Independent Planning Commission

New South Wales Government

26 May 2019

**Re: Submission regarding the Planning proposal for the St Leonards South Residential Precinct**

To Whom it may concern,

I’d like to formally register my objection to the proposed St Leonards South Residential Precinct proposal in its current form.

Whilst I appreciate times change and the housing pressures on our city necessitate a mix of low, medium and high density options, I urge the Independent Planning Commission reviewing this submission to carefully consider the density of the proposed development and the additional stress and pressure it will place on the already congested area. This is the ideal opportunity for the commission to balance the development needs with the social and environmental impacts to the area.

Not only do these high use developments change the aesthetics of a suburb for good (many becoming eye sores), I have several concerns about what increasing the population of an already crowded local area would do.

The traffic is already at gridlock for several hours a day; the schools at capacity; ‘green spaces’ already few and far between severely impacting natural ecosystems; Street garbage and litter has significantly increased in recent years; there is already a dire lack of affordable child care options in the area; the village atmosphere of crows nest and Naremburn are being significantly altered.

Increasing the population of this little local area by nearly 5,000 which is what I understand the capacity of the 2,400 proposed flats would be without providing for the social, economic, environmental and service infrastructure needed to support such a population would be disastrous to mental health, social cohesion, as well as economic and environmental well being of the community.

Please consider the applications from developers carefully and thoroughly, seeking comprehensive reporting on the social and environmental impacts new developments will have and ensuring measures are in place to positively offset the negative impacts.

I suggest that the proposal be limited to 7 stories so as to reduce pressure on local infrastructure and the environment whilst balancing the needs for development.

Please don’t simply ‘sell off’ our suburb.

Thank you and regards,

Kelli Gale