



2011 Residents' Association Inc.

ABN 78 862 101 665

Unit 35, 117 Victoria Street

Potts Point NSW 2011

24 March 2023

D/2023/71 - 28-30, 32 and 36 Bayswater Rd., Potts Point

The 2011 Residents' Association wishes to object to D/2023/71 - 28-30, 32 and 36 Bayswater Rd., Potts Point.

<https://online2.cityofsydney.nsw.gov.au/DA/IndividualApplication?tpklapappl=1903416>

This DA is described as:

"Alterations and additions to existing buildings including the heritage listed terrace group at 28-30 Bayswater Road, demolition of various buildings and structures, and construction of a mixed-use development comprising commercial, retail and residential uses, and new off-street parking."

We are concerned regarding the levels of noise, dirt and dust which would be caused for local residents in this densely packed area by the proposed development and in addition the increased traffic, parking and out of hours deliveries problems which will no doubt result.

If Council is serious about celebrating the history and heritage of this neighbourhood, there needs to be close Planning Department oversight and scrutiny of this development to ensure that none of the fragile heritage elements in the site are damaged, or worse, demolished "accidentally" as occurred directly across the road during the Hensley Hall development on the corner of Bayswater Road and Ward Avenue, where the protected and historic facade of the original building was demolished "accidentally", and the developers only required to pay a small token fine as compensation -- more than one hundred years of history turned to rubble in less than a day.

Regards,

Carole Ferrier

Convenor

2011 Residents' Association

<https://2011residentsassociation.org.au/>