

Marcello Araldi
108 Lawson St
Redfern NSW 2016

Mailing address: PO Box 256
Strawberry Hills NSW 2012

Re: Project Report for Pemulwuy Development

The Block Redfern (MP11-0093 and MP06-0101 MOD 1)

Attention to Mr Robert Byrne,

On the 19.09.12 at 1pm I had a meeting with the Aboriginal Housing Commission (Mr Mick Mundine), the developer manager of Dei Corp (Mr Greg Colbran) and with Mr Geoffery Turnbull from Redwatch.

This was to discuss the reassurance that my building will be safe structurally, internally and externally.

A copy of a letter is enclosed from Dei Corp stating their procedures before demolition and after construction. I hope this is the proper procedures, which are covered in the letter.

I also brought up my concerns that I was not happy to have this diagonal cut off at the rear of my property in Caroline Lane.

Mr Greg Colbran from Dei Corp suggested another meeting the next day with his architect to show me a 3D plan of what it will look like.

The next day on the 20.09.12 at 10.30 I met with Mr Greg Colbran, his Architect and Larni from the A.H.C at their office and I took along one of my neighbors named Scott.

They said that the Traffic Controllers recommended this diagonal cut off with no explanations why but I can clearly see from the 3D plans showing stairs coming down behind my property at this diagonal line.

So instead of being able to drive straight out or reverse straight out and then turn I have to reverse out on an angle to miss this wall and steps.

Caroline Lane has been here for years and so have I. All my neighbours have a straight clear access to Caroline Lane if need be, both ways.

I brought this property with the clear access for either going left or right of Caroline Lane.

Now I will only be able to go one way and Dei Corp Developers want to cut the part of the lane way behind me in half so they can put in a diagonal 1.8 concrete wall with a landing with stairs going right down the back of my property.

The only way I can reverse or drive in is on that angle which I have to be very careful not to hit the bollards which are front of the stairs and wall and not to mention I have to be careful of anyone walking up or down these stairs.

This is not very safe for all of us.

When I install my roller door and have it right open, I will have a view of bollards and stairs right from my private back yard, not only losing freedom to have clear access to my property and a clear view of the lane but these stairs and landing which is the back of the proposed building (Precinct 2) might encourage a private smoking zone for staff working there! And who will be using these stairs and how often?

Could they also be able to look over into my property at this corner? Then I will have completely no privacy!

Which brings to my attention, are there going to be any windows facing towards my property on the new proposed building?

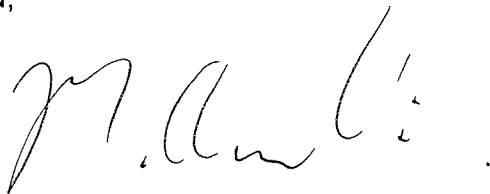
I am excited for this new development to happen which I am sure will help to put Redfern on the map for all the better reasons.

But please I don't want to feel enclosed like I am in a jail. I will have to cope with 3 story building next to me which will block some of my sunlight for me and my plants and now the developers want to cut some of my freedom of access to my property.

Very concerned,

Marcello Araldi

0424 203 388

A handwritten signature in black ink, appearing to read 'M. Araldi', written over the printed name and phone number.

Wednesday, 19 September 2012
Ref: 20930N0002/N.T.R\108 Lawson St, Redfern (Demo)

MARCELLO ARALDI
108 Lawson Street
REDFERN NSW 2016

Dear Marcello,

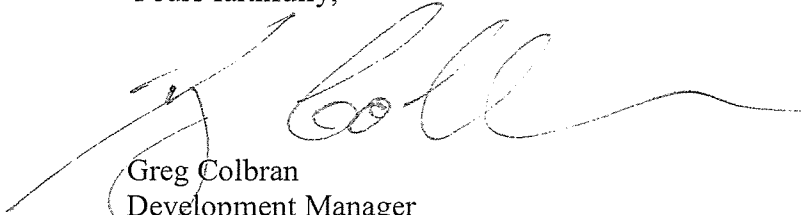
RE: DEMOLITION OF ABORIGINAL HOUSING COMPANIES OFFICE
PEMULWUY PROJECT

Following our meeting at the Aboriginal Housing Companies office yesterday I wish to confirm that in relation to the demolition and construction of Precinct No. 2 of the Pemulwuy Project the following will be undertaken;

1. Before demolition of the AHC office Deicorp will carry out a dilapidation survey of your premises.
2. Deicorp's structural engineer "Bonacci Group" will also completed a demolition schedule/methodology indicating how the AHC building will be demolished as not to cause any damage to your property.
3. Structural plans for construction of Precinct No.2 will also be forwarded to you before construction commences.
4. As discussed if you wish to engage an independent structural engineer to review the documents noted above Deicorp will cover those fees as long as they are fair and reasonable.
5. On completion of all construction works a post dilapidation inspection of your property will be carried out in accordance with the pre-construction dilapidation report and any additional damage will be rectified by Deicorp.

Should you require any further information please do not hesitate to contact the undersigned.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'G. Colbran', with a long horizontal flourish extending to the right.

Greg Colbran
Development Manager
DeiCorp Construction P/L

Lawson Street

DP 172932

DP 221709

DP 221709

DP 173021

DP 173621

DP 173622

DP 439351

DP 439351

Site Area = 1303m²

DP 113726

DP 583847

DP 653472

DP 438843

DP 113726

DP 583847

DP 653472

DP 438843

DP 113726

DP 583847

DP 653472

DP 438843

DP 113726

DP 583847

DP 653472

DP 438843

DP 113726

DP 583847

DP 653472

DP 438843

D.P. 88846

D.P. 708931

D.P. 996784

D.P. 230305

D.P. 803299

D.P. 995857

COULDNT THEY
SQUARE IT OFF LIKE
THE OTHER PART OF
THE EXTENSION →

Redfern
Railway
Station
Heritage item