

**Submission  
No 71**

## **INQUIRY INTO DEVELOPMENT OF THE TRANSPORT ORIENTED DEVELOPMENT PROGRAM**

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## **Submission to NSW State Government on The Explanation of Intended Effect: Changes to low and mid-rise housing**

I am totally opposed to the “Changes to low and mid-rise housing” proposed by the NSW State Government.

It is absolutely horrifying to think that the Labor Government would even consider imposing this scale of devastation on Ku-ring gai, causing the irreversible destruction of the history, beauty, wildlife and amenity of our area and not only to Ku-ring-gai but our whole city and NSW region with no or little consultation, planning or discussion of its proposals with Council or residents.

The increasing population in our State has been exacerbated as a result of the current Federal Government’s excessive and unsustainable immigration policy, a policy for which they have no mandate or need.

It is disgraceful that Chris Minns who lives in Kogarah has taken no interest in the impact his housing proposals have for people living in another part of the state to him.

The proposed changes:

- show a reckless indifference to our way of life in Gordon and Ku ring gai in general. The proposed changes are unwelcome, mindless changes to our region put forward without any research or consideration of their impact.
- are a draconian measure to treat the symptoms rather than the cause of lack of housing which has been exacerbated by excessive and unnecessary immigration intake by the current Federal Government. The NSW State Government should put pressure on the Federal Government to reduce its migrant intake to assist in improving affordability of housing and reduce pressure on ageing and inadequate infrastructure.
- show a level of secrecy and a lack of transparency surrounding the timing of the notification of these changes to Council, the details of the proposals and the time given to residents and Council to respond to them.
- seek to disenfranchise the democratic rights of ratepayers to have a legitimate say about the planning and amenity of their suburbs.
- undermine the current, legitimate planning controls of council.
- seek to shift the cost of the housing problem onto local governments.
- overload the current infrastructure which cannot meet the demands of these changes. The State Government has stated that it sees no need for new infrastructure with these proposed developments. This is clearly incorrect. These proposals will require costly upgrades and new infrastructure.
- will destroy the significant architectural and historical heritage of the area – ignoring the hard work and planning over many years done by council and others to preserve.
- will result in the wholesale, irreversible destruction of the unique character of our beautiful buildings, streetscapes and spaces that were carefully planned, designed and built by our ancestors and skilled tradesmen, to beautify our city and give enjoyment for generations to come. Other countries see fit to preserve such places and as a result they continue to attract people to live in them and visitors to admire them.
- make a mockery of Labor’s historical position which was to protect the heritage/ history of our Sydney buildings and environmental amenity and streetscapes.
- Jack Munday – a key figure behind the Green Bans which protected/saved buildings and environment – defended the city’s heritage, nature and community. I quote

- “we prefer to build urgently-required hospitals, schools, other public utilities, high quality flats, units and houses, provided they are designed with adequate concern for the environment than to build ugly, unimaginative architecturally bankrupt blocks of concrete and glass.... “
- “If cities are going to be for people, and not just for big business, well then of course you’ve got to have areas where you’ve got sensitive development, where you’ve got nice parklands, where you’ve got the minimum of car noise traffic and car traffic, and I think this is a prototype of what could happen in all our urban areas.”
- Labor Party government under the leadership of Neville Wran, legislated the Heritage Act, the Environment Planning and Assessment Act, and the Land and Environment Court Act.
- are unacceptable and extensive causing irreversible destruction of the current level of tree canopy with catastrophic effect on critical wildlife corridors and significant ecological communities of flora and fauna undermining all the work done by Council over many years.
- reduce enjoyment of our own properties if next to / near one of these developments by reducing light into the home and garden; loss of privacy; loss of streetscape and scenic views, increased traffic and noise.
- put the developers’ interests above the interests of the resident population.

Yours sincerely

Julia Sutherland

Concerned resident of Kuring-gai