



**Subject:**  
**Date:**

FW: PROPOSED DEVELOPMENT OF 32-34 GOLF AVENUE, MONA VALE  
Friday, 16 May 2025 2:57:07 PM

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**From:** Mandeep Singh

**Sent:** Thursday, 15 May 2025 8:03 AM



**Subject:** Fw: PROPOSED DEVELOPMENT OF 32-34 GOLF AVENUE, MONA VALE

Dear Northern beaches council

I write to formally raise and forward an objection on behalf of local resident Ms. Linda Dadic regarding the proposed development on Golf Avenue, Mona Vale.

Ms. Dadic, who resides at Unit 13, 28–30 Golf Avenue, has expressed deep concerns about the impact this development would have on the existing infrastructure, particularly the growing parking pressures and congestion on the street. She notes the following:

- Golf Avenue is already heavily impacted by overflow parking from B-Line commuters, Mona Vale Golf Club guests, beachgoers, and non-resident golfers.
- Most existing dwellings on the street do not provide adequate visitor parking, further compounding the issue.
- The opening of “Mona Social” has increased traffic and parking demands without sufficient planning for venue-related parking.
- The scale and timeline of the proposed construction will severely disrupt local residents over an extended period, particularly due to the limited space for construction vehicles and equipment.
- The development does not provide affordable housing options and will likely cater to high-end buyers, making no real contribution to solving the housing crisis.
- Approval of this proposal risks setting a precedent for overdevelopment in Mona Vale, threatening the character and livability of the area.

Ms. Dadic respectfully requests that Council reconsider this application, taking into account the current strain on local infrastructure and the broader implications of such high-density developments in a community already facing congestion

challenges.

I kindly request that you acknowledge receipt of this objection and advise of the next steps or actions Council will be taking in response.

Yours sincerely

Mandeep Singh JP  
Councillor – Pittwater Ward



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