
Sent: 10/03/2021 9:42:45 AM
Subject: Mod2021/0005 Church Pt Pasadena Development

Dear Northern Beaches Council

After considerable period banging around on the internet I have finally found the means to communicate with you about my concerns re above proposal to modify the Pasadena Development to further impact Thomas Stephens Reserve.

Whether anyone at council is interested in canvassing negative feedback will be seen.

This plan is rubbish and will further disrupt the ability of the local offshore populace to enjoy this SMALL park which is also our transport hub. We park our cars and tinnies adjacent, or try to, and our ferry and water-taxis depart from the attached wharf.

The over-development of the Waterfront and Pasadena businesses has turned this transport hub into a commercial circus at times, particularly the weekend, with conga lines of customers queueing for coffee and meals, and occupying any available piece of space to devour their merchandise and park their pushbikes.

The proposed additional development of the Pasadena will just about put the finishing bullet into the enjoyment of the park by the local residents.

There are currently 4x large and 1 smaller 'public' seats in the reserve. These service perhaps 1000 offshore residents and their shopping as they wait for a ferry or catch up with friends en transit to their boats.

There are also 4 or 5 smaller tables 'owned' by the Pasadena to service their takeaway customers, and a long bench 'owned by' the Pasadena 'coffee & cake cart' customers. (non-customers are asked to leave this bench)

From the plans I have viewed it appears the cart will be replaced by a servery window, so customers will still be queueing into the reserve, and consuming their meals there, while extra exclusive space will be secured behind the "low wall" for additional customers.

This area behind this 'low wall' will be at least a half metre above the level of the reserve, so instead of the current wall framing the view from reserve out to Pittwater, the reserve will become part of the view from the Pasadena entertainment precinct. Glass doors along this side of the re-development will add to this effect.

The 'pinch point' on the waterside walking path, at the N.W. corner of the Pasadena, threatens to become dangerously narrow, especially with the anticipated extra traffic. A 'safety rail' would appear necessary, totally contrary to the overall design of the walking path.

Will NBC EVER reign in overdevelopment at Church Point? It hasn't yet, so let's start now. The voracious appetite of commercial operatives to expand their businesses, using public space, to the detriment of the large population of local residents needs to be halted.

NOW!

Brad Jones
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