
From: Sarah Paine [REDACTED]
Sent: Sunday, 18 February 2024 9:22 PM
To: Planning Panels - Northern Beaches
Subject: Re: Northern Beaches Local Planning Panel Notice: DA2023/0386

Categories: NBLPP

Dear Heidi,

I am the homeowner and resident at 2 Golf Parade, Manly. I have read the 'Development Application Assessment Report' submitted by the Council and have the following additional concerns for the panel to consider. Unfortunately, I am currently travelling for work and cannot join the meeting via Teams on Wednesday.

1. **Solar access:** It appears that my property at 2 Golf Parade was ignored in the shadow diagrams and has not been considered. It's clear that what little light I get will be greatly impacted in the afternoons by the planned development.
2. **Traffic flow:** More time must be spent evaluating the impact of traffic. I have seen so many near accidents, and the intersection is blocked regularly due to the patronage of this service station. As it currently stands, cars can access the hand car wash from a different entry point. The proposed mechanical car wash will add additional traffic into the service station at the same entry as customers filling up for petrol.
3. **Operating hours and acoustics:** The current operating hours are for a hand car wash at the front of the building, not a mechanical car wash adjacent to multiple residential properties on the south and west boundaries. This will impact the usage of our small outdoor living spaces from morning to late evening and force us to shut doors and live mainly inside.

I appreciate your consideration.

Regards,

Sarah Paine

