
From: Aria Zanganeh
Sent: 19/11/2024 9:48:09 AM
To: Council Northernbeaches Mailbox
Subject: TRIMMED: Objection to Proposed Childcare Development at Nyorie Place, Frenchs Forest (DA2024/1481)

Dear Northern Beaches Council,

I'm writing to express my concerns about the proposed childcare center at 7 Blackbutts Road, Frenchs Forest. While I understand the need for childcare services in the area, I don't believe this location is suitable for a center of this size.

Parking and Traffic Issues

Nyorie Place is already a small and narrow street with limited parking. From my observations during the week of 11–15 November 2024, it's clear that parking is tight during peak times. There are 27 spaces on the street, but during school drop-off and pick-up hours, there are often only a few spots left (sometimes none).

If this development goes ahead and removes 11 parking spaces, there will be even fewer places for residents and visitors to park. I've attached my observations below to show how bad it already is:

Date	Peak Period	Total Parking Spaces	Available Spaces (Before Removal)	Parked Cars	Available Spaces (After Removal)
11- Nov-24	AM (7:00–9:00)	27	11	16	0
	PM (3:00–6:00)	27	8	19	-3
12- Nov-24	AM (7:00–9:00)	27	12	15	1
	PM (3:00–6:00)	27	9	18	-2
13- Nov-24	AM (7:00–9:00)	27	13	14	2
	PM (3:00–6:00)	27	10	17	-1
14- Nov-24	AM (7:00–9:00)	27	11	16	0
	PM (3:00–6:00)	27	8	19	-3
15- Nov-24	AM (7:00–9:00)	27	12	15	1
	PM (3:00–6:00)	27	9	18	-2

On top of that, the traffic situation will only get worse. The development's own report mentions that it will add more than 50 cars in the morning and over 30 in the afternoon. Nyorie Place isn't built to handle this kind of volume, and it's going to cause headaches for everyone trying to use the street.

Safety Concerns

Another big issue is safety. There are two schools nearby, and many kids walk or ride their bikes through Nyorie Place and Dakara Drive every day. Adding so many more cars will increase the risk of accidents, especially during school drop-off and pick-up times.

Right now, the street doesn't have proper bike lanes, and the footpaths aren't designed for this level of traffic. I'm worried that kids, parents, and even other pedestrians will be put in harm's way.

Not the Right Location

Nyorie Place is a quiet residential street, and most of the residents here are older adults or families with older kids. There isn't a strong demand for childcare in this immediate area.

A better location would be somewhere like the new development at **28 Lockwood Ave, Belrose**. That area has younger families who would actually use a childcare center, and the roads and infrastructure there are much better suited for this type of facility.

Please Reconsider

I'm asking the Council to reject this application because it will create unnecessary problems for parking, traffic, and safety on our street. It's just not the right spot for something of this scale.

Thank you for considering my concerns. I'd be happy to discuss this further or provide more details if needed.

Kind regards,
Aria Zanganeh and Zohreh Akbari
4 Nyorie Place, Frenchs Forest
[REDACTED]