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To: DA Submission Mailbox
Subject: Online Submission

27/05/2024

MRS Alice Magniac
- 10 Gladys Avenue AVE
FRENCHS FOREST NSW 2086
[REDACTED]

RE: DA2024/0499 - 120 Frenchs Forest Road West FRENCHS FOREST NSW 2086

Dear Assessing Officer,

Re: DA 2024/009

Our issue with the application is regarding the proposed vehicle access via Gladys Avenue.

As you know, Gladys Avenue is a cul-de-sac with street parking on one side. The street parking is always used given the proximity to the hospital, and so it essentially makes it a single lane street.

Traffic on the street can already be an issue from just from locals and hospital staff. If more than 1-2 cars are queuing at the traffic lights to exit the street then access to the street is restricted. And, at most, only 3 cars can get through the traffic lights to exit the street at a time.

We are already anticipating a huge increase in the number of vehicles and traffic on the street from the new multi-dwelling developments at numbers 6 and 8 Gladys Avenue, as well as the approved development sites at number 2-4 and 16 Gladys Avenue. It won't be long before further development applications are also made at number 12-14 and at 1, 5A, 5 and 7 Gladys Avenue. We haven't even started to see the effect of these site developments on street traffic, but if no plans are made to manage it there will be huge access issues for all residents of the street. Add 127 apartments for this DA, each with 1-2 vehicles per apartment, it doesn't take much maths to see the issue. Myself and my husband work in emergency healthcare and have on-call emergencies that we need to get to quickly. Considerable extension of the time taken to exit the street can have a significant impact on our ability to work and to the safety of others.

While these expected issues in traffic management need addressing, most of these sites (all except number 1) don't actually have an alternative option for vehicle access other than Gladys Avenue. However, DA 2024/009 is, for a site that has the majority of it's land along Frenchs Forest Road West with numbers 116-120, already being accessed via Frenchs Forest Road West. It doesn't make sense to direct such a large volume of traffic down Gladys Avenue, a narrow and restricted access street which is proportionally small compared with the rest of the land site, when there is an alternative option. While we appreciate access to the site from Gladys Avenue may be required during construction, our issue is with the long term plan of residential vehicle access to the site. Our suggestion is that the vehicle access to the

site should be sought from Frenchs Forest Road West where the majority of that land is already accessed.

Otherwise, in order to preserve the access rights and safety of local residents on Gladys Avenue, there needs to be a clear management and development plan for the street itself to be able to accommodate the high volume of vehicles.