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By email: aditi.coomar@planning.nsw.gov.au

Cc: Alister Henskens SC MP kuringgai@parliament.nsw.gov.au

Janette Cowell

[REDACTED]

Normanhurst NSW 2076

7th March 2021

Declaration – I have not made a political donation in the last two years.

**LORETO NORMANHURST SCHOOL REDEVELOPMENT (CONCEPT PROPOSAL AND
STAGE 1), 91-93 PENNANT HILLS ROAD NORMANHURST (SSD-8996) –**

OBJECTION

I object to this development for the following reasons:

1. Major development should not proceed while the intersection of Mount Pleasant Avenue and Pennant Hills Road remains without traffic lights and without a formal pedestrian crossing.
 - a. TfNSW (RMS) is the authority with the power to install traffic lights at this “F” fail intersection but does not appear willing to do so.
 - b. The benefits of North Connex will most likely be outstripped within a few years with ongoing development. All vehicle turns at this intersection remain hazardous without traffic lights.
 - c. Children particularly are at risk walking along Pennant Hills Road and crossing Mt Pleasant Avenue without a pedestrian crossing. Added to this concern are cars parked too close to the intersection - thus incoming cars are concentrating on avoiding the parked cars while cars exiting Mt Pleasant Avenue have poor sight lines.

- d. The traffic report does not address the impact on Normanhurst Primary School of a left hand turn out of Mount Pleasant Avenue and down Normanhurst Road. Normanhurst Boys High will also be affected because many will choose to travel by it to return to Pennant Hills Road rather than the suggested route.
 - e. Loreto traffic exiting onto Mount Pleasant Avenue from the proposed Osborne St-Mt Pleasant Ave link road, as well as from the proposed new Loreto buildings in the street, will make it extremely difficult for emergency vehicles to service the street. The Adventist Aged Care Village at the end of Mt Pleasant Avenue has required fire evacuation in the past.
 - f. Drivers already need to halt to give oncoming drivers space to pass and avoid parked cars on both sides of Mt Pleasant Ave. I doubt that Green Plans will sufficiently change people's behaviour not to park on the street. As the school grows, how can Loreto enforce its community of parents, students without parking permits, and visitors from parking along Mt Pleasant Avenue?
 - g. I endorse statements made in submission dated 7/3/2021 by Ian Cowell regarding traffic. For brevity, I refer you to that document.
2. The proposed large Boarding House close to the Loreto boundary on Mount Pleasant Avenue dwarfs residences in this street and is out of keeping with them. Mount Pleasant Ave residents face the back side of this building with its associated services (loading dock and traffic etc).
3. The proposed growth from 1150 to 2000 students and the consequent increased school community, facilities and traffic overburden Mount Pleasant Avenue (a dead-end street) and Osborne Street (with five feeder streets). Together with the constraints of Pennant Hills Road and no traffic lights at Mt Pleasant Avenue, I feel that a population of 2000 students is too large for this site.

END OF SUBMISSION.