
Sent: 19/03/2018 6:14:22 AM
Subject: Online Submission

19/03/2018

MR Neville, Margaret Marks
8 Arnhem RD
Allambie Heights NSW

RE: DA2018/0149 - 60 Binalong Avenue ALLAMBIE HEIGHTS NSW 2100

We see the proposal as an overdevelopment in a residential community. We have lived in Allambie Heights for over 50 years and regard it as a friendly, peaceful community focused area. The construction of a boarding house is not in line with the wonderful community of people we have lived with for all those years.

We are of the opinion that the proposed development is out of character with the surrounding neighborhood. It is very much an overdevelopment for a street/area/neighborhood which is zoned as R2 Residential Low Density. The proposed development is viewed medium to high density.

The proposed overdevelopment is basically a block of 'micro units'. Such units are suitable for medium to high density zoned areas but are out of character in our community where single dwelling homes currently exist. After a period the "units" will be sold off. This is not R2 Residential.

The building proposed is a unbroken, large scale, bulky building more suited to areas of medium to high density occupation not R2 Residential which surrounds.

Parking provision in conjunction with this over-development is entirely inadequate for the occupants.

There are everyday complaints currently made by the community trying to get buses. How are the occupants of the proposal going to get transport.

Parking in the vicinity for an over- development of this size is totally disruptive to the community as demonstrated in a recent exercise and publicised in the Manly Daily.

The traffic on Allambie Road is extremely bad at certain times of the day. Some afternoons we are unable to enter Allambie Road to head west as the traffic is banked back from Warringah Road to the lights at Mortain Avenue. To add dozens of more cars in the area of Allambie Road and Kentwell Road will cause the traffic to become more unbearable.

We agree with the Northern Beaches Council recent resolution supporting the need for affordable housing but it must be in properly planned and correctly zoned areas with the infrastructure to support. This over-development does not fit this criterion.

We strongly object to the proposed development No DA2018/0149 at 60 Binalong Avenue, Allambie Heights.