

Attachment A

Inquiry into Badgerys Creek land dealings and property decisions

Question taken on notice at hearing on 29 September 2009

Mr Ron Medich

This list sets out the companies of which Lucky Gattellari is director and Ronald Medich is a shareholder (or ultimate shareholder):

	Company	ACN
1.	Rivercorp Contracting Qld Pty Limited	138 152 360
2.	Rivercorp Contracting NSW Pty Limited	138 173 645
3.	Rivercorp Contracting ACT Pty Limited	138 212 085
4.	Rivercorp Contracting VIC Pty Limited	138 212 352
5.	Rivercorp Pty Limited	002 793 259
6.	Rivercorp Group Holdings Pty Limited	136 702 022
7.	Aluminium Louvre Manufacturing Pty Limited	128 247 316
8.	ANS Lighting & Electrical Pty Limited	132 316 842
9.	Global Power Pty Limited	126 057 341
10.	Interpole Australia Pty Limited	136 765 538
11.	Lightresearch Pty Limited	128 236 626
12.	PES Management Pty Limited	137 185 687

Inquiry into Badgerys Creek land dealings and property decisions

Written questions on notice

Mr Ron Medich

Questions from Ms Sylvia Hale:

1. **Did you or do you, or any company you are a director of or have shares in, sell any property that has been bought by government or a government authority (including LandCom)?**

No.

- (a) **If yes, what were the address(es) and Deposited Plan/Lot number(s) of those properties?**

Not applicable.

2. **Are you a part of a consortium called Citiwest Pty. Ltd, along with Leppington Pastoral, which owns 800 acres of land in Bringelly?**

No.

3. **Is this site being developed for housing?**

Not applicable.

4. **Will you supply a list of all the landholdings wholly or partly owned by the Medich Group and associated entities in the south-west Sydney area?**

Listed below are the properties held solely or jointly by Ron Medich Properties Pty Limited or any entity controlled or owned by me in or around Badgerys Creek:

- Lot 101 of Deposited Plan 848215 at Badgerys Creek (owned jointly with Roy Medich Properties Pty Limited); and
- Lot 13 of Deposited Plan 785645 at Bringelly (owned jointly with Roy Medich Properties Pty Limited).

5. **Did you or do you or any company of which you are a director or shareholder, own any land that has been acquired by either the federal or state government or government authority?**

No.

6. **If yes, what were the address(es) and Deposited Plan/Lot number(s) of those properties?**

Not applicable.

7. **Did you or do you or any company of which you are a director or shareholder, sell any land to a federal or state government or government authority (including LandCom)?**

No.

8. **If yes, what were the address(es) and Deposited Plan/Lot number(s) of those properties?**

Not applicable.

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9. **Have you ever discussed the possible rezoning of the Badgery's Creek land with the former Minister for Planning, Craig Knowles? If so, when?**

No.

10. **Have you ever discussed the possible rezoning of the Badgery's Creek land with the Member for Camden, Geoff Corrigan? If so, when?**

No.

11. **Have you ever discussed the possible rezoning of the Badgery's Creek land with the Member for Mulgoa, Diane Beamer? If so, when?**

No.

12. **Did you ever discuss Business Dialogue with Mr Richardson?**

No.

13. **Did you ever attend a Business Dialogue event with Mr Richardson?**

No.

14. **Do you believe that there is a public perception that property developers make political donations to gain access to politicians and improve their chances of getting their projects approved?**

I do not think I am qualified to comment on the public perception, that is something which requires a statistical study. I certainly do not make political donations in order to improve my chances of getting projects approved. I make political donations to support a political party and the policies of that party. But I cannot speak for anyone else, and I certainly do not speak for the general public. In my experience, the bureaucrats take the lead in relation to development decisions. They are generally very good people and, if you have got a good project, as we have in the Western Sydney Employment Area, the way forward is to co-operate with them and take notice of what they say on how to improve your proposal. At the end of the day, however, a successful development requires a lot more than the initial approval – it requires on-going co-operation with Local Government and numerous agencies of the State to bring it to completion.

15. **Do you support the political donations system or do you believe that NSW would be better off without it?**

I do not have any problem with the existing system, but to say I "support" it is going a bit far. If the system is part of the law, I will comply with its requirements. Donations to support a particular candidate or a political party are a normal part of a democracy, and I have always thought people were entitled to support the policies they agree with. Just because you make a donation does not mean that you expect to get anything in return. I do not like the fact that real estate developers are singled out for special treatment. There are many vested interests in the community and many issues which are affected by government decision-making. It should not make any difference if donations come from developers, registered clubs, publicans, unions, big business, conservationists, churches or any other interest group. They should all be treated the same way.

But I am a developer, not a politician. If governments choose to make real estate development difficult and expensive in New South Wales and hold enquiries without any basis for alleging wrong-doing on our part, all that will happen is opportunities will be taken up in other States, which are competing with NSW for investment. Victoria and Queensland seem to recognise

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simple facts of life such as, if more land is opened up for development, rather than less, prices will be lower, industries will be attracted, jobs will be created, families will be housed, etc. It is tragic that anti-developer sentiment in this State seems to have led to less development, higher prices, and fewer jobs being created. NSW would be better off with policies which encourage development and growth, rather than systems which treat developers as though they are essentially unwelcome. But that is a matter for which politicians will be held accountable by the electorate. It is really not a matter for me alone.

R. Medich

Ron Medich
14 October 2009