both adjoining residential buildings will not comply with Council requirements in 3.4.1.2 C. This is totally unfair to adjoining residents.

The current building is 89 years old so please retain the facade.

The proposal has a outdoor entertainment are on the top level. This is absolutely unfair for the adjoining residences.

Council has recently undertaken a complete review of the parking permits in the Manly Isthmus Precinct area and found that there is a higher demand for permits than the available street spaces. The proposal provides 22 car spaces for 49 units. This is insufficient off street parking for a building of this size. Movement of daily traffic for both arrivals and departures would cause even further distress for parents using the drop zone for the school opposite this proposed oversized development.

The building should be no bigger than the 2015 approval for 36 rooms.

Yours sincerely
Graham Butson
42 Victoria Pde Manly NSW 2095