

APPENDIX 9

SUMMARY OF SUBMISSIONS RECEIVED POST EXHIBITION

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ISSUE/AREA	ISSUES RAISED
Sans Souci	<ul style="list-style-type: none"> ▪ Rezoning of the Centre that would allow the development of apartment blocks between 5 - 7 levels in height. ▪ Buildings over 3 levels high are unacceptable. ▪ Future development would impact on traffic flow and parking and create amenity impacts to low density residential areas.
Blakehurst	<ul style="list-style-type: none"> ▪ The proposed rezoning of the foreshore area to R3 Medium Density Residential allowing 21m height limits. ▪ Any development in the foreshore area should not be higher than existing buildings. ▪ Infrequent bus services along the Princes Highway to Hurstville train station. ▪ Congestion in the area and increased traffic volume on Princes Highway. ▪ Pollution, vehicle emission and traffic noise in the area would worsen. ▪ No traffic study has been carried out. ▪ Invasion of privacy and view loss. ▪ Property values will decrease. ▪ Housing density should not be focused on Princes Highway. ▪ Torrens Street rezoning will lead to amenity impacts on adjoining properties.
Hurstville Centre	<ul style="list-style-type: none"> ▪ Infrastructure in the area is inadequate to cater for increased population. ▪ Traffic and parking availability in and around Hurstville CBD
Carlton – Princes Highway	<ul style="list-style-type: none"> ▪ Two local Members of Parliament expressed their concern at the Public Forum for the height limit along the Princes Highway to be lowered. ▪ 21m high buildings will have insufficient setbacks to low density dwellings. ▪ The Enterprise Corridor precinct should not be more than 2 levels. ▪ Roads will become more congested and there is no infrastructure to cater for an increase in density.
Governance	<ul style="list-style-type: none"> ▪ Councillors voting for this plan must explain their reasons for their vote. ▪ During the election Councillors should state their intentions on major issues so that the voting public can determine whether their representation on Council would be acceptable. ▪ Councillors should not let the State Government’s plan for Sydney compromise their vision for Kogarah.

ISSUE/AREA	ISSUES RAISED
Public opposition to the New city Plan	<ul style="list-style-type: none"> ▪ The vast majority of submissions to Council following the public exhibition are opposing the Plan. ▪ There was overwhelming opposition at the public forum. ▪ The result of the St George Leader poll undoubtedly shows residents' opposition.
Affordable Housing	<ul style="list-style-type: none"> ▪ The Plan will not provide more affordable housing. ▪ Overseas investment will distort market forces.
Legislative requirements and due process	<ul style="list-style-type: none"> ▪ The New City Plan was hastily devised and is unsatisfactory. ▪ The Plan requires a carefully planned, coordinated revision and consultation with residents.