

Angela Hynes

From: Rachelle Hardaker <Rachelle.Hardaker@centralcoast.nsw.gov.au>
Sent: Wednesday, 11 December 2024 2:20 PM
To: Angela Hynes
Cc: Scott Duncan
Subject: RE: For review: Deferred lands Draft instrument

Hi Angela,

We had reviewed the parking availability at the 'Toukley50 Plus Leisure and Learning Centre' shortly after the public hearing. The attendee that was commenting on this had said they have more visitors during occasional brass events, and that they use 13 Yaralla Rd as overflow.

We note that there is over 200 car parking spaces available at the Coles car park as shown in the aerial image below. We consider that Coles should provide ample car parking in the case of events at the Centre, and that there is still approximately 20 car parks on the Centre's site for those with mobility issues. We also note that some of the Coles car parks are closer than 13 Yaralla Rd is to the Centre.

With regards to height of buildings, the site is zoned MU1 and has a permissible building height of 20m (so does the Seniors Centre). However, there are no detailed plans about what the future use of the site will be to be able to comment on building height, and that is considered to be a matter that could be addressed at DA stage.

