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**From:** steve gracie  
**Sent:** 26/02/2025 10:59:52 AM  
**To:** Council Northernbeaches Mailbox  
**Subject:** TRIMMED: DA2025/0132

Hi,

My name is Stephen Gracie. I live at 14 Burchmore Road, Manly Vale in an owner occupied house.

I have become aware of the above DA application - in my neighbourhood - and would like to indicate my opposition to this development due to,

1. The increase in traffic congestion it would develop. The traffic along Rosebery St. and Kenneth Rd is already excessive and produces traffic queues/congestion particularly at the round about at the Roseberry/Kenneth intersection.

Woolworths/Harvey Norman/Aldi/Bunnings already intake/discharge their customer vehicles into Rosebery street for extended hours trading. The inclusion of a McDonalds with 24/7 customer drive through operation into this same system is absolute madness, with the site under consideration being right at the choked intersection. Even now, due to the queue up (sometimes for almost the whole length of Rosebery Street.) I often need to exit Rosebery street at the Balgowlah Road end and proceed around the Council Pool to get back to my Burchmore Road residence.

2. The area under consideration has a border with large residential complexes which seem to house a lot of families with small children. The proximity to Manly West, McKellar Girls and St. Kierans Schools is also problematical due to the high number of primary school children who live in the area and would be exposed to excessive transiting traffic and dubious improvement in quality of life the Development would bring to the community.

3. I feel that the fast food need of the community is already well served with Kentucky Fried and various pizza/coffee bars/bakeries already present.

I think this DA represents a poor understanding of and compensate by Seven Miles to its founding community.

Regards,  
Stephen Gracie

