



NORTHBRIDGE
PROGRESS ASSOCIATION

Working for the advancement of Northbridge since 1919

ABN 733 956 702

PO Box 357 Northbridge 2063

October 26 2007

Mr John Owen
General Manager
Willoughby City Council
PO Box 57 CHATSWOOD 2057

Dear Mr Owen

**Re: DA-2007/609
Amended plans for seniors living development
76-78 Cliff Ave, Northbridge**

The Association wishes to comment on the amended plans for the above Development Application. We note that the number of units has been reduced from 12 to 10 and that the height has been lowered to make the development more compatible with the streetscape.

1. We continue to have concerns about seniors' access to specified facilities (eg shops, transport) because of distance, steepness of roads and difficulty crossing Strathallen Ave.
2. We would be opposed to the installation of traffic lights in Strathallen Ave at the Suspension Bridge to assist pedestrian movement. We recall that RTA rejected a similar proposal some years ago because there was not enough visibility for cars to stop, rendering such a crossing a danger both to pedestrians and vehicular traffic.
3. We continue to believe that seniors would be at risk from potential bushfires and understand that Rural Fire Service is still assessing the development.
4. We expect the proposed development would cause undue traffic congestion and parking difficulties in Cliff Ave. This would be a particular problem for access to fire trucks in the case of a bush fire.

5. We have concerns about serious reduction of amenity for neighbours of the development and the precedent it would set for other similar developments in a purely residential street.
6. We believe the development would have a negative impact on the heritage value of the Suspension Bridge and on “the gateway” to Northbridge.

Yours sincerely

John Becroft
President

Copy: Ward Councillors