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Subject: Online Submission

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RE: DA2021/1164 - 521 Barrenjoey Road BILGOLA BEACH NSW 2107

It is my view that the remaining undeveloped land around Bilgola Bends should remain natural bush. This would obviously involve purchasing the land to be retained as a bush reserve.

This development would set a precedent for the other land holders in this area to build similar structures. The development is totally inappropriate for this location and the environment. It shows little respect for the environment, the terrain or the busy road frontage. It is unlikely that any of the natural bush or the remaining trees would survive this type of construction. Root zones would most likely be impacted during construction.

Having multiple driveways around the bends will greatly impact traffic flow in the long term. The queue of cars in Summer regularly backs up from the roundabout around the bends. It is highly likely that you would see an increase in car accidents should this development proceed. I also feel that it would be dangerous for the homeowners and visitors to exit and enter their driveway on a regular basis.

I fail to see how they can start excavation without closing the road. Trucks and excavators would need to be located on the road to start excavating the hill. The Traffic Management Plan fails to address this issue. The number of truck and vehicle movements to and from the site will have a great impact on safety and traffic flow during construction.

I understand this is only one development, but it will direct future development plans for the whole strip of properties facing Barrenjoey Rd around Bilgola Bends. We must consider the greater impact this development can have on the area, its wildlife and natural vegetation.

This is a sensitive site with slip potential and this development is totally inappropriate. It is my opinion that this DA should not be approved and that the land should be purchased and preserved as a bush reserve.