
Sent: 12/05/2019 5:55:12 PM
Subject: Online Submission

12/05/2019

MR Ivo Rosbach
Rear / 72A The Corso ST
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RE: DA2019/0351 - 70 The Corso MANLY NSW 2095

We operate the coffee shop Little Legends, directly adjoining the proposed DA site. Our outside seating area is directly adjoining the proposed development site.

Any noise or dust will significantly impact guest experience and trade. With customers that close to the construction site, safety concerns need to be addressed to the highest standard.

To minimise any negative impact the following mitigation steps need to be put in place prior to construction/demolition works to commence:

1. A 4 metre (high) sound and dust proof fence to be installed along the commonly shared property line between 70 and 72a The Corso.
2. No work to be undertaken on weekends.
3. Demolition / major construction to only commence after 12pm.
4. Dilapidation report (including interior of 72a The Corso)
5. Construction program and Notification in advance of demolition

The cafe was purpose built in 2017 including a very expensive interior fit-out, new electrical & plumbing fixtures. A reduction in trade will potentially force our new small business to close permanently.