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**Sent:** 30/08/2019 11:28:12 AM

**Subject:** (DA2019/0645) MNB OBJECTIONS to significant development at 26 Whistler St Manly.

**Attachments:** Submission to Council by Girdlers Cafe.pdf;

Hi,

Please find attached the objection letter to DA2019/0645

Regards,



**Sebastian Matiz** General Manger

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**SIMPLE HONEST GOODNESS**





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**Submission by:** Girdlers - Manly

29 August 2019

Northern Beaches Council  
Attention: Claire Ryan

Dear Ms Ryan

**RE: OBJECTIONS TO DA2019/0645 - 26 Whistler Street, Manly**

We are the owners of Girdlers Cafe, a health conscious, community-oriented food cafe located at Short Street Plaza, Manly, directly opposite the proposed development site.

We have various concerns in respect of the proposed development at 26 Whistler Street, Manly and we wish to object to the proposal. In particular, we note as follows:

1. The proposed building is significantly higher than the surrounding multi-storey buildings along Whistler Street. The proposed 8-storey development exceeds the 25 metre height limit.
2. The development, if built, will severely impact upon a number of the nearby retail businesses on the basis that there will be a significant loss of sunlight. It appears from the plans that the proposed building will not have a design or side setbacks which are wide enough to allow sunlight. The development will overshadow areas of Short Street Plaza and Whistler Street, which currently have the benefit of long periods of sunshine. The height restriction should be adhered to.
3. Girdlers - Manly premises currently attracts customers due to its location and, in particular, the sundrenched seating area. This was a large drawcard to us in entering into the Lease of the site and is now a large drawcard to our customers.
4. By losing the benefit of the sun, the business will be severely impacted, as will the surrounding retail businesses. We believe that without the sun the premises will no longer be a viable site for the operation of our business. In addition to this, in our view the design of the development is highly likely to increase the wind tunnel, now, with no sun, again having a severely detrimental impact upon our business and the surrounding businesses. In particular, a reduction in foot traffic for all retailers in the areas.
6. The density of the site and surrounding area in our view requires additional parking and does not warrant a development of the height proposed.



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We thank you in advance for giving consideration to our submissions and would be happy to discuss our concerns further.

Sincerely.

Sebastian Matiz  
Director

Girdlers Café  
Short St Plaza Manly