
Sent: 14/03/2019 3:33:40 PM
Subject: Online Submission

14/03/2019

MS Nancye Kent Vote
23 Boyle Street ST
BALGOWLAH;NSW NSW 2093
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RE: DA2019/0081 - 12 Boyle Street BALGOWLAH NSW 2093

It is disappointing that this proposal has been rehashed given that the previous proposal last year was rejected.

Housing Density:

The proposal to build 8 units on such a small parcel of land is not in keeping with the dwellings in the surrounding area. It would seem to be a gross overdevelopment of the land.

Loss fo heritage:

The destruction of No. 12 Boyle Street represents a loss of a heritage house which is the only remaining one of its kind in Balgowlah. This will detract from the amenity of this location and the historical significance of the area. This proposed demolition would be in marked contrast to the recent beautiful, painstaking restoration of "Camden" at No. 2 Boyle Street, which enhances the historical significance of the area. It is a reminder to us all of the past beauty of the locality. These landmarks must be preserved for the benefit of future generations. The demolition of No. 12 will do the opposite.

Car parking in Boyle Street:

At the present time there is already insufficient parking for residents and their visitors in Boyle, Bentley and Orchard Streets.

These streets have been subjected to unit developments (on a much smaller scale than the present proposal) over a number of years since the 1960's. The developers did not provide sufficient parking for residents at the time of construction, let alone sufficient parking for present owners. The addition of a further 8 units in the present plan will exacerbate the present serious parking problems with which residents already have to endure on a daily basis.

With the proposed construction of 8 units and the provision of 17 car parking spaces, of which only 2 will cater for visitors, the availability of car spaces in Boyle Street will become even more unlikely. It cannot be imagined that Sydney Road is a viable alternate parking area because it is a busy transport artery and is already full of parked cars day and night.

The idea that there is provision for only a one-way single lane with a lay-by to manage ingress and egress to the units from Boyle Street is ludicrous. The use of a lay-by is not satisfactory in controlling access to the new units.

Council will no doubt be aware that All Saints Anglican Church in Boyle Street has been recently refurbished and extended with no provision whatsoever for car parking for patrons using that facility. This in itself is a very disturbing situation without the added difficulties which will arise from the proposed development.

It is hoped that Council will give mindful and careful consideration to the issues I have raised.

Regards,
Nancye Kent-Vote

Car parking in Boyle Street: