

[REDACTED] - Proposed residential development - 5 Whiteside Street and 14-16 David Avenue, North Ryde (10\_0165)

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From: [REDACTED]  
To: <plan\_comment@planning.nsw.gov.au>, [REDACTED]@planning.nsw.gov.au  
Date: 8/6/2011 1:48 PM  
Subject: Proposed residential development - 5 Whiteside Street and 14-16 David Avenue, North Ryde (10\_0165)

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[REDACTED]:  
I would like to make submission regarding the above development.

My name & address: [REDACTED] Parklands Road, North Ryde NSW 2113

Name of the application & application number: Proposed residential development with basement parking - 5 Whiteside Street and 14-16 David Avenue, North Ryde (10\_0165)

Statement on support or objection to the project: I object to this project.

Reason for objection: Severe traffic congestion of residential street. The proposed development will allow more than 300 cars from the new development to enter Parklands Road via Whiteside Street, as it is proposed by the developer to continue to allow cars to travel south along Whiteside Street as per current situation into Parklands Road. Due to the flow of traffic on the main Epping Road, cars from the new development will definitely use Whiteside Street and Parklands Road as a short cut to get to Lane Cove Road or to travel east along Epping Road. This is totally unacceptable to residents of Parklands Road as the current road is a residential road, already very narrow with residents' cars parking on both sides of the road, and extremely difficult & congested during peak hours to get out onto Lane Cove Road. I cannot support opening up Parklands Road as thoroughfare for another 300 more cars from this new development, which will cause even more traffic congestion in our current residential roads as well as being dangerous to children with significant increase in traffic flow in residential roads. If the developer will agree to block off access from Whiteside Street to Parklands Road, then I will consider supporting this proposal as I understand that there is a need for more residential development in the area. Even with this, it will already cause a lot of traffic congestion on the main road and it will be inconvenient to current residents from Parklands Road as we will need to find alternative route to Whiteside Street to enter Parklands Road from Epping Road but this still will be better than having 300 more cars through our Parklands Road residential street. So, unless the plan is further modify, I strongly object to this development.

PS: The developer indicated that they will open up Whiteside Street for 2-way traffic to & from the new development onto Epping Road. However, this will only allow cars to leave the new development and travel west along Epping Road. For those who want to travel East along Epping Road, they cannot do this via Whiteside Street. So, for cars from the new development that want to travel east along Epping Road or to go to Lane Cove Road, the natural route will be for these new cars to travel south along Whiteside Street, then along Parklands Road as short cut to Lane Cove Road or to east-bound Epping Road. The only way to prevent this is to block off access from the new development into south-bound Whiteside Street onto Parklands Road. You will need to be familiar with traffic flow in this area to understand that the developer's current proposal is not acceptable to residents of Parklands Road.

I understand that you will post my comments but I do not want my name, specific street address or email address be made available to others. You can state that this comment is from resident of Parklands Road.

Thank you for allowing me to provide my comments.

Sincerely, Resident of Parklands Road