
From: Erin McKnight
Sent: 30/11/2024 9:55:19 AM
To: DA Submission Mailbox
Subject: DA submission - 11 Melwood Ave
Attachments: DA submission-11 Mellwood Ave.pdf;

Hi NB Council

I have been trying to make a submission in relation to the Forestville RSL DA (11 Melwood Ave) however the website is down.

I have reported this by phone and request that the submission period for this DA is extended by one week to allow community members to make submissions, given the website is not available this weekend. Many people work during the week and weekends are the only time they have available to make a submission.

Please find attached my submission. Can you confirm if this is accepted or if it needs to be re-submitted through the website. Please advise when the website is back up and accepting submissions.

Kind regards

Erin McKnight


Erin McKnight

27 Kinsdale Close

KILLARNEY HEIGHTS NSW 2087

Northern Beaches Council

Via email DASUB@northernbeaches.nsw.gov.au

30 November 2024

RE: Development application – 11 Melwood Ave, Forestville (Forestville RSL)

To whom it may concern;

The Forestville RSL Club is the cornerstone of the community, bridging the generational divide by providing a multi-functional venue which is regularly frequented by young people, families, senior citizens, lawn bowls enthusiasts, local sporting clubs including rugby, soccer, netball and dance, public school events, trivia groups and many more.

The proposed design for re-development does not meet the needs of the community.

- The Cenotaph is not included in the proposed design. Given the primary purpose for the RSL Club is to bring the community together to remember those who served, notwithstanding the fact that Forestville is a district with a substantial cohort of retired servicepeople and the number of people attending the Anzac Day dawn service is growing every year, the location of the Cenotaph should be of primary importance in any re-development plan. The Cenotaph should remain respectfully prominent at the Clubhouse and the grounds surrounding the Cenotaph able to accommodate growing numbers of patrons for memorial services. Hundreds of locals attend the Anzac Day dawn service with numbers growing every year. Any proposed re-development needs to incorporate a suitable space for this service. The proposed plans do not include a suitable space for the cenotaph, dawn service or games of two up.
- The gaming area in the proposed design is too large and prominent - the proposed ground floor layout looks like a casino. At the AGM in May 2024, the RSL Board advised that one of the reasons for re-development was to move away from the Club's reliance on gaming income; however the gaming area shown on the plans is larger and more prominent than existing. The inclusion of a large gaming area will lead to an anti-social environment and encourage more problem gamblers.
- The proposed design has significantly reduced outdoor space, which will negatively impact families whose children use the existing grounds to play, and lawn bowls groups who, since December 2023, are no longer permitted to use the bowling greens. The floorplan shows that dining and kid's play areas are separated by a whiskey bar and pokies room and the dining and play areas are significantly smaller than existing. The

size of proposed dining, outdoor and kid's play spaces are too small, and their disjointed placement around the outside of the central pokies area will mean that parents can't easily supervise their kids.

- Consideration of whether the proposed carparking capacity is enough to accommodate the expected number of residents and patrons. Overflow residential parking on surrounding Council and Crown land would negatively impact local rugby and soccer clubs, dance groups and the community in general who share common parking space near Melwood Oval.
- Why are all the toilets unisex? There should be a number of gender specific bathrooms for people who prefer to use them.
- The concept of incorporating retirement living is at odds with running a vibrant community club. Future residents of the ILU's may influence the operation of the Club by demanding noise restrictions and curfews, restricting future trade (particularly at night). What will the Club's operational priorities be – satisfying residents or servicing the community?

Overall, the proposed design will be detrimental to the success of the Forestville RSL Club. Currently, family, friends and acquaintances spanning multiple generations are drawn together in a friendly and supportive social environment that serves to strengthen connections and creates a sense of community and belonging. The proposed redesign of the club with a large number of private ILUs and loss of indoor and outdoor floor space and facilities will be completely at odds with the "heart of the community" concept that the Forestville RSL Club is known for.

Regards

Erin McKnight