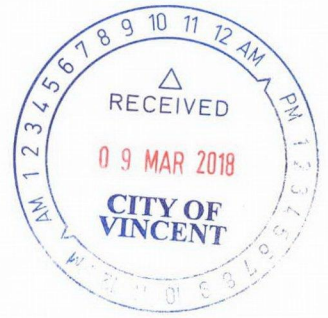


22.2.18

Town Planning Department
City of Vincent
Vincent Street
Leederville



Re: 33 Mary Street Highgate Planning Condition 8.0 - Car Parking Permits

Dear Sir,

We would ask for the Council to please reconsider the condition where Council will not issue any resident car parking permits for this address.

There are a number of points that should allow for this condition to be reconsidered.

- There has been a renovation and upgrade to existing Art Deco 8 units, which had access to resident parking permits. The existing heritage listed Art Deco 8 Units pre redevelopment provided no off street parking and could have been issued – potentially 16 permits.
- In the process of the redevelopment and refurbishment of the Art Deco units, 12 car bays have been provided on site and the demand for on street permit parking has been significantly reduced by the provisions of these on site car parking bays.
- The Council currently issues 2 visitor parking permits per all existing residential in Mary Street of which many have off street parking on site.
- Reconsideration of this condition will encourage this type of sympathy redevelopment of heritage listed buildings.
- On a daily basis there is moderate permit parking pressures (see photo taken 12.00pm and 6.30 pm). Of approximately 40 cars permit parking bays available only 12 being used at 12.00 noon and 14 at 6.30 pm on 23.2.2018.

The intention of this type of development condition is to ensure there is no increase to permit parking with in the local streets and to provide onsite parking for all the increasing car parking pressures. While that is logical and understandable for larger developments, we believe this condition should not apply to this development as it would not increase permit parking pressure from what was previously approved.

This development while refurbishing the existing block of heritage listed Art Deco units provides 12 car bays on site and by that substantially lower the permit car parking pressures on the street , by up to 16 from the previous entitlements.

In fairness to the future residence of this heritage complex, we ask for the Council to agree to issue 1 visitor parking permit per unit. This would mean a total of nine visitor parking permits, and still effectively reducing the number of permits provided prior to the redevelopment by 7.

We trust the Council finds this acceptable.

Yours Faithfully

John Kestel

A handwritten signature in purple ink, appearing to be 'John Kestel', written over a horizontal line.



Photo taken 12 noon



Photo taken 6.30 pm