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**From:** DYPXCPWEB@northernbeaches.nsw.gov.au  
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**To:** DA Submission Mailbox  
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01/03/2022

DR David and Rae Allen  
8 Beauty DR  
Whale Beach NSW 2107  
[REDACTED]

**RE: Mod2021/0983 - 231 Whale Beach Road WHALE BEACH NSW 2107**

Re: Mod2021/0983 231 Whale Beach Rd, Whale Beach, NSW 2107

We registered our concerns about the original development proposal for this property. We received a letter from the architect outlining revisions to the proposal which indicated that reasonable efforts had been made to address the issues raised. However, the recent revisions to the approved plans give rise to further concerns.

The previously approved plans provided the continuation of the welcome amenity provided by the local cafe on Whale Beach Rd with the useful addition of a 'kiosk' on the beachside to serve beach-goers. The hours of operation and numbers catered for and staffing of these retail venues was consistent with the requirements to 'ensure the amenity of the surrounding locality'. It is difficult to understand how this requirement can be met with the proposed increase in the permitted number of clients, hours of operation and liquor licensing in both venues. Nor does it seem likely that proposed noise amelioration measures will be adequate or easily observed. Whale Beach already has a large function facility and even with good management, patrons' noise and behaviour leaving the venue causes considerable disruption to local residents which would be intolerable if the hours per day and 7 days per week are permitted.

Whale Beach is becoming increasingly difficult to negotiate and has limited parking, especially at night. The Council parking on The Strand is only accessible via a very sharp turn into narrow Surf Rd. An increase in motor and pedestrian traffic on this already dangerous road, is a further cause for concern.

As mentioned above, we support the amended proposal but urge the Council to reject the current, revised application to increase capacity and hours of operation of the proposed cafes, as inconsistent with maintaining the amenity for residents within the building and in the surrounding locality.

