
From: DYPXCPWEB@northernbeaches.nsw.gov.au
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To: DA Submission Mailbox
Subject: Online Submission

10/06/2025

MR Paul Turner
3 / 209 - 211 Ocean ST
Narrabeen NSW 2101
[REDACTED]

RE: DA2025/0541 - 209 - 211 Ocean Street NARRABEEN NSW 2101

I am writing on behalf of Units 1,2,3 & 6 who are the only owners(all live on the beachside half of the block) apart from the Developer Body Sports (owned by 5 CHEDID Brothers, We think this application is in the name Peter Chedid) who have applied to build a 3 bedroom apartment a top of units and 3 shops on the Ocean st side.

Whilst We support the cladding and window treatments we are MOST AGGRIEVED that Bodysports (unknown or Supported by us) re registered a new strata plan deleting the 2 Visitor car spaces and a Disability car Space on Level B1 including vehicle driveway and now shows the ownership as Bodysports ownership when they were required by Council and moreover legally we have no access from the lift to access the street, bin room or the Disability Ramp. These should be marked CP as COMMON PROPERTY.

If you look at plans prepared by Quattro Architects Basement 1/Lower Ground plan (this is about 600mm lower than the outside footpath) is our access to the street from the lift in an emergency or just normal day to day use. You can see where CP has been scratched out. I would have attached plan of this floor ion my 2017 purchase documents where indeed these spaces were shown as VP for visitor parking and one Disability space. Also the strata plan that Bodysports altered ownership...however I cannot upload them on this document. WE REQUEST THAT PRIOR TO COUNCIL ISSUING OCCUPANCY CERTIFICATE, COUNCIL DEMAND BODYSPORTS TO REGISTERS NEW STRATA PLAN SHOWING COMMON PROPERTY FOR DRIVEWAY, ASSESSIBILITY CAR SPACE AND 2 VISITOR SPACES on Level B1

This objection is made on behalf of (Unit 1) Mary Di Mattina /(Unit 2) Julie & Peter Taylor/(Unit 3) Jennifer & Paul Turner/(Unit 6) William Bettar

You should be aware that since purchasing our units from Bodysports that we have been asking Robert Chedid and Strata Manager (Nikki Hopkins) to agree to remedial works for leaking roof, cracked and leaking facades. Bodysports have delayed maintenance now for 8 years telling us that they will be starting in 2 to 3 months and it will be cheaper doing everything together.....Robert Chedid's family moved out of Unit 7 (penthouse) 2 years ago and won't return until leaks are fixed, meanwhile the 4 of us cannot afford to move out and rent elsewhere

Should you wish to discuss any of the above please call me on [REDACTED]

Cheers

Paul Turner (unit 3)