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To: DA Submission Mailbox
Subject: Online Submission

19/11/2024

MRS Nicola Beynon
- 129 Condamine ST
Balgowlah NSW 2093

RE: DA2024/1216 - Gourlay Avenue BALGOWLAH NSW 2093

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I object to the proposed development on the grounds of my family's amenity of North Harbour and on environmental grounds.

My husband and I have lived at North Harbour for 24 years. Our family are daily users of the stretch of North Harbour from Gourlay Avenue to Forty Baskets for walking, swimming and paddle boarding. As a regular paddle boarder the prospect of navigating around super yachts is quite terrifying. I worry that our low impact recreational enjoyment of the harbour would be profoundly impacted.

I am also extremely concerned for the environmental impacts of the super yacht mooring proposal. The seagrass beds around North Harbour are precious for marine wildlife and the impact on them needs to be minimised not increased.

Seagrass beds are susceptible to pressures such as coastal development, dredging, boat mooring and other boating related activities, catchment disturbance and pollution and climate change (DCCEEW 2018). They also support a diverse range of fauna- providing habitat, shelter and food resources including syngnathids, Manly's population of endangered little penguins and migratory shorebirds. Seagrass meadows also contribute to the health and wellbeing of local residents, by supporting snorkelling, diving, fishing and other recreational activities, including seeing local wildlife. The plans for super yacht moorings in the DA are likely to add to the cumulative threatening processes impacting on the seagrass beds.

While the marina is not in the Declared Critical Habitat for the Endangered Manly Little Penguin colony, the intensification of boat activity it would bring could have an impact on the penguins and their Critical Habitat. I have seen a little penguin foraging between the Marina and Forty Baskets. The Council should be taking every precaution to protect the 19 breeding pairs that remain in the Manly population in 2023/24 and not approving proposals that could intensify the pressures on them.

I question the need for a coffee shop given the proximity to another new coffee shop at the boat shed opposite and another already at North Harbour Reserve. I would hold grave concerns for the management of take away packaging waste getting into the Harbour. A strict waste management plan would be required and strictly no use of disposal plastic. Increased traffic along Gourlay Avenue would also be a concern. This road is heavily used by walkers

enjoying the Spit Manly walk and beach goes to Forty Baskets and many families with small children.

I oppose evening dining. The nocturnal birdlife such as tawny frogmouths and boobooks that currently suffer little disturbance would suffer from the traffic of evening diners and the improved lighting that would be needed.

Altogether the proposal is inappropriate. It would have outsized and disproportionate impacts on the character and wildlife of this much loved corner of Sydney Harbour. We urge the Council to reject the super yacht mooring and the restaurant idea.

Thank you for considering the views of the long term local rate payers.

Sincerely,

Nicola Beynon