

GW:RD/ 317182/E/01/01

19 November 2018

The General Manager  
Northern Beachers Council  
P.O Box 82 Manly  
NSW 1655

Dear Sir/Madam

## RE: FORESTWAY SHOPPING CENTRE

### VISION

The Vision for Forestway is focussed on the ideas of “community spirit”, “social interaction” and “place value”. It will be a place for people to feel engaged in a dynamic, inviting and “real” mixed-use village place – unique, proud, surprising, relaxed, cool. It will be a place to socialise, eat, shop and indulge a little and a place that feels local.

The Forestway village will be a human centred market and culture experience. Designed to meet the daily needs of the local community, promote intrigue, showcase quality and services.

Designed as a key stone in the future Northern Beaches masterplan this new local village looks to create a variety of tailored space and offerings set to seamlessly engage and aesthetically compliment the lush and natural surroundings of the elevated forest landscape.

Forestway will represent an evolution of an important community asset. It will set the benchmark for future town centred because it will successfully cater for the needs, wants and whims of its Community.

### PROGRAMME

The Forestway project involves refurbishment and expansion of the Forestway Shopping Centre located in the Northern beaches region of Sydney increasing its size from approximately 9500m<sup>2</sup> existing GLA to approx 21630m<sup>2</sup> GLA.

The project scope involves partial demolition of existing retail and existing carparks. The new programme will comprise additional retail, Food & Beverage tenants, Fresh Food, discretionary retail, expanded Woolworths, maintaining existing Aldi and providing additional Mini Major tenants. Other programme will include Convenience and Services uses like Gym, Medical and Health Care services & Child Care adjacent to outdoor Skypark for community activities and play. New design also will provide Civic, event and meeting spaces as well as spaces for temporary retail and pop up event opportunities for the community.

New basement level and rooftop level carparks and new vehicle entry and exit points from Forestway (signalised) and Grace Avenue will provide safe and convenient access and efficient carpark facilities for the uses.

### DESIGN

The architectural design intent is to express the overall mass of the building as a series of individual buildings. The inspiration was taken from the typical character of a cluster of buildings, within a

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traditional village. Building mass and architectural expression is exaggerated by contemporary gable edge roof profile along important corners of the site and entrances to the building.

The idea of horizontal planes and expressed edge details is firstly used as a means of reducing the impact of scale with the typical gable end profile reinterpreted in a contemporary style and secondly, to make it possible to incorporate planters, greenery and the overall integrated landscape strategy.

Large overhangs and expressed edging were inspired by the covered walkway edges of the typical Northern beaches shopping strip aesthetic.

The choice of materials is inspired by local neighbourhood and Northern beaches context and involves use of raw, natural and honest materials which are integrated with layered landscape elements.

The concept of "filtered light" is expressed through perforations in material - particularly along Forest way where texture is expressed on the large surfaces and wherever possible natural light filters into the building through the perforated facades.

For the roof and general facades - a lighter material colour was selected as part of the overall ecological sustainability strategy and is a means of reducing solar heat gain to the building.

Yours faithfully / sincerely,

**THE BUCHAN GROUP MELBOURNE PTY LTD**



**GRANT WITHERS**

Principal