



4 March 2013

Chair  
NSW Coastal Panel  
C/- Office of Environment and Heritage  
PO Box A290  
SYDNEY SOUTH NSW 1232

Ref: GT6468  
Enquiries: Bruce Moore

YD/OS

Dear Sir

**Submission in Support of Development Application for Coastal Erosion Protection Works – Old Bar CP 12-001**

Thankyou for the opportunity to provide comment on the re advertised Development Application (CP-12-001) currently before the Coastal Panel for assessment.

After review of the additional information, the comments which Council previously made in relation to the development remain, namely:

1. Council is concerned that there is no proposed strategy for access to the beachfront to undertake maintenance in the long-term. It is recommended that any conditional approval for the coastal erosion protection works include a requirement for access arrangements to be put in place prior to the commencement of works.
2. The exhibition documents make no reference to the likely route or road pavement impacts of the truck movements involved in the transportation of sand to the subject site. A traffic report accompanied by a dilapidation survey of the road transport route should be undertaken to ensure the minimisation of impact to the amenity of residents along the route and protection of this Council asset.
3. Council also considers that any conditional approval must include requirements for the periodic monitoring of the performance of the erosion protection seawall, in conjunction with conditions requiring the removal or modification of the wall in the event of unexpected and unacceptable impacts.

Council wishes to reiterate that it is supportive of the initiative to provide protection to the residents of Old Bar from coastal recession. Council will trust that if approval is granted to the development that the wall is of a sufficient design to withstand coastal processes, however Council remains concerned with regard to edge effects.

There is concern that extension of the wall to address edge effects may be dependant upon land owners who are not party to the current application, and the means to extend the wall as required may not exist. Alternatively, if the wall is not extended, properties to the north and south are likely to suffer adversely from increased erosion.


If consent is not to be granted to the application, it would be appreciated that advice be provided to Council and the applicant as to what is likely to be an acceptable proposal and measures that may be taken by the landowners to provide some form of permanent protection from coastal recession.

In this regard it is considered that a better outcome would be to address the full extent of coastal recession to Old Bar Beach, from Racecourse Creek to south of Mid Coast Waters Sewage Treatment Facility, though it is acknowledged that most landowners, including Council, do not have the financial capacity to provide any contribution to a solution.

Council is not in a position to facilitate a whole of beach solution and as coastal recession is a prominent issue for many NSW and Australian coastal communities that do not have the means to fund a solution it is suggested that any determination of the current application include an approach to higher tiers of government to provide direction and funding for future protection measures.

I trust that the abovementioned matters will be taken into consideration in your assessment and determination of the subject development application.

Yours faithfully



**Bruce Moore**  
**Senior Leader Regulatory Services**

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