## 1.2 THE SITE

## 1.2.1 Local and Regional Context

The site is located in the Crows Nest village and is bounded by Alexander Street to the east, Burlington Street to the north, Willoughby Lane to the west and Falcon Street to the south. The site includes the existing Woolworths, the Council's Alexander Street Parking Station, Bravo Restaurant Site and the Energy Australia substation land. The site is located some 50m from the intersection of Falcon Street with the Pacific Highway, Crows Nest.

Figures 1 provides an aerial view of the subject site in its Crows Nest context, as follows:



Figure 1: Aerial Site Location Plan (Site defined by red outline) NTS Source: Google Maps

Fabcot Pty Ltd Planning Proposal for Crows Nest



## Figure 2 demonstrates the subject site in its Crows Nest context, as follows:

Figure 2: Site Location Plan (Site defined by red outline) NTS Source: Google Maps

## 1.3 THE EXISTING DEVELOPMENT

The subject site can be described as currently containing:

- a Woolworths supermarket building fronting Falcon Street and Alexander Street, with loading facilities utilising a portion of Willoughby Lane;
- > Bravo restaurant building over three levels fronting Falcon Street;
- North Sydney Council's Alexander Street above ground multi-deck public car park for 132 cars fronting Alexander Street, Burlington Street and a portion of Willoughby Lane;
- > three specialty shops fronting Burlington Street;
- two specialty shops fronting Alexander Street;
- > access/egress to the upper level car parking spaces via Alexander Street;
- > access/egress to the ground level car parking spaces via Alexander Street;
- > an amenities block fronting Burlington Street; and

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