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

12/10/2023

MRS Carla Williamson  
40 Timaru RD  
Terrey Hills NSW 2084  
[REDACTED]

**RE: DA2023/1224 62 Myoora Road TERREY HILLS NSW 2084**

Submission DA2023/1244  
62 Myoora Road, Terrey Hills also known as 277 Mona Vale Road

Thank you for the opportunity to make a submission in this matter  
I am a Terrey Hills resident of some 48 years, for more than 35 of those years I lived on Mona Vale Road and first hand experienced the rise in traffic, noise, and observed the limited access at crucial times for emergency services trying to gain access via this section of Mona Vale Road through Terrey Hills. I've seen the expansion of this site and of Mona Vale Road over this time, and I believe there are a number of factors to be seriously considered within this proposal

1 Proximity to Terrey Hills Public School For the safety of the children and the greater community, I believe under no conditions should vehicle and truck access be permitted via Cooyong Road or Myoora Road. This proposal would see trucks and other vehicles gaining access directly opposite the primary school and next to an existing bus stop on either side of Myoora Road. "how does this not cause a dangerous threat to our children?"  
This road is already completely over serviced and struggling to cope with the current demand, and that's before the Wyvern Hospital is completed and operational

2 Completion of the Mona Vale Road upgrade This proposal would attract a significant increase in vehicles accessing Flower Power via Mona Vale Road - the current infrastructure simply cannot cope. Just this week has seen another serious multi vehicle car accident nearby on Mona Vale Road, yet our government want to abandon completion of this main arterial road. Access to/from Flower Power should solely be permitted via Mona Vale Road, for the safety of everyone in the community, especially with Flower Power closing their nearby Warriewood store which will further increase the traffic accessing Flower Power Terrey Hills. I believe a main arterial access from Mona Vale Road, similar to that of Eden Gardens at 307 Lane Cove Rd Macquarie Park would best suite this site, whilst preserving the neighbouring residential streets as best as possible.

3. Overdevelopment in a Rural Community - We are a rural community, on any given day you will see children and adults on bikes, along with equine riders and their horses passing the site on hoof, which is also opposite a children's playground on Cooyong Road, making their way to the Mona Vale Road under pass to access JJ Melbourne Hills Memorial Reserve to engage in the Forest Hills Pony Club and Terrey Hills BMX Track, I do not believe their safety

has been considered in this proposal. Furthermore, Terrey Hills Public School is classed as a rural school.

4. Dangerous Environment - I believe that the proposed development on this scale is contrary to its rural environment. The more recent nearby development, less than 2km down the road at 327 Mona Vale Road, Terrey Hills (trading as The Palms Eatery & Nursery) has created a dangerous environment on Mona Vale Road with cars parking on the Mona Vale Road apron, being a 80km/hr main arterial road. Please don't duplicate this exercise in planning, where we are creating a dangerous environment for the local community and greater community travelling through Terrey Hills!

I thank you for your time in reading and reflecting upon this submission, I am not opposed to development, simply put this site is too close to schools and residential homes to be approved as per the current plan submission.

Yours sincerely  
Carla Williamson