



WATERMARK
CHATSWOOD

Watermark Chatswood and Chatswood Golf Club Community Feedback Report May 2020

Table of contents

Executive summary	3
Community engagement channels	
Overview	5
CGC Membership consultation sessions	6
Colwell Crescent residents consultation	7
Community invitation to Information Sessions	8
Community Information Sessions	10
Covid-19 revised community engagement	11
Community engagement landing page	12
News and media coverage	13
Feedback responses & insights	
Feedback form	15
Participation	16
Responses	17
Themes and Insights	19
Annexures	22

Executive summary

Community engagement has been undertaken voluntarily by Chatswood Golf Club and Watermark Chatswood to consult the relevant stakeholders of the proposed development at CGC, prior to the submission of the project's development application. CGC and Watermark Chatswood have recognised the importance of this engagement and have taken the opportunity to brief community members and achieve an understanding of their expectations.

The following themes and insights were observed through the course of the consultation:

- **Low response rate from community members** - The pro-active and ongoing community engagement undertaken by CGC and Watermark Chatswood has provided the community with an adequate opportunity to express their thoughts on the proposed development. However, a low response rate was observed which may be attributed to (a) the community's assessment of the project as not materially impacting them and/or providing positive benefits and hence not requiring a submission/attendance, (b) Covid-19 pandemic disruptions, and (c) for CGC Members, previous CGC resolutions supporting the development.
- **Broad community support for development at CGC** - The proposed development is not expected to adversely impact the amenity of the local community and has taken the necessary measures to ensure any potential adverse impacts have been addressed. This includes siting the development footprint on the existing car park (and tucked into the escarpment), the retention of green space, consultation of adjacent property owners and minimisation of view impacts from private and public domains.
- **Mixed support of proposed facilities** - The non-CGC member response has demonstrated a strong desire for a recreational/community space in the local area. Many responses highlighted the potential for families and non-club members to use the facilities. The strongest support for the development was identified in the immediate surrounds of CGC including those along Colwell Cres. Responses also indicated the demand for seniors living to be provided for in the area.



Community engagement channels



Overview

Community engagement has been undertaken by CGC and Watermark Chatswood throughout the planning phase of the proposed development. The following forms of consultation are discussed in this Report:

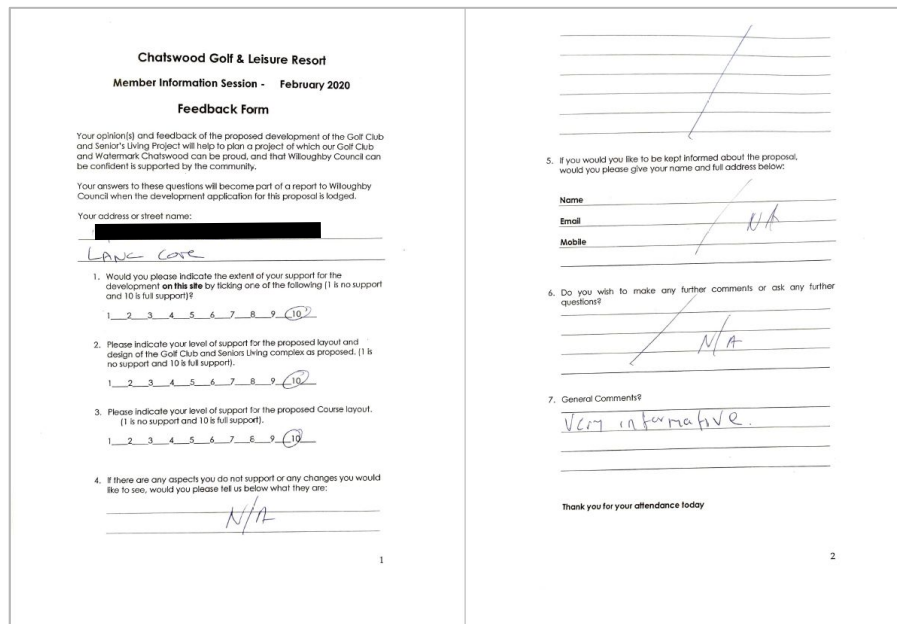
- **CGC Member consultation sessions** – took place over four weeks in February 2020. Club Members were invited to these sessions via the CGC website, club newsletters and social media platforms.
- **Colwell Crescent residents consultation** - Residents immediately adjacent to the proposed development were consulted via dedicated information sessions, the first of which commenced in July 2017. Consultation has continued up until DA submission in May 2020.
- **Community invitation to Information Sessions through letterboxing** - Broader community engagement notification undertaken through letterboxing of 5,000 brochures inviting local residents to Community Information Sessions facilitated by CGC and Watermark Chatswood.
- **Community Information Sessions** - Scheduled for four weeks in March and April 2020 at the CGC Clubhouse, the sessions comprised Watermark Chatswood representatives discussing the proposed development in a informal and face to face setting. However, as a result of COVID-19 and the associated government directives on social distancing, CGC and Watermark Chatswood were forced to cancel part way through the four week period. Four Community Information sessions were conducted prior to the government isolation restrictions.
- **Covid-19 revised community engagement** - Notification and revised consultation measures were developed in light of 'social distancing' orders from the Government. Notification of changes included social media and the existing CGC website. The revised community engagement was adapted to allow engagement through a dedicated landing page on the Watermark Chatswood website.
- **Watermark Chatswood Community Engagement page** - As a substitute community consultation approach, a landing page was developed on the Watermark Chatswood website that provided brochures, architectural plans, 3D renderings of development, FAQs and a community feedback form. This page was open from 2 April 2020 (as a result of covid-19 restrictions) and remained open following DA submission. For the purposes of this Report, the responses presented reflect feedback received up to and including 30 April 2020.

CGC Membership consultation sessions

As a key stakeholder in the proposed development, CGC members are the main users of the golf course and associated facilities. Club membership to date is recorded as 700 members. Club members also make up the Board, which governs the direction and operation of the Club.

Member involvement on the project extends as far back as 2016, where CGC members resolved to reclassify part of the Clubs 'core' land as 'non-core' in order to facilitate the over 55s development by Watermark – this resolution was passed on a vote of 243 – 31 members on 6 June 2016. On 11 July 2016, the CGC Members unanimously voted, 111 - 0 in support of the proposal to sell the land to Watermark for the development of a seniors living village and integrated clubhouse

The most recent Member engagement was in the form of multiple information sessions held in February 2020. Club Members had the opportunity to provide feedback in response to the current designs - this feedback has been discussed in the final section of this Report.



The image shows a two-page feedback form for Chatswood Golf & Leisure Resort. The title is 'Chatswood Golf & Leisure Resort Member Information Session - February 2020 Feedback Form'. The form is divided into two columns. The left column contains questions 1 through 4, and the right column contains questions 5 through 7. The form is filled out with handwritten responses. Question 1 asks for support for the development on the site, with a response of '10'. Question 2 asks for support for the proposed layout and design, with a response of '10'. Question 3 asks for support for the proposed course layout, with a response of '10'. Question 4 asks for any aspects not supported or changes, with a response of 'N/A'. Question 5 asks for contact details, with a response of 'N/A'. Question 6 asks for further comments or questions, with a response of 'N/A'. Question 7 asks for general comments, with a response of 'Very informative'. The form is dated 1 February 2020.

Chatswood Golf & Leisure Resort
Member Information Session - February 2020
Feedback Form

Your opinion(s) and feedback of the proposed development of the Golf Club and Senior's Living Project will help to plan a project of which our Golf Club and Watermark Chatswood can be proud, and that Willoughby Council can be confident is supported by the community.

Your answers to these questions will become part of a report to Willoughby Council when the development application for this proposal is lodged.

Your address or street name:
[Redacted]

1. Would you please indicate the extent of your support for the development on this site by ticking one of the following (1 is no support and 10 is full support)?
1 2 3 4 5 6 7 8 9 10 10

2. Please indicate your level of support for the proposed layout and design of the Golf Club and Senior Living complex as proposed. (1 is no support and 10 is full support).
1 2 3 4 5 6 7 8 9 10 10

3. Please indicate your level of support for the proposed Course layout. (1 is no support and 10 is full support).
1 2 3 4 5 6 7 8 9 10 10

4. If there are any aspects you do not support or any changes you would like to see, would you please tell us below what they are:
N/A

5. If you would you like to be kept informed about the proposal, would you please give your name and full address below:
Name _____
Email N/A
Mobile _____

6. Do you wish to make any further comments or ask any further questions?
N/A

7. General Comments?
Very informative.

Thank you for your attendance today

(Image: Example of feedback form from information session)

Colwell Crescent residents consultation

A separate and specific community consultation process was undertaken with property owners adjacent to the development parcel from Colwell Crescent and Beaconsfield Rd. The consultation with these residents commenced 30 July 2017 and is ongoing.

At the first meeting, conceptual architectural schemes of the development were presented to residents. These residents expressed relief that the development was not located above the existing car park, but rather tucked into the escarpment. Further concept plans showed a recreation area in the interface between the development and the Colwell Crescent properties. Following constructive feedback from the Colwell Crescent residents, the proponent removed the recreational area from this garden interface.

Subsequent information sessions were undertaken in July, Nov & Dec 2019 at CGC. The proponent procured and presented photomontages and architectural sections for every relevant property along Colwell Crescent. Two of the Colwell Crescent property owners, being Douglas Latto and Lee Hughes were the appointed representatives / liaisons for the broader group.

See Annexures for the most recent communication with Colwell Crescent residents on 20 May 2020



WATERMARK
CHATSWOOD



(Map: Indicated in blue, the Colwell Crescent homes which participated in the consultation)

Community invitation to Information Sessions

5,000 invitations were prepared, printed and distributed as part of the community engagement with the local resident community (**see Annexures for a copy of the community flyer**). The invitations came in the form of a colour brochure, containing the following information:

- Community Information Sessions details (time, date and location);
- Contact details of CGC General Manager (for further questions);
- Background of project and partnership with Watermark;
- Overview of proposed over 55s lifestyle village and associated facilities;
- Next steps and the invitation to provide feedback; and
- Details of Watermark Chatswood website (for ongoing project updates and resources).

As noted in the invitation, in instances where a recipient was not be able to attend during the proposed session times, CGC offered to facilitate alternative arrangements.



(Image: Brochures produced inviting residents to the Community Information Sessions)

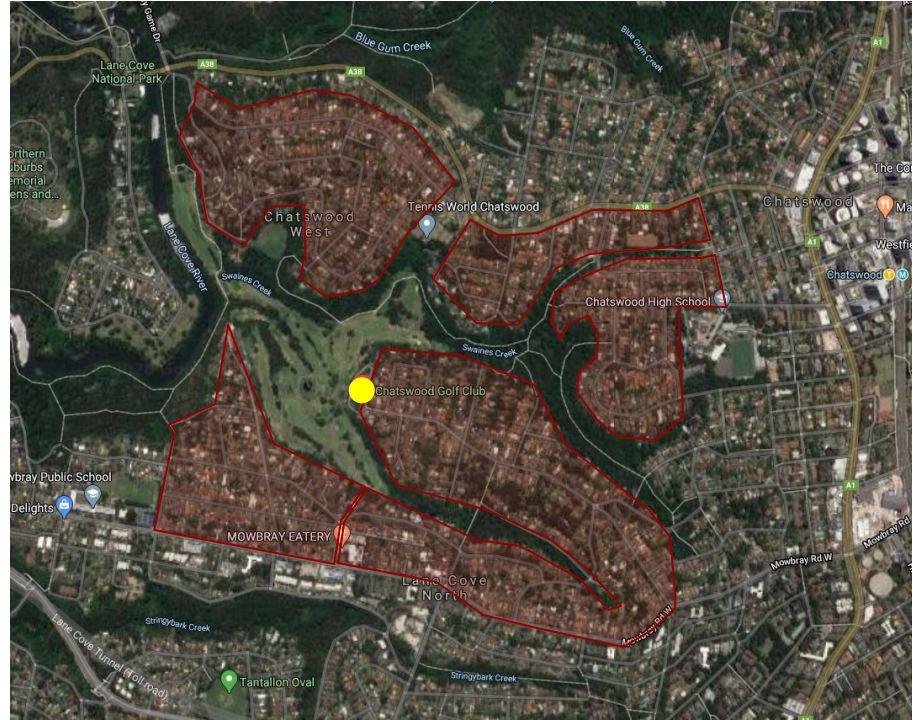
Community invitation to Information Sessions

The map to the right illustrates the neighbourhoods and residences that received a brochure invitation to the Community Information Sessions. The areas identified were selected based on the proximity to CGC (approximately within a 1 km radius) and covers the immediate surrounding residences.

In total, 5,000 households received an invitation - and based on the most recent Census LGA average of 2.60 persons per household - this represents a notification to 13,000 persons.

The letterbox drop was undertaken on the weekend of 7th and 8th March 2020, in order to facilitate the reasonable opportunity for attendance to the Community Information Sessions (scheduled to begin 10th March 2020, for four weeks).

The participation of community members is discussed in the final section of this Report.

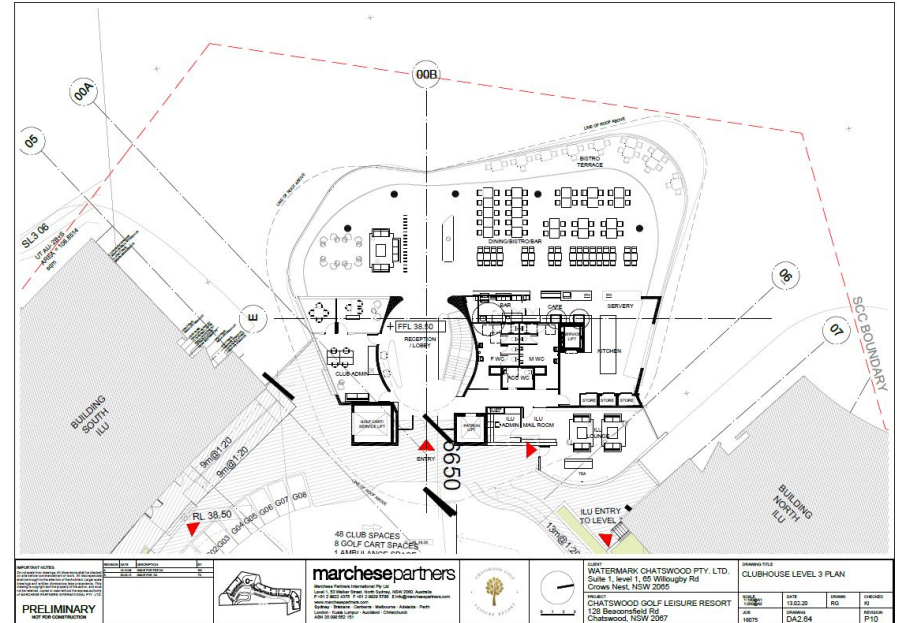


(Map: Red section represents household receiving invitation. Yellow marker indicates the location of CGC)

Community Information Sessions

CGC and Watermark Chatswood conducted Community Information Sessions at the Club across the first two weeks of March (10th, 12th, 17th, 19th). The sessions were facilitated by CGC and Watermark Chatswood representatives and comprised:

- Information regarding the form, scale and operations of the proposed development such as architectural plans, 3D renderings of the development (viewed from the golf course and public entrance), proposed CGC facilities and operations, scale of seniors housing;
- Opportunity to meet and discuss plans with CGC and Watermark representatives - including directors of Watermark, members of the Project team, CGC General Manager and other senior staff; and
- Written feedback response forms - that sought to understand the level of support for development and provided the opportunity for community members to express their impressions.



(Image: Architectural plans of the proposed clubhouse as provided in the Community Information Session)

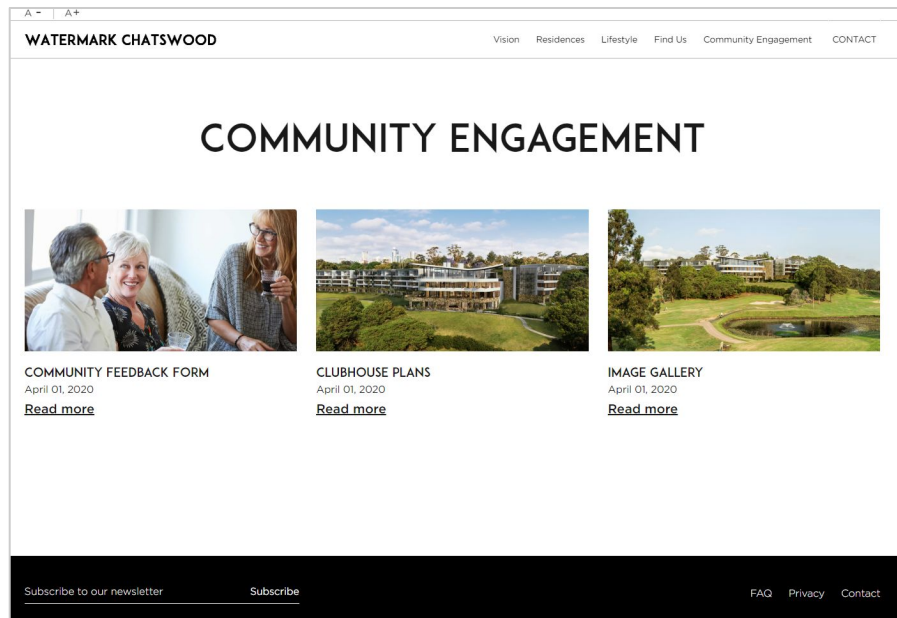
Covid-19 revised community engagement

As a result of the ongoing Covid-19 pandemic and associated government directives regarding social distancing, the remaining two weeks (24th, 26th, 31st March and 2nd April) of the Community Information Sessions at the Club were cancelled.

In response, CGC and Watermark Chatswood adapted the proposed community engagement to take an online format, enabling the community to download, assess and provide online feedback at their convenience. A community feedback form was made available from 2nd April 2020 and closed following DA submission.

Residents were notified of the revised community engagement via social media (Facebook), existing CGC website and newly developed Watermark Chatswood website.

The 5,000 brochure invitations to Community Information Sessions also included details of the Watermark Chatswood website, where residents were encouraged to visit online for information regarding progress updates and milestones.



(Image: Screenshot of the dedicated Community Engagement landing page)

Covid-19 community engagement landing page

The Community engagement landing page provided a range of documentation specific to the project, as per the Community Information Sessions, including:

- Architectural clubhouse plans of each level from ground floor to level 3;
- 3D renderings of the proposed development at various locations including the driveway from Beaconsfield Rd, entrance of clubhouse and perspectives of the development from the golf course;
- Frequently Asked Questions (FAQs) section describing the project and seniors living arrangements, community facilities offered, proposed timing of key milestones and impact to existing golf course;
- Brochure invitation to community consultation (as discussed previously); and
- Online community feedback form - as per the forms provided during the community information sessions - which enabled community feedback to be submitted.



(Images: Gallery of images provided on the Community Engagement landing page (left) Entrance to Clubhouse, (right) Clubhouse pond perspective)

News and media coverage

The proposed development has been covered by several media outlets since 2016, with the most recent articles occurring in 2019 following the submission of a Site Compatibility Certificate. The coverage includes articles from: The Daily Telegraph, North Shore Times, ASX announcements, Nine Finance, Australian Property Institute, Golf Industry Central, The Weekly Source and Villages.com.au.

Of note is the article published in the North Shore Times and The Daily Telegraph, which included a short interview with CGC President Alan Hall-Watson. The article provides commentary on the circumstances which compelled CGC to look for 'other forms of revenue' as the Club was at 'serious risk of failing.'

Specific details of the development were also included in the article, such as seniors housing, development footprint and Club facilities (function room, course upgrades, hydrotherapy pool).



Chatswood Approves Residential Development Proposal

POSTED ON SEPTEMBER 21, 2016 @ 10:00 AM



Chatswood Golf Club in Sydney's northern suburbs has supposedly agreed to sell off a chunk of their land to senior residential developer Watermark Castle Cove to secure the club's long-term financial position.

According to Chatswood West Ward Progress Association (CWWPA), at a general meeting on June 6, the board prompted members of the NSW club to vote in favor of a disposal of the club's 'non-core' land. The allocated site is to be utilized for Watermark's dwelling project of constructing seniors living apartments, which they intend to sell 'off the plan' once constructed.

An approval of the deal required a 50 per cent plus one (50%+1) vote majority by the Ordinary members who, being eligible to do so, voted on the resolution at the meeting. Employed members of the club were not eligible to vote.

The determined 'non-core' land is, according to the Registered Clubs Act, to be disposed in any way that the board determined appropriate, such as by private treaty, without having to obtain approval of the members of the club.

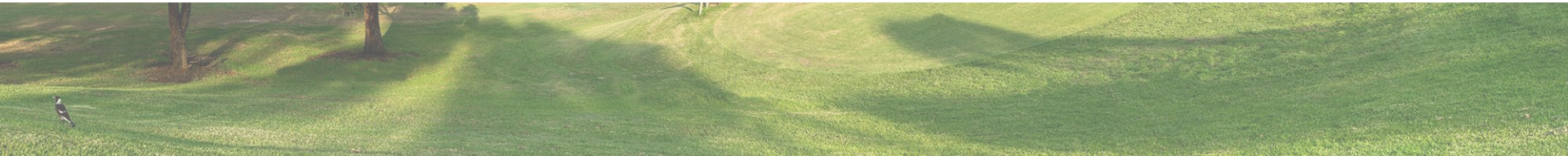
(Screenshots: (left) Printed article in the local North Shore Times, (right) Article in The Daily Telegraph)



WATERMARK
CHATSWOOD



Feedback responses & insights



Feedback Form

To understand the relative community support of the proposed development, CGC and Watermark Chatswood developed a feedback form which requested the community to indicate their level of support (rated 1 to 5, least support to most support) for the following:

- The proposed development on the site; and
- The range of facilities proposed to be offered.

A free form text response was also provided for the following aspects of the proposed development:

- Aspects that are not supported and proposed changes; and
- General comments or further clarification.

The results of member and community responses are analysed within this report. Submitted feedback forms can be provided upon request.

The screenshot shows a web-based feedback form titled 'WATERMARK CHATSWOOD' and 'COMMUNITY FEEDBACK FORM' dated April 01, 2020. The form is divided into two main sections. The left section contains introductory text explaining that the feedback will help plan a project for the Golf Club and Senior's Living Project, and that the Willoughby Council can be confident in the community's support. It also states that the feedback will become part of a report to the council. A link is provided for users to view frequently asked questions. The right section contains several questions with dropdown menus for rating support (1 to 5) and a text area for free-form responses. The questions are: 'Your address or street name?', 'Would you please indicate the extent of your support for the development on this site by choosing one of the following (1 is no support and 5 is full support)?', 'Please indicate your level of support for the range of facilities being offered (1 is no support and 5 is full support)?', 'Are there any aspects you do not support or any changes you would like to see? Please tell us below what they are.', 'Do you have any general comments or are there any aspects of the project you are unsure of or feel remain unanswered?', and 'If you would you like to be kept informed about the proposal, please check the box below, and leave your details.' There is a checkbox labeled 'Please keep me informed' at the bottom right.

(Image: Screenshot of Community Feedback Form made available on the dedicated Watermark Chatswood landing page)

Participation

Responses and participation

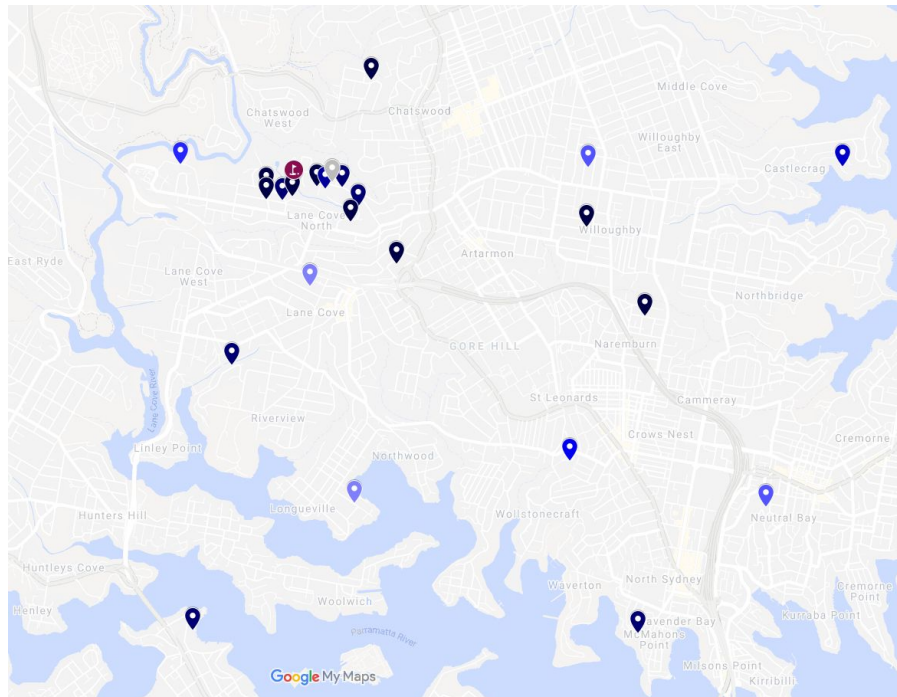
A range of responses were received both in support and against the project. Across the period of community engagement, a total of 28 responses were received from the community - this is in light of the direct community engagement of 5,000 households and 700 CGC Club Members.

Location of respondents

Responses were received from as far as Warrawee (9 km from the proposed development) and as near as Colwell Crescent (directly adjacent to CGC).

Strong participation was identified within the Willoughby LGA with 54% of responses collected from suburbs such as Chatswood, Lane Cove and Lane Cove North.

Notably, strong resident support was identified by respondents located in close proximity to CGC, as identified in the map (right).



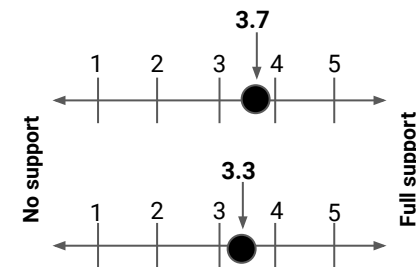
(Map: CGC identified with red marker. Addresses of responses are mapped - darker colours expressing stronger support when asked to express their support of the proposed development at CGC)

Responses (1 of 2)

Quantitative responses

Of the two questions related to the '*development on the site*' and '*range of facilities offered*,' the following table summarises the responses received.

Question	No of responses	Average response
Would you please indicate the extent of your support for the development on this site by choosing one of the following (1 is no support and 5 is full support)?	28	3.7
Please indicate your level of support for the range of facilities being offered (1 is no support and 5 is full support)?	28	3.3



Responses (2 of 2)

Qualitative responses

Aside from the quantitative questions, the qualitative section for feedback produced a smaller participation rate. The following common themes were identified from the responses:

Question	No of responses	Participation rate (%)	Common themes
If there are any aspects you do not support or any changes you would like to see, would you please tell us below what they are	16	57%	<ul style="list-style-type: none">• Overall support for development: Where a 'nil' response has been provided or (or similar), it is considered that the proposed development is satisfactory and broadly supported. Some responses also communicated full support for the development.• Proposed Clubhouse facilities: A number of responses noted the concern with over providing facilities such as pool, gym, cinema and putt putt. The Proponent notes that the course redesign is subject to a separate Development Application and will include its own discrete consultation process with CGC members and the community.• Traffic: Two responses noted a concern with potential traffic generation.
Do you wish to make any further comments or ask any further questions?	9	32%	<ul style="list-style-type: none">• Community access: Community desire for a social and recreational hub in light of the additional housing in the area, especially for families.• Seniors Living demand: General comments indicate demand for the lifestyle village.

Themes and Insights (1 of 3)

Theme - Lower than expected response rate

The number of responses throughout the community engagement is considered relatively low when compared to the audiences targeted for community consultation undertaken by CGC and Watermark Chatswood. In total, 28 responses were received in contrast to the the 5,000 invitations to information sessions and 700 CGC members.

Both the community engagement channels and window of opportunity for responses to be submitted do not align with the low number of responses received. Some possible reasons for the low participation include:

- *Low concern regarding proposed development* - community stakeholders may feel that the proposed development will have little/no impact and/or positive benefits to their lifestyle and as such, have not taken the opportunity to provide a submission.
- *Impact of Covid-19 pandemic* - The community engagement undertaken has been impacted by covid-19 which may have reduced the participation rate from the community. However, the adapted online engagement platform (including increased consultation periods) and change in typical lifestyle arrangements (longer periods at home, and reduced travel times) is likely to have increased the opportunity for community feedback.
- *Responses withheld for DA submission opportunity* - community members may feel as though their responses should be provided as part of the DA exhibition phase as opposed to the community consultation conducted by CGC and Watermark Chatswood.

Themes and Insights (2 of 3)

Theme - Broad community support for the 'Development on the Site'

The feedback received from the community consultation has identified broad support for the proposed development at CGC based on the average response of 3.7 out of 5. Interestingly, the level of support varied between (1) the wider community and (2) CGC members, as follows:

1. **Wider community support for the development average of 4.8 out of 5** - this strong level of community support is largely attributed to the extensive consultation that has taken place over multiple years and the fact that the proposed development is predominantly contained to within the existing car park of the golf club and is not expected to adversely impact the community or reduce green space.
 - a. The feedback received from the community consultation indicated strongest support from nearby residents including those on Colwell Crescent where extensive consultation, photomontages and architectural sections were produced. In one instance, the Proponent received feedback from a resident along Mooney Street with concerns about visual impacts - the Proponent sought the opinion of Dr Richard Lamb, a visual impact specialist consultant, to assess the proposed development's impact when viewed from private and public domains across the course (and specifically from Mooney and Hart Streets, along the southern and western boundary of the golf course). As a result, additional photomontages from these areas were procured to address any perceived visual impact concerns in that area.
2. **CGC membership feedback of 3.0 out of 5** - Only 16 responses were received from a total of 700 Club members during the club consultation phase. This suggests that the feedback is not an accurate representation of all CGC Members. Further, the low participation responses may be the result of CGC members having already expressed their support for development on the site in the form of Club resolutions. The two relevant Club resolutions; being the reclassification of 'core' to 'non-core land' (243 for, 31 against) and sale of 'non-core land' to Watermark for the proposed development (111 for, nil against) are the best representation of CGC member support for the proposed development.

Themes and Insights (3 of 3)

Theme - Mixed support for the 'range of facilities being offered'

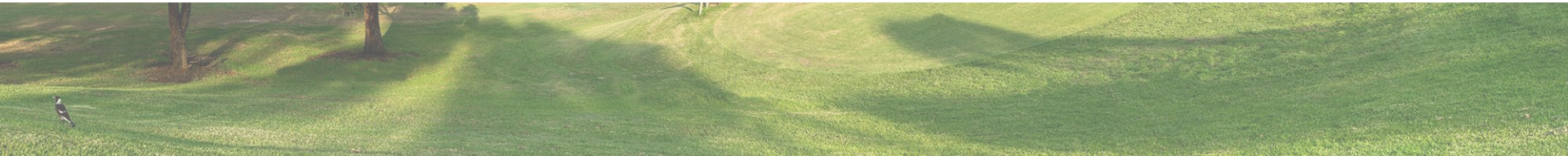
There is a mixed level of support when considering the facilities proposed as part of the development based on the average of 3.3 out of 5 (made up of wider community feedback of 4.8 out of 5 and CGC membership feedback of 2.2 out of 5). The low support from CGC members is unexpected based on past CGC meeting resolutions which resolved to develop the existing clubhouse into a co-located over 55s lifestyle village and clubhouse. The participation rate of CGC Members should be therefore be carefully considered when reviewing the quantitative and qualitative responses (as discussed earlier).

Possible explanations for the observed results include:

- **Community access to facilities (incl. bistro, pool, gym and cinema)** - Community members have expressed strong support of the facilities offered and commented on the desire for local residents to be able to enjoy the proposed facilities. Qualitative responses were supportive of catering the development to local demographics (seniors housing and families), provision of family friendly activities/areas and casual dining from the proposed bistro/restaurant. ***The strong support is likely due to community members recognising the potential for CGC to be more than a destination for golfers and golf enthusiasts and the need for additional amenity in the local area.***
- **Reduction in golf playing holes from 18 to 12** - The low support from CGC suggests that Members have used this feedback opportunity to express their opposition toward the proposed change in course layout - as confirmed through the comments collected from the qualitative responses. A separate consultation specific to these changes by CGC and Watermark Chatswood is proposed and will form part of its own discrete golf course upgrade DA. During the preparation of the golf course upgrade DA package, comments regarding the proposed course changes identified in this community consultation will be addressed.

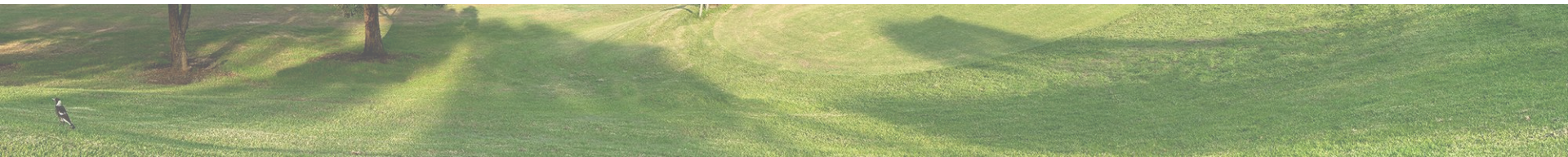


Annexures





Community Information Session Brochure



You're invited to

COMMUNITY INFORMATION SESSIONS

Chatswood Golf Club



WATERMARK
CHATSWOOD



Invitation

Chatswood Golf Club (CGC) and Watermark invite you to come and hear about their innovative project which proposes to deliver a brand new Golf Club and Seniors Living Development.

The planned development will ensure the survival of the Golf Club, preserve the green space of the golf course and include a number of features that will benefit the local community.

CGC and Watermark will host a number of information sessions over four weeks for interested members of the community. The main purpose of these sessions is to open up a consultation process, listen to the views of the community and ensure that our direction and proposal is clearly understood. Once completed we will collate all the feedback with a view to reviewing and making improvements wherever possible

These sessions will be held at CGC's Clubhouse during the following times:

Tuesdays: 10th, 17th, 24th and 31st March between 1pm-2pm

Thursdays: 12th, 19th, 26th March and 2nd April between 5pm-6pm

If any of the above times are not suitable please call the General Manager at CGC, Aaron Vatner, on 9419 2336 to schedule another time.

Background

CGC, like many Clubs within Australia has continued to experience financial hardship from a declining member base, increasing costs and the growing demand of maintaining expensive and ageing infrastructure.

Without decisive action CGC would have to close the doors on a valuable community asset. CGC commenced a review of available options five years ago and explored the compatibility with an over 55s lifestyle village. Such a village could be created on the existing car park area.

Following a rigorous competitive tender process, CGC chose to partner with Watermark, a multiple award-winning owner-operator and manager of contemporary over 55s villages, to deliver our collective vision for the project.

In June 2019, the partnership of CGC and Watermark was successful in achieving a Site Compatibility Certificate from the Department of Planning and Environment. The next step for CGC will be to submit a development application for an over 55s lifestyle village comprising 106 apartments and a new Clubhouse featuring health and wellness facilities, along with quality dining and recreation facilities, all available to the local community. Most importantly, a key feature of the Compatibility Certificate was that the entire green space pertaining to the golf course will be retained.

In summary the CGC Project will deliver:

- Preservation of a significant metropolitan parcel of open green space that contributes to outdoor active and passive recreation for the local community
- New Golf Club and Seniors accommodation which provides a broad range of facilities for Golf members, residents and the community
- Diversified income streams designed to ensure the survival and ongoing financial viability of CGC. It has also been agreed between CGC and Watermark that there will be no poker machines in the new club.



Lifestyle

The over 55s lifestyle village will be a hub for active and independent living, community and social engagement where people can upgrade and simplify their lifestyle and alleviate the burden of maintaining a large home and gardens.



Key Features of the new Club precinct and lifestyle village include:

- World class golf & associated facilities integrated with a retirement village and broader community engagement
- Residents to enjoy membership to Club, Golf, Gym and Pool
- Zero cost electricity bills for village residents
- No need for a second car, or even a first – the village will have alternatives to minimise car ownership with a daily shuttle to and from Chatswood centre and station and access to a private electric car-share arrangement exclusive to village residents
- Tailored wellbeing programs designed for specific needs which one can undertake in the heated indoor hydrotherapy pool, gymnasium or dedicated group exercise room
- Provision for longer term health and support services to keep people within the comfort of their own home supporting ageing in place
- Quality dining options and room service available from the new Clubhouse
- Outdoor areas, function spaces for games, bridge, mahjong and other activities as well as a cinema, bars and business facilities
- Unique offering with every apartment having a view overlooking the golf course and Lane Cove River valley.

Next steps

Our next step is to make sure the community are informed and have the opportunity to discuss the proposal and to provide any feedback to CGC and Watermark.

CGC and Watermark have undertaken significant studies and design work and are now in a position to share this with interested members of the community prior to the lodgement of a development application.

Following the information sessions, CGC and Watermark intend to submit a development application and seek approval to make this exciting proposal a reality.

It is difficult to determine when a development approval might be achieved and therefore if you want to follow the progress of the project, please continue to check www.watermarkchatswood.com.au where progress updates and milestones will be communicated.

Thank you for your participation.

“We are continuously looking to raise the bar on retirement living in Australia. Our partnership with Chatswood Golf Club creates an exciting new model of seniors living.”

– Dr Christopher Watt,
Director, Watermark Chatswood

“Chatswood Golf Club and Watermark Chatswood have a shared vision to create a quality golf course and a range of premium activities, dining and meeting spaces that all members, community and residents can enjoy.”

– Alan Hall-Watson
President, Chatswood Golf Club

WATERMARK
CHATSWOOD





Colwell Crescent Resident Communication - May 2020





Chatswood Golf Club Limited
A.B.N. 54 000 990 616

20 May 2020

Dear Resident(s)

Distribution: 15G,17,19,21,23,25,27,29 Colwell Crescent and 125,126 Beaconsfield Rd

We are writing to advise that Chatswood Golf Club and Watermark have lodged our long-anticipated Development Application with Willoughby Council on 20 May 2020.

The development application is for a new Club House and 106 Independent serviced self-care apartments. This is consistent with the Site Compatibility Certificate issued by Department of Planning on 6 June 2019.

In our most recent meeting with Doug Latto and Lee Hughes we left open the opportunity for residents to discuss fencing and landscaping treatment for areas close to boundary lines. Our suggestion is that we collaboratively work toward a Boundary Management Plan (BMP) that enables each resident to have input into the treatment of their respective boundary with the proposed development. To provide you with easy reference to such plans we have supplied full size A1 colour landscape drawings to Lee and Doug. This level of site-specific detail is something we would aim to have agreed prior to the commencement of any construction and may be a requirement of any Construction Certificate.

The main purpose of the BMP will be to formally manage vegetation growth across areas which interface with views. In some cases, neighbours may wish to increase planting to improve privacy and these preferences can be accommodated in the Plan. It is intended that the Plan be flexible to accommodate resident preferences.

Since our first meeting with the Colwell Crescent group on 30 July 2017 we have covered a lot of ground together and we would like to thank you all for your respective contributions and feedback during the DA design process. We would particularly like to thank Douglas Latto and Lee Hughes for taking the role as representatives for all communication and for attending numerous meetings during this extended period.

As adjoining neighbours to our site, the lodgement of the DA does not mean that we cease communication after the DA is approved. It is our firm commitment to ensure our lines of communication remain open and once a builder is appointed, we will ensure the same. Working together during the delivery phase and beyond is important to us. We are committed to delivering an outstanding project that adds meaningfully to the benefits the Golf Club provides to the community.

In the interim we trust you are keeping safe during such challenging times and please don't hesitate to contact us if required.

Yours Sincerely

Alan Hall-Watson
President

Christopher Watt
(Watermark Chatswood Pty Ltd)

Postal Address P.O. Box 413 Artarmon N.S.W. 1570
Clubhouse Address Beaconsfield Rd Chatswood N.S.W 2067
Ph: 02 9419 2336 Fax: 02 9419 5785
Email admin@chatswoodgolf.com.au
www.chatswoodgolf.com.au