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24A Walana Crescent,  
Mona Vale,  
NSW 2103,  
Fri 27th Feb 2015

Pittwater Council,  
1 Park st  
Mona Vale  
2103

Dear Pittwater Council,

Re: Warriewood Valley Strategic Review Addendum Report.

(PP0001/14)

A development set up for anyone's input has only come to my attention this week. I received nothing in the mail for it and my wife saw nothing either. The only way I found out was by crossing the road to look at a NOTICE sign hammered in the ground on Walana crescent on monday 22<sup>nd</sup> feb 15, 4 days ago.

My wife and I have only had a short time to put our thoughts together on this. Therefore this has been put together hastily without the benefit of leaving it for a while and coming back to it and make this letter better. Therefore I reserve the right to rephrase anything in this letter.

I <sup>see</sup> ~~noticed~~ that on the council website that Sector 203 is next to me.

Concerns;

1. I take this opportunity to say that I do not consent to any plan council may have in the future of allowing development of any kind on the wildlife corridor on the west side of the creek on Sector 203 which is next to me.
2. To my understanding there is a proposed development for houses on the east side of the creek that runs through Sector 203. My concern is any impact of introduced noise pollution (eg, lawnmowers, whipper snippers, cars, people speaking, and car engines, air conditioners, dogs), and visual pollution (eg houses, fences, lights from mona vale, car headlights) which comes with any proposed dwellings to go on Sector 203. My reason for the concern is that I see Sector 203 as a buffer to the wildlife corridor of virgin bush on my block. We have certain wildlife that is very shy and it likes to keep its distance. The kind of wildlife I am thinking of in particular is the wildlife that feels comfortable with a certain amount of cover and distance from these kinds of things. The shy wildlife I am talking about is the Lyre birds and wallabies. It would be a shame to see them retreat further back to Katandra Bush

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Sanctuary. Therefore I object to any notion of high density housing on Sector 203, and I hope the council will keep the integrity of the buffer zone of the bush on Sector 203 in mind.

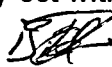
3. I suggest that there be a ban on keeping cats, to be applied to any new dwellings on Sector 202, 203 and 204, and all other properties that border the buffer zones to the bush corridors. One of the worst things to see is a cat roaming the native bush larder.
4. I suggest that all properties get a flyer that encourages them to join a volunteer team to clear weeds from the buffer zones to stop the weeds getting into the native bush, and a reminder not to dump weeds in the buffer zone. An excellent example would be the out of control Rhizomatous Bamboo on the footprint of about an acre which, according to my neighbor years ago, originated from dumped builder's fill on her place of 24b Walana Crescent, and which keeps growing towards my property and is headed in the direction of: Across my narrow battle axe handle and towards Sector 302 in the creek. As a Good Samaritan I have tried to keep back this bamboo by following the directions on the 'Stop the weeds' flyer I received in the mail from sydneyweeds.org.au but it is too much for me alone. I take no responsibility for it, and as far as I am concerned, this is NOTICE to council of its impending creep towards Sector 203.
5. Furthermore, another example is the many kinds of weeds of all sizes and shapes existing on the eastern bank of Sector 203 which should not be in the buffer zone to the virgin bush corridor, because: **Sector 203 is a buffer zone.** We all get weeds, but unchecked and out of control weeds are a problem to be addressed.
6. Traffic concerns; I really do not like the idea of extra dwellings going at Walana Valley like Section 202, 203, and 204. Fazolarie street is dangerous enough already:

My concern is that the narrow street of Fazolarie is already hampered by two one way sections and also a blind corner at the bottom of the hill and extra traffic as a result from extra dwellings at sector 203 will only raise the probability of an accident.

I suggest getting rid of the plants that are next to the fence on the bend in Fazolarie street in order to create better visibility of the road. I also suggest removing the old trees on Fazolarie street to create a two way street. The trees are not worth preserving anyway because they are dangerous. The trees have frequently dropped large branches across the road and across the footpath so as to stop traffic altogether. I have been involved in clearing branches off the road to make way for my car more than once.

Other traffic concerns are the lack of parking available. On the weekends when people have visitors in Walana Valley, the visitors are parking along Walana crescent make the road almost impassible. My concern is that any more housing introduced into the Walana valley area will only make it more dangerous.

Another concern I and my wife have is that the dwellings in Walana Valley have no fence out the front. The only barrier between the road and the child is the front door of the house. This makes it very dangerous to drive in Walana Valley with the parked cars on the side of the road. A child could get run over by accident. Once a bloke had a small jumping castle next to the footpath on Walaby cct with children on it. A small child ran across the road in

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front of me and I stepped on the brakes just in time. And at the very time of it I was doing less than 10kms/hr and saying to my wife at the same time words to the effect 'this situation looks really dangerous, because there are no fences to keep the children from the road, and parked cars by the road creating blind spots, and the narrow road making it impossible to swerve.' We went immediately to the Mona Vale Police Station and I reported it to the Sergeant and he sent a paddy wagon about it. When we got back to Walaby Cct soon afterwards, a paddy wagon was leaving and jumping castle was gone.

Double doors are a good safety precaution to prevent children drowning in a swimming pool, but I believe the narrow design of the Walana Valley roads and small front yards with parked cars out the front which make it hard to see small children, combined with the narrow road make it a really dangerous design.

I believe that any new dwellings such as Section 203 should have a front fence. I think all the houses in Walana Valley should all have a front fence and child proof gate for that matter, because the road is so narrow there is nowhere to swerve to in case of emergency. And some design would need to be done to avoid the problem of parked cars narrowing the road.

I really do not like the idea of extra dwellings going at Walana Valley like Section 202, 203, and 204. Fazolarie street is dangerous enough already. It is very dangerous trying to walk across Samuel Street from the corner of Fazolarie Street. I have nearly been hit by a car twice. Each time I had to try and run. One driver tooted me showing their anger that they nearly hit me as if I was not being careful. When standing on the corner of Fazolarie and Samuel Street the curve in Samuel Street which is designed to slow down cars for the intersection makes it more dangerous because you can't even see the cars. On the North side of the intersection the bush is growing thicker, reducing visibility. All you need is a parked car on the north and on the north direction lane, and visibility is almost nil. By the way, it is also a very hard road to pull out onto Samuel Street from Fazolarie Street when driving. I reckon the double lines on the centre of the road on the blind corner of Fazolarie Street that I suggested painting on and have been implemented as a result have definitely prevented some serious accidents.


I think the road design at Walana Valley has been designed hastily with the more attention to the appeal of the sellability of the larger blocks for the benefit of people who do not have to live here, with less interest to the safety and comfort of the people who buy up, and the people who already live here and have to negotiate these dangerous roads on a daily basis. Part of the problem is that it is easy without experience to approve of some two dimensional drawing on paper, and then realize in real life that if you had any idea what it would be like in real life, you would object to it straight away.

In conclusion my two main concerns with the Warriewood Strategic Plan in my area are the impact on the wildlife corridor and the dangers to pedestrians and traffic.

I hope I have been of help and that I have given some insights as a resident with knowledge of the current flora and fauna activities in my local area.

Kind regards

from Bill von Drehnen

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