

Parks, Reserves and Foreshores Referral Response

Application Number:	DA2024/1303
Proposed Development:	Two (2) staged redevelopment of the Forestville RSL club involving the construction of a registered club and fifty five (55) independent living units and ancillary uses
Date:	27/11/2024
To:	Adam Croft
Land to be developed (Address):	Lot 11 DP 626916 , 11 / 0 Melwood Avenue FORESTVILLE NSW 2087 Lot 31 DP 366454 , 20 Melwood Avenue FORESTVILLE NSW 2087 Lot 2589 DP 752038 , 22 Melwood Avenue FORESTVILLE NSW 2087

Reasons for referral

This application seeks consent for any application on land or land being adjoining or adjacent to any parks, reserves, beaches, or foreshore
And as such, Council's Parks, Reserves and Foreshores officers are required to consider the likely impacts of the proposal.

Officer comments

Parks, Reserves and Foreshores raise the following concerns.

It is noted that removal of the existing retaining wall and planting in public land is proposed near the southern boundary of the applicants site. Whilst this is not necessarily opposed, the interface along the southern boundary does not provide any planting within private land to soften the proposed built form and this is not supported. The Southern Building Elevation (drawing DA_A1201) is misleading as all vegetation shown on the drawing is within public land and no softening of the built form can be achieved within private land. WDCP Part E7 Requirements 9. "*Development is to utilise landscaping or existing landscape elements to screen development*". Parks is supportive of the comments by Landscape referral for a vegetated buffer to all boundaries abutting public land.

The Basement Carpark B1/B2 drawing DA_A_1099 shows the basement wall in the south-west corner of the site encroaching into public land. All works should be contained within the legal boundaries.

The proposal is therefore unsupported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Parks, Reserves and Foreshores Conditions:

Nil.