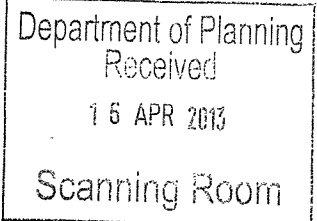


Len and Pat Diggins
96 Nottingham Street
Berkeley NSW 2505.



To Whom It May Concern

I am writing this letter in order to set out the views of myself and my husband concerning the proposed development of a "High Tech Holistic Cancer & Medical Hospital Campus" known as the *Life City Wollongong Development* in the Nolan Street/ Warwick Street areas of Berkeley.

May I say from the outset we are totally opposed to the plan as it has been presented to Wollongong Council. We did not come to this conclusion lightly but have given the planned proposal many hours of thought and consideration. At the end of our deliberations we both came to the view that the proposal is just too large and totally out of character for the area in which it is being proposed. It would have devastating effects on the day to day enjoyment of life.

We did not come to this decision lightly and have taken a number of factors into consideration including the possible benefits that could flow to the Illawarra region but this has to be weighed against the adverse effects this proposal would have to the residents of the Berkeley area. We have lived in Nottingham Street for over forty years and seen the place develop in that time. We have never voiced any objections to any other developments but this time we feel we have to voice our objections.

Our objections are based on the following factors:

1) Traffic Flow

The proposed development and the dramatic increase in the traffic flow to and from the development would have a massive adverse affect on our immediate area. The area around West Berkeley is a very quiet residential area with a broad mix of elderly and young families. The Berkeley West Primary School is located on Nolan Street Berkeley and it services a large number of very young children. During school times the speed limit is reduced to the 40 kph in order to protect these children as they attend and leave the school. Nolan Street is the main entry point to the new proposal for all persons travelling from the southern suburbs including the Dapto, Albion Park and Warilla areas. I am not sure there are any ways in which Nolan Street could be changed in order to meet the needs massively increased traffic flow as they head into and out of the proposed development. I feel that the needs and safety of the local residents will be played down in order to accommodate the persons that are building this new development. We pay our rates and have lived in that area for many many years and we want our needs placed on the same level and given the same consideration as those of the developers. We would all be devastated if there is an accident where a child or resident is injured our killed as a result of the increased traffic flow along Nolan Street. In our view Nolan Street running from Northcliffe Drive is a residential street and it is not designed to handle the large increase in traffic that will flow from the development if it is built.

The same objections and difficulties arise and apply to use of Nolan Street via the Princes Highway at Unanderra. That area includes a railway crossing as well as travelling through a number of small business areas. The combination of these factors would also be a nightmare to try and negotiate these areas as people move to and from the development.

The objections I have raised relate to the traffic flows that would arise once the development has been completed. There are further objections that relate to the volume of traffic that would arise during the excavation and construction phase. I assume there would be a massive increase in the flow of traffic during this construction phase but this is exacerbated by the fact the traffic would be made of trucks, trailers and excavation vehicles. The flow of these heavy vehicles would increase the traffic problems, the danger to residents, pedestrians and locals cars using the roads. The roadways would also be subject to damage due to the use of these heavy vehicles on our local roads. The times at which these roads would be used and the flow of traffic on our roads would also be changed due to the hours of business during excavation and construction.

2) Environmental Issues

We are worried about the damage to our local bushland. The area immediately behind our home is grass land and it is bordered by some small forest areas at the top of the hill. It seems to us the existing forest area will be knocked down in order to allow the excavation and construction of this development. This area behind our home is very unique and is special to our area. As I have pointed out earlier we have lived in this area for over four decades and we have witnessed the gradual destruction of the forest areas that once covered the hills behind our home. Large areas of forest areas were destroyed when the F6 Freeway was built. There were areas of forest when the land behind our home was subdivided.

It seems criminal that this beautiful bushland and forest areas will be destroyed and taken away from future generations in order to build these large concrete buildings.

It is our hope that the remaining areas of this unique bushland can be saved and remain available for our children and grand children to enjoy and experience.

3) Fire Issues

As residents of this area for over forty years we have witnessed first hand the devastation and terror of grass fires in the hills behind our home. We have observed fires rage along the grassland areas and the difficulties of fire-fighters as they try to gain access to the areas behind our homes to fight these fires. It is our belief the dangers to our homes and to the residents of the proposed development will be greatly increased due to the new development.

4) Noise Issues

We are both Aged Pensioners and are in our seventies. Our quality of life will be greatly diminished and adversely affected by this new excavation and development.

The proximity of the planned construction site is very close, as such we will be constantly affected by the noise and the excavation and construction phases take place. We presently live in a very quite and idyllic residential/rural area. We have enjoyed this type of life for many years and it now seems our quality of life will be destroyed for many years as the developments moves through its many phases. We are elderly and do not want to spend the next number of years. We both have a number of health issues that we feel will be adversely affected by the noise and dust emanating from the excavation and construction site. We feel the developers can try as hard as they like to remediate the noise and dust issues but common sense provides there will be adverse affects on our lives and lifestyles.

The massive size of this development is totally out of character for the residential area in which it is planned to be constructed. Our amenity will be destroyed because at present we enjoy a rural/ mountain/lake views with no buildings over two stories. This proposed development involves a massive concrete building that will be towering above us on the hill that was previously bushland. It is totally out of character for the area in which it is to be built.

5) Drainage & Land Slippage Issues

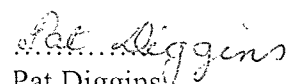
We live on the high side of Nottingham Street and as such we have experienced a number of issues relating to heavy rain and drainage from the hill. The plans clearly show there will be an increase of hard surfaces at the top of the hill where the development will be placed. It is clear this will lead to an increased flow of water down the hill from the development and into our land. There is a block of land behind our home and there is a storm water drain and easement placed on that block to accommodate the water flowing down the hill. A check of council records will show this easement and the maintenance and upkeep of the easement has been a disaster. There have been many occasions where the council has attended those premises with a view to inspecting the drainage easement. I understand they have found the easement to be blocked with rocks and rubbish. If this continues then it could prove disastrous for us residents that live below the new development. The past few months have clearly shown the massive changes in weather that this region has been subject to. We also worry about the land slippage that could occur during the excavation and construction phases of the development as well as the slippage that could occur once the development is complete.

We have lived in the Illawarra for many years and we remember the tragedy that occurred in the northern suburbs of Wollongong when there was land slippage in the 1980's. We do not want to be part of a tragedy like that.

Conclusion

We are strongly opposed to this new development for the reasons outlined in our letter. We want to spend the rest of our lives living in the quiet residential/rural area that we have enjoyed for over 40 years.


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Len Diggins


Pat Diggins