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Subject: Online Submission

14/12/2021

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RE: PEX2018/0009 - 1294 Pittwater Road NARRABEEN NSW 2101

As a resident of Narrabeen since 1997. I chose to stay after renting for the first year, to live within a Village environment by the sea and lake as we know Narrabeen to be today. Yes, I have seen developments along the peninsula, but to no degree of what is proposed in Application Number: PEX2018/0009. The size nature and overall height of this application to develop exceeds what would constitute a Village location.

We also have the following points of consideration with regards to this development application, that not only effect the local residence to the proposed sites, but the extended vehicle, pedestrian, and bus traffic and "parking availability" within Narrabeen which is already at extreme levels for residence. Even with on-site parking this development will stretch the local parking and existing residence beyond our Villages capability

- Proposed visual impact does not protect the character of the village locality
- Shadowing from the structures will further impact the neighbouring properties, as the proposed heights exceed that of the neighbouring properties at 8 meters
- Privacy to adjoining properties has not been taken into consideration, as have other property developments in the area since I have lived in Narrabeen
- Consideration to the wind effect of this development. As a coastal environment area, we are often affected by wind that we believe this development has not taken into consideration for neighbouring residence and the community
- The suburb of Narrabeen is not considered an area where affordable housing schemes would add value to existing owners and residence. And why they elected to purchase or move to Narrabeen. Many other suburbs of the council are better suited to such schemes
- Parking for local residence is already a premium, where street parking is timed and not available most of the day. This type of development will bring many more cars resulting in great strain to all residence and visitors to Narrabeen village
- Frontage landscaping and removal of existing vegetation and trees will have impact the village of Narrabeen, and in particular the neighbouring properties
- Vehicle access and traffic into Albert Street and lagoon Street, will impact what is already very narrow Albert Street. Currently residence wait for cars to single file through Albert Street as its not possible to pass otherwise.

With the above key points in our opinion, and the nature of the landscape coastal village on Narrabeen at mind for existing and future residence. We strongly oppose this development application and the concept of increasing the residential density to the village which is already at extremes.

There are more suitable locations with greater space for developers and council to consider before destroying what we know as Narrabeen Village, Narrabeen Lagoon and Beach coastal

environments. This is why we live here and no such development should every be considered now or in the future for this area on the Northern Beaches

Regards

Rob Willing