

11 November 2022

HPS Reference: 2021053

The General Manager
Northern Beaches Council
PO Box 1336
DEE WHY NSW 2099

Attention: Northern Beaches Planning Panel

Dear Sir,

**SUBMISSION IN RESPOSNSE TO DA 2022/1526
19-23 THE CORSO MANLY & 25 THE CORSO MANLY & 27 THE CORSO MANLY
ALTERATIONS AND ADDITIONS TO AN EXISTING PUB**

We refer to the development application (DA) which is to be considered by the Northern Beaches Local Planning Panel (NBLPP) on Wednesday 16 November 2022, by closed session.

On behalf of the Applicant, Hamptons Property Services is pleased with the recommendation from the Manager of Development Assessment which seeks to approve this DA.

The Applicant does, however, request that the NBLPP consider Condition 12 of the draft Conditions of Development Consent which provides for **Metal Louvres** and states as follows:

The proposed metal louvre screens on the Market Place frontage are to be deleted and replaced with a material that is compatible with the heritage values of the conservation area. Details demonstrating compliance are to be submitted to the Council's Heritage Advisor for approval prior to the issue of the Construction Certificate.

In the interests of being able to progress this application expeditiously, the Applicant seeks to replace the metal louvres, with timber louvres, to address the concerns of compatibility that have been raised by the Council's heritage officer and ensure that the material is compatible with the heritage values of the heritage conservation area. A timber treatment will respond to the heritage values of the heritage conservation area as intended by this condition.

The use of the adjacent room requires a degree of screening and ventilation, such that a louvred solution is the most appropriate design outcome; the Applicant accepts the Council's position for a change of material requirement and seek that the condition be amended as follows:

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Hamptons Property Services Pty Ltd ABN 66 141 622 433



The proposed metal louvre screens on the Market Place frontage are to be ~~deleted and~~ replaced with ~~a material that is~~ timber louvre screens to ensure that the materials treatment is compatible with the heritage values of the conservation area. Details demonstrating compliance are to be ~~submitted to the Council's Heritage Advisor for approval~~ to the satisfaction of the Certifier prior to the issue of the Construction Certificate.

We would be grateful for the NBLPP's consideration of the above matter.

Yours sincerely,

A solid black rectangular box used to redact the signature of Kristy Hodgkinson.

Kristy Hodgkinson
Director

