
From: Suzie Taylor
Sent: 25/03/2022 2:03:51 PM
To: Council Northernbeaches Mailbox
Subject: DA 7-8 Coronation St, Mona Vale
Attachments: 7-8 Coronation StCouncilLetter.docx;

For the Attention of Anne-Marie Young,
Please find attached a letter regarding the above mentioned DA proposal.
Many thanks,
Suzie Taylor

25th March, 2022

To: Anne-Marie Young
Pittwater Council

RE: Development Proposal at 7-8 Coronation St, Mona Vale NSW 2103

Dear Anne-Marie,

Further to our phone conversation last week, I would like to reiterate the following points in regards to the proposed development at 7-8 Coronation St, Mona Vale:

- The imposing height of the new development, indicated by the recently erected timber posts, will impact our privacy and view, and create shadows at the boundary of our property at 5 Coronation St, Mona Vale;
- We object to the proposed parking changes Option 2, that take away street parking along southside of Coronation St, including at the front of our property, and 3 parking spots in the bays opposite our house as it will:
 - limit the parking available to our daughters, hospital staff who rely on parking along Coronation Street, patients, visitors and residents
 - Negatively impact the price of properties impacted by the proposed road changes.

I understand the reason for road changes under Option 2 is to allow residents of the proposed development to more easily cross the road to the bus stop. I view this as unnecessary and a waste of money and resources:

- Since the hospital has existed patients and visitors to the hospital who have used public transport have had to cross the road without any pedestrian refuge islands. If such road changes were not needed for a much larger group of people, some of whom would be infirm why is it necessary for a much smaller group? Similarly for residents of Coronation Street many of whom are 'over 55' and a number are much older.
- The proposed development is for high-end units. These will likely, based on sales of other recent Delmege developments, be priced at around \$3m with 2 parking spaces for each unit. The likelihood of such owners needing to use public transport on a regular basis is very small – certainly not higher than existing residents, hospital visitors and hospital staff. The cost of changes to the road will be expensive (and the resources needed will impact the environment especially as it will likely be a folly), irrespective of who pays for it, and especially considering the likely utilisation.
- We have spoken to many residents of Coronation Street and all are opposed to road changes under Option 2 **as well as the development itself.**
- We are 100% opposed to the proposed development as we feel it will create a negative impact on Coronation Street, by changing the landscape of this unique area, increasing traffic, causing parking issues with residents and visitors and take away from the unique 1950s character of the street.

Please keep us informed as to anything else we can do to stop this DA from being approved through Pittwater Council.

We have spoken to many neighbours in the adjoining streets and they are all opposed to the development.

If you have any queries in relation to the abovementioned points, please call me on [REDACTED]
[REDACTED] or Graham on [REDACTED]

Yours faithfully,

Suzie Taylor & Graham Taylor
5 Coronation Street,
Mona Vale NSW 2103