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To: DA Submission Mailbox
Subject: TRIMMED: Online Submission

05/06/2025

MRS Paola WILLIAMS
5 / 14 fairway CL
manly vale NSW 2093
[REDACTED]

RE: DA2025/0132 - 37 Roseberry Street BALGOWLAH NSW 2093

Submission for DA2025/0132

Dear Claire,
Thank you for sending me the information regarding the amended plans and traffic report for the above DA.

My main concerns with the plan are:

1- Pollution

Fast foods and their disposable wrappings and containers are unfortunately an issue in the proximity of the restaurants. The KFC nearby is a good example of this.

Fairway close and Kenneth road (near Roseberry street) have been identified as areas of illegal dumping. Also, the east part of Kenneth Rd is not maintained as well as the section closer to Manly. I believe a McDonald's restaurant in the area will only aggravate this current issue.

2- Safety

As indicated in the amended plans, the neighbourhood is considered a medium density area; however, it is more densely populated than most suburbs in the council area. In addition, it hosts a higher number of economically disadvantaged people, in comparison to the rest of the Northern Beaches. There is a high number of residents with mental health issues and substance abuse, making this area relatively less safe than more affluent neighbourhoods. Even though I appreciate the creation of local jobs, I am concerned that fast food outlets are restaurants where young people gather. Giving local youth, a place to gather with no incentive to be active, is likely to cause a sense of insecurity, in an area that is already more affected than others by safety concerns.

3- Traffic

I read the plan includes some traffic alterations while acknowledging that during peak hour traffic the road operates at capacity. The modifications proposed do not benefit the main sources of traffic in the local area, which are both ends of Roseberry street, leading to Condamine Street. There are no propose alterations to improve the actual problem. Furthermore, with the plan to increase the population in Manly Vale, opening a McDonalds restaurant will be detrimental to an area that is identified as a problem by the local population.

