02/03/2025

MS Nic Zyna
Fairway Close ST
Manly Vale NSW 2093

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

To whom it may concern,
Re DA2025/0132

! PLEASE DO NOT DEVELOP A MCDONALDS AT ROSEBERY ST !

1.Our community does not want another cheap fast food joint in our area.
2.Our kids (mine included) don't need even more access to junk food.
3. Traffic is already a disaster here.
4. Noisy teenagers already sometimes frequent the area between the B-line and Manly late at night, this will make it worse.
5. Surely there are better ideas for this space??? Lets get creative! Maccas is the no-brainer easy way out decision :(
eg. Guzman y Gomez (not 24hr); Nice cafe open during the day with playground; Art gallery/cafe; the cycle path goes past here, imagine creating a destination to encourage use of this path, a POSITIVE space for our teens & kids to hang out and create or collaborate. Quieter study areas, smoothie bars with chill out areas, there are so many gyms in the area, a post-workout space would be great too - eg. 'food court' with Boost, GYG, coffee shop etc. Baby areas for mums. With on site parking to minimise impact on surrounding streets. SO many MUCH better ideas... and by creating a flexible space it could be utilised all day. (not night). Could even do smaller retail stores with units above in keeping with similar stores in our area.
6. A 24/7 store would attract the wrong kind of people to our neighbourhood
7. eg. Dee Why has lots of issues with teenagers causing trouble as there is easy bus access & fast food stores open late, this would create the same problem
8. SO much expense has gone into transforming Manly Vale's reputation to being a beautiful green space (green walled parking garage; new trees all along Condamine St etc.) A Maccas would totally ruin that.
9. PLEASE DO NOT DO THIS.
10. PLEASE MAKE BETTER USE OF THIS SPACE
11. WE SAY EMPHATICALLY 'NO TO MACCAS'