

Form: DA Submission
Reference No: 5cb474510c861
Received: 15/04/2019 10:08:49 PM
Development Application: 011.2019.00056190.001
Applicant: Melb St Pty Ltd
Description: Proposed Multi Dwelling Housing Development

Comments: As a long term resident of Adelaide St I would like to raise an objection to the proposed development on the following grounds, noting that I did not object to the original application for 13 dwellings:- A development of this size is not in the character of the area, with nearby developments being small blocks of villas/townhouses. In particular the addition of three 1 bedroom and four 1 bedroom plus study apartments is too high density and will detract from the friendly village feel of the area.- The proposed skylight for one of the dwellings is above the height limitation of 8.5m. Why should this development be given a special exception?- The design seems similar to other unattractive developments in East Gosford built by this developer which lack character and affect the appearance of the area.-The development only allows for 38 car spaces for 22 dwellings. This is clearly insufficient and will mean that visitors park on the street. There is already no street parking for visitors to nearby properties during school hours as students from two nearby high schools park in the street. The driveway to the constructed in Adelaide St will also reduce the number of car spaces. The inclusion of only two disabled car spaces is also clearly insufficient.- The removal of trees and number of bins in the street will severely affect the appearance of the streetscape.- I believe the traffic assessment was carried out in the school holidays. The applicant should be required to have this re-assessed on a normal school day. In order to turn towards Erina all traffic in Caroline, Webb, George, Russell Drysdale, Melbourne, Wharf and Adelaide streets must exit via Adelaide St. This area includes two high schools, two primary schools, a preschool, the Gosford/Edogawa Commemorative Garden (including the Gosford Regional Gallery and a popular cafe) and Elizabeth Ross park which features a popular children's playground. On a school day extremely long delays are experienced.