
From: Elissa Wentworth
Sent: 15/03/2023 3:28:04 PM
To: Council Northernbeaches Mailbox
Subject: TRIMMED: Submission on DA2023/0172

PLEASE REDACT MY ADDRESS, EMAIL ADDRESS, AND PHONE NUMBER FROM THE SUBMISSION PRIOR TO PUBLISHING TO COUNCIL'S WEBSITE OR ANY OTHER PUBLIC SPACE

Dear Sir/Madam,

Re: **SUBMISSION** - DA2023/0172 - 1, 5, 5a, 7 Gladys Avenue, Frenchs Forest

I am a resident of Gladys Avenue, Frenchs Forest, and hold grave concerns regarding the proposed townhouse development. Those concerns are related to the following issues:

1. Traffic & parking
2. Natural environment
3. Pedestrian safety

1. There is already a consistent and significant problem with traffic and parking congestion on Gladys Avenue, due to its proximity to the Northern Beaches Hospital and The Forest High, with motorists driving up and down the street, looking for free parking. Additionally, there are many battle-axe blocks with single driveway entries, so in reality, there are a lot more cars which belong to residents of Gladys Avenue than an initial inspection would reveal.

The existence of traffic lights at the end of the street inhibits the free flow of traffic, and with cars parking close to the intersection of Frenchs Forest Road West on the western side of Gladys Avenue, it is often the case that a bottleneck occurs and cars cannot turn into Gladys Avenue while there is a queue of cars waiting at the red light to exit Gladys Avenue, as the space is too narrow between queued cars and parked cars, for another car to pass through. This is already causing significant traffic safety issues. These issues will only be compounded with the addition of 30 more residences in the street.

In the Traffic Impact Assessment provided by the Developer, Section 6 Traffic Assessment, item 6.2 concludes the development will add 20 vehicle trips per hour to the traffic on the roads in the area, up from 4, stating that this is not significant. It is clear to anyone who actually lives or parks on this street, that the person/s writing the report have never stood and watched what happens at peak hour in Gladys Avenue. The street is narrow, made worse by parked cars, and as stated above, is governed by a set of lights. The banking up of traffic in the street is already significant and will only be made worse by this development, were it to go ahead in its current proposed state. As it is, only 2 cars generally make it through on each cycle of the green light when trying to exit Gladys Avenue!

Also in the Traffic Impact Assessment, Section 4 Parking Assessment, item 4.1 states that they will provide 41 car spaces for residents of the development, but nil for visitors! That is absurd. So, in addition to actual residents of the proposed townhouses potentially needing to find parking on the street if their townhouse hasn't been allocated enough car parking spaces for the cars of residents, any and all visitors to the townhouses will ALSO be vying for street parking! This is completely untenable

and a practical solution MUST be provided.

In order to be even remotely community-minded, this DA must take these issues into consideration and provide a solution to the added traffic congestion it will undoubtedly cause, liaising with local and state traffic authorities to work a solution to the traffic signals issue and the issues caused by cars parking on the street.

2. Gladys Avenue is currently a lush green space, with an abundance of mature trees, providing habitat to numerous species of wildlife. The proposed development site represents a significant portion of the street, and is home to many mature native and non-native trees and shrubs. The DA in its current state proposes to destroy most of those trees, retaining a small percentage only, and those they are retaining don't even represent the largest, most mature trees which house the largest wildlife populations. I personally have witnessed various species of possums, owls, tawny frogmouths, lizards blue-tongue lizards, frogs, snakes and countless birds, all of which will disappear along with the trees, should this DA be approved.

In a society where we are being constantly encouraged to lower our carbon footprint and reduce carbon emissions, surely the destruction of so many trees, which counter human carbon emissions, is nothing short of reckless and unreasonable.

I implore you to require the Developer to rework their plans to build around the mature trees, not destroy them. (see below photos of what this DA intends to destroy).









3. The addition of 30 more residences on Gladys Avenue will impact pedestrian safety, due to the increased number of vehicles that it represents. Currently, there are no paved footpaths on either side of the street, and yet many people can be seen each day, walking along the street to access public transport on Frenchs Forest Road West, to access the Hospital and the Forest High School, and for exercise with or without pets. There are many school-aged children who live on Gladys Avenue and walk to and from Frenchs Forest Road to catch school buses. Existing parking congestion, including motorists illegally parking on the "no stopping" side of the street, forces pedestrians to walk on the road, which is a clear safety hazard. This DA in its current state will add to that issue as it will not only add to the traffic on the street, but also the parking congestion. In order to mitigate the impact on pedestrian safety of this Development, the Developer should work with Council to build paved footpaths on both sides of the street, to enable safe pedestrian thoroughfare, and perhaps this would also stop motorists illegally parking on the verge.

Thank you for the opportunity to express my concerns, and I look forward to learning of the outcome.

Yours sincerely,

Mrs Elissa Wentworth

[Redacted signature]