

18 December 2019

NSW Department of Planning
Industry and Assessments
320 Pitt Street Sydney NSW 2000
Attn:

Ms Karen Harragon, Director, Social and Other Infrastructure Assessments
Mr Navdeep Sing Shergill

Dear Karen and Navdeep,

Re: Lindfield Learning Village (LLV) - Stages 2 and 3 Development Scheme

[REDACTED]
[REDACTED]
[REDACTED]

While we support having a great school in our area, we have genuine concerns about the forthcoming school expansion which comprise of a dangerous new loop road and inconsiderate traffic arrangements proposals.

Therefore, I write to object the current LLV Stages 2 and 3 Development Scheme which must be significantly amended or completely rejected.

My main reasons for opposing the proposed LLV Stages 2 and 3 Scheme are as follows:

1.) Dangerous New Loop Road

The proposed detrimental Loop Road that requires demolishing a section of the heritage listed building is hazardous, will cause many significant road safety issues and will increase traffic congestion for the Dunstan Grove community.

2.) Traffic and Safety Problems

The conservative estimates of 350 cars and 14 buses travelling on Eton Road and Dunstan Grove during the two peak hours' periods: from 7.30am - 9.30am and 2.30pm - 5.00pm equates to one car every 20 seconds and one bus every 8 minutes. The huge increase of vehicles will severely impact the surrounding Lindfield residents, the Dunstan Grove residents and the school community as explained in the next two sections.

3.) Vehicle Safety

Dunstan Grove is a very narrow and curved road and was built for very limited access only. It is already very tight for cars to pass each other, has several blind spots and users (i.e. pedestrians & cars drivers) of this private road frequently face traffic delays when vehicles are getting in & out of the parking spaces at the oval community centre. Hence, to eliminate these safety issues, all school traffic must be kept on the eastern side of the site and within the school boundary.

4.) Pedestrian Safety

Dunstan Grove residents and school community must cross Dunstan Grove to get to the school or bus stop or nearby amenities. The current unmarked crossing is on a blind corner and is already very dangerous under the current light traffic condition. The proposed change of the existing access route for drop-off & pick-up of children from the eastern side of the school to Dunstan Grove is surely putting all road users at severe risks.

Moreover, there are no pedestrian crossings in place. School children will be forced to cross the road unsafely in four situations. Several sections of the footpaths are not complied with no space for children, cyclists and other footpath users to safely pass each other (i.e. people are forced to use the roads). Additionally, there is no footpath to Roseville Station. Local residents and children will be forced to walk on the road with commonly used vehicles and buses.

Therefore, footpaths and pedestrian crossings need to be properly installed so that all pedestrians could walk safely in the surrounding areas before the additional increased traffic commences.

5.) Ongoing Noise Impacts to the Dunstan Grove Residents

The noise report only considers noise impact once the cars and buses are inside the school grounds. By having a loop road so near to Dunstan Grove, the traffic noise generated by a car every 20 seconds and a bus every 8 minutes would be extremely unbearable for the Dunstan Grove residents. Although, there is no noise report for the situation, this noise impact can be ascertained by just common sense. Thus, the new loop road should be constructed on the eastern side of the site which is away from the residents.

6.) Construction Impacts to the Nearby Residents

The current Construction Management Plan for Stage 2 and 3 shows that the main site access will be directly at Dunstan Grove residents' driveway and their buildings. This means the residents will face much worse situations than those that had occurred during the LLV Phase 1 Construction period. For example, the continuous noises (such as the reversing beepers) & traffic congestion issues caused by road blockages due to deliveries and parking by trades people. There is no reason for creating a disturbing access next to Dunstan Grove as the existing roads on the eastern side provide very easy access to the school construction site.

7.) Devastating Impacts to the heritage-listed building

The heritage-listed and Selman Medal-winning educational building will be partially demolished and significant trees will be removed to accommodate the proposed disastrous loop road. The original E3 zone was specifically drawn at the edge of the existing buildings so that the bushland setting of the heritage buildings could be maintained. The proposed Loop Road undermines the original planning framework that set the community's expectations for how this site would be developed in the future.

8.) Environmental Impacts to the surrounding areas

To minimise environmental impacts, the proposed Loop Road and various other works should be prohibited in the E3 Environmental Management Zone. Therefore, careful assessments, mindful considerations and sensible actions are essential for the LLV Stage 2 and 3 developments.

9.) Lack of Transparency and Inappropriate Community Consultation

This proposal has been kept secret from nearby properties owners and local residents for 18 months. Suddenly, the development process is rushed through during the Christmas period. Furthermore, there has not been adequate time allowed for proper community consultation and insufficient time for rate payers especially those badly affected properties owners and residents to study and understand the impacts of the proposal.

10.) Inconsistent and inadequate documentation

Errors, misleading statements, inconsistent and inadequate assessments were found in the RTS that was submitted hurriedly. The haste documentation demonstrated that important aspects of the LLV Stage 2 and 3 developments have not been thoroughly evaluated and other better alternatives have not been thoughtfully considered.

Please take into account of my constructive feedback and thoughtful concerns as summarised above when reviewing and assessing the LLV related Infrastructure and Planning proposals.

I also earnestly urge you to consider the submission and the alternative proposals prepared by the Owners Corporation of Dunstan Grove so that the ultimate outcome is a win-win solution for all.

Thank you.

[REDACTED]
[REDACTED]
[REDACTED]