
From: Sharon Rigby
Sent: Sunday, 15 May 2022 5:51 PM
To: Planning Panels - Northern Beaches
Subject: RE: NBLPP MEETING 18th May 2022 MOD2022/0007 1031 BARRENJOEY ROAD PALM BEACH

Categories: NBLPP

Northern Beaches Local Planning Panel

planningpanels@northernbeaches.nsw.gov.au

RE: MOD2022/0007

1031 BARRENJOEY ROAD PALM BEACH

Dear Panel

I understand that the above application is being recommended for REFUSAL with regard to Conditions 5 and 6 of the modification being deleted.

I fully support this recommendation for REFUSAL.

Other than the reasons provided in the Council Assessment Report dated 18th May 2022, I would also like to add/ seek clarification of the following in relation to this property and cafe operation:

1/ Could Council please provide documentation for the approval of the existing main deck and pergola structure - not the unapproved deck extension in question here - (located to the south of the building)?

This structure was constructed in approximately 2005, however, a perusal of the Applications on the Council website shows no applications have been lodged for construction of the deck and pergola – in fact, there are no applications between 2001 and 2018.

2/ Does the existing (undocumented) main deck and pergola comply with Fire Regulations?

3/ Footpath Dining. Council's letter of 16th March 2022 from Clare Morgan Property Officer states:

“In the interest of safety and circulation on public footpaths, it is a condition of approval that a minimum width of 2 metres of unobstructed footpath be maintained at all times.”

DA2021/1311 sought approval of 16 seats on the Footpath. This was given trial approval by the Council On 16th March 2022.

Could Council confirm that they were provided with a 'to scale' plan of the footpath dining area? From the plan that was on the Council website, no scale was evident.

Assuming that a 'scale' plan was submitted, could Council confirm that the '2 metres of unobstructed footpath' will be able to be maintained with the 16 seats approved?

4/ Can Council confirm what time frame the applicants will have to comply with ALL of the conditions of approval of DA2021/1311? And compliance with the outcome of Mod2022/0007?

If these questions fall outside the Planning Panel's scope, could they please be referred to the relevant Council department, and notification of who will be dealing with them sent to me?

Yours sincerely

Sharon Magrin