
From: DYPXCPWEB@northernbeaches.nsw.gov.au
Sent: 5/02/2024 4:57:42 PM
To: DA Submission Mailbox
Subject: TRIMMED: Online Submission

05/02/2024

MR C Hanlon
Sorlie RD
NSW

RE: DA2023/1757 - Forest Way FRENCHS FOREST NSW 2086

To whom it may concern,

I am broadly supportive of the regeneration and development of the Forestway Shopping Centre. However, there are a number of concerns and missed opportunities with the proposed plans and as such it should not proceed in its current form, please see below for consideration ahead of approval.

Critical Issue:

Sorlie Place Car Park - Any redevelopment of Forestway shopping centre must be tied to a full regeneration of the Sorlie Place council car park. The main entrance to Frenchs Forest Primary School is located here and the current car park design is a 1960's disaster. This area is currently a fatal accident waiting to happen with school children and will only become worse with the redevelopment of Forestway, which includes changes to the Woolworths loading dock just metres from the entrance to the school.

Beyond 'table takes' redevelopment as an improved car park with better pedestrian access, this area should be considered for regeneration into parkland and open space given the significant increase in parking made available by the redevelopment of the shopping centre and proximity to the school - this could become a civic square for local residents and a place-making opportunity for patrons of Forestway, also benefitting the developer and attracting customers.

This is a critical issue for consideration by both council and the developer - overlooking this issue and opportunity could prove costly if a child is injured or killed in the coming years.

Traffic Design Concerns:

Forest Way Northbound Carpark Entry - the existing left hand turn from a 70kph road into the shopping centre car park is a major traffic issue today, and will be exacerbated by increased traffic turning left into the new car park entrance - effectively reducing Forest Way to two lanes less than 100 metres from a major intersection.

Forest Way Pedestrian Crossing - the main plans suggest a retained ground level crossing of Forest Way at the new carpark intersection, but traffic plans show this to be removed, which is

it? I am concerned that complete removal of the ground-level pedestrian crossing will reduce pedestrian prioritisation, and negatively affect the 'walkable neighbourhoods' priority of council. The overbridge is welcome, but it is a circuitous route for pedestrians to cross to and from the busy southbound bus stop, particularly for those with a disability or parents with young children or strollers.

Forest Way Southbound Right-Turn Lane - this feels like bad traffic design; northbound cars turning left into the carpark will block southbound right hand turning cars from entering, and an entire red traffic light cycle is added to Forest Way northbound so that 2-4 cars can enter the car park.

The proposed car park entry/exit onto Grace Avenue is very close to the roundabout with Russell Avenue, if it remains it should be left turn entry and exit only. Further, a zebra crossing across Grace Avenue, or changing the roundabout to a signalised intersection with pedestrian crossings should be pursued; this is a location where many pedestrians cross dangerously today including school children from Frenchs Forest Primary School, the majority of traffic does not obey the 40kph zone in this location, increasing the risk.

The visual rendering of the car park entry shown in the plans (page 17; Amended Plans Set.pdf) on Russell Avenue shows no prioritisation for pedestrians continuing their journey on the pavement along the south side of Russell Avenue, there must be priority for pedestrians here, either by a zebra crossing or better still by a raised shared zone that clearly signals for cars at to give way to pedestrians

Footpaths - the redesigned Forest Way facing footpaths appear to be of poor design, the bus shelter area gets busy, and the foot paths appear too narrow for pedestrian safety and comfort.

Other Concerns:

It is unclear how this redevelopment interfaces with the proposed broader Frenchs Forest Place Strategy and town centre development in a number of conflicting ways listed below:

- 1) The proposed closure of Russell Avenue and extension to Naree Road to meet Grace Avenue
- 2) The proposed major traffic changes to Grace Avenue to support the development of the town centre, including the left turn onto Fitzpatrick Avenue West
- 3) The major proposed changes to Forest Way in the same location, with extension to the right turn lane into Naree Road

Unclear provision for amenities such as:

- 1) The car park's accessible/disabled car park spots opens onto zebra crossing - is this a design error or intent?
- 2) EV charging infrastructure should be provided in the car park
- 3) There appears to be no provision for active transport, e.g. cycle parking, shared path / bike lanes