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Subject: Online Submission

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RE: Mod2019/0454 - 1 Surfview Road MONA VALE NSW 2103

PROPOSED SLSC CLUBHOUSE

AMENITIES:

Currently the existing surf club provides amenities for the public at the Southern end of the building. These amenities although ageing are satisfactory on most weekdays but severely strained during holidays and hot weekends.

The proposed new surf club appears apart from rentable areas and minor public amenities to be a building set aside for the exclusive use of club members and guests.

The patrol flag positions indicated on the existing 'common flag zone' are frequently placed further South [away from the rip-zone noted] and according to the concentric circles centred on the clubhouse [located on the Location Plan] would frequently be 250-300m radius from the clubhouse, almost in line with Golf Avenue.

While ocean pool swimmers and those using Bongin Bongin beach will be adequately serviced by the proposed new amenities block, those preferring to swim in the surf between the flags [and currently traversing the beach for anything up to 300m] will if no amenities are provided at the Southern end of the new clubhouse, be required to travel a further 100m to the proposed new amenities building.

This is quite a distance for, for instance a family group with children and perhaps older citizens and all their associated beach gear, to traverse to and from a safe surf swimming area.

I therefore propose that public amenities be reinstated at the Southern end of the clubhouse.

SOUTHERN BALCONY - MEMBERS LOUNGE:

The current Level 01 -DA drawing indicates a balcony along the Southern facade of the building.

This balcony will be exposed to S, SW and SE winds and rain more or less at any time during the year and possibly extreme heat from the Westering sun in the hottest summer months and may therefore become barely usable for these reasons.

I consider that the balcony area should largely be on the Eastern facade of this end of the building with the members lounge and kitchen rearranged accordingly.

This solution would enable the exposed angled Southern wall to be glass-free and solid, perhaps with window openings punched in the facade resulting in less heat loss in winter months and an enlarged Eastern balcony facing the ocean rather than an indifferent aspect towards a mixed housing streetscape.

I therefore propose this solution.