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**From:** David Catchlove  
**Sent:** Monday, 13 December 2021 5:00 PM  
**To:**  
**Subject:** Please find attached submission for meeting on 15 December 2021  
**Attachments:** Planning Panel Submission 12 Dec 2021.docx  
**Categories:** DA2020/1756

Northern Beaches Local Planning Panel

**Re: DA2020/1756**

351 & 353 Barrenjoey Rd  
Newport

Meeting: 15 December

For the last 12 years Newport residents have fought to create an off-main road area in Newport, as specified in the original Newport masterplan.

The key to a successful community village is the pedestrianisation of Robertson Rd.

In discussions over recent months it has become obvious that the redevelopment of the Newport post office can realise this long held dream of Newport residents.

This would enable:

1. An entry from Foamcrest Ave for the PO and the 351-3 Barrenjoey Rd development.
2. Robertson Rd to be a true pedestrian precinct
3. Coordination with the adjacent locally listed historic church.

The result would be a wonderful development that would be a win-win for the Post office (now almost 50 years old and ready for development), the developer (enhanced environment so higher values) and the community.

Such an opportunity comes about very rarely.

In prior discussions, it was left to political representatives to approach Australia Post to suggest this option. (mayor and state and federal reps) but they have not, to my knowledge, applied any particular pressure, simply getting the response from Australia Post that they had no plans to develop "at this stage".

Australia Post must surely see itself as a responsible corporate citizen and if prevailed upon by residents and political representatives, could well see the economic and community benefits of this tired local building being redeveloped.

**Therefore my request to the panel is to give more time for some constructive action on this issue.**

I don't think this is unreasonable, given that the developer of 351-3 has had the opportunity to derive profits from Newport in the buildings he has already built in Newport.

I note that the Council has inserted a condition in the DA that the developer of 351-3 should make provision for underground entry into his carpark from the west. This is a condition that may never be realised, and would not be a condition of occupation, so I would therefore consider this condition to be gratuitous at best and does not satisfy community expectations by any means.

Finally, I would like to emphasise the significance of this matter to the Newport community. In these days of professional place planning it would be negligent not to try to bring about a people oriented solution here. Particularly now that the value of community and village, heightened by Covid, is of such importance. It would be no exaggeration to say that a successful resolution would do much for the mental health and well-being of the local community.

I don't want to make this statement too long but some background is important. When Woolworth wanted to make a giant supermarket in Newport on 2008-12, residents' primary concern was that an off-main road community area would be impossible. Residents said a small supermarket would be fine. They were not against development as such. Here in Newport we believe a Robertson Road plaza , incorporating the right development on 351-3 Barrenjoey Rd, along with a revamped post office and the heritage listed church, would save Newport from becoming a traffic ravaged, rather ugly eyesore of a place, prone eventually to downgrade fast food outlets.

We should also consider that if the amalgamated post office /351-3Barrenjoey Rd/ heritage church could be accomplished, this would set the scene for an excellent redevelopment of the Woolworths site.

Surely, by now, the community have been patient and made their wishes known. Is life about what one developers wants, or about the well-being of everyday people and their families?

David Catchlove