
Sent: 26/03/2018 10:42:55 PM

Subject: DA 60 Binalong Avenue, Cromer DA2018/0149 Submission - Maurer

Dear Council,

I would like to make a submission to request that the council reject the DA at 60 Binalong Avenue, Allambie Heights because it is out of character with the local area. In addition it is not in keeping with the village atmosphere of Allambie Heights. There are many young families with young children living in close vicinity to the proposed boarding house. The boarding house is inadequate in that it does not provide adequate off-street parking for the amount of apartments proposed. There is an inadequate public transport network to service this boarding house and on this basis alone the boarding house should be rejected.

The driveway design is not compliant. The traffic report states that the non-compliance is minor. Whether it is major or minor is irrelevant. The fact remains the driveway is NOT compliant and on this basis alone it should be rejected. With a 36 unit apartment block this has the potential for 72 persons residing in the property. This is a substantial increase in foot traffic and vehicular as these residents will need to drive and park on the street. This will choke the road and cause traffic chaos for those entering and existing Jennifer Avenue. The current public transport network is not sufficient to support an extra 72 persons at peak times. In addition the additional potential for 72 cars along Allambie Road in peak times will create further delays and queuing out of Allambie Road to Pittwater Road and Warringah Road. This will have a knock-on effect onto the main arterial roads as well. On this basis the DA should be rejected.

Thank you for your time.

Best regards

Mrs Gopala Maurer

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