

Comments on Comberton Grange development Proposal -Shaolin temple

From: "Roger Ian Hart" <dodger@shoal.net.au>
To: <Kim.Johnston@planning.nsw.gov.au>
Date: Sunday - 6 January 2013 10:20 PM
Subject: Comments on Comberton Grange development Proposal -Shaolin temple
Attachments: Mime.822

Dear Kim

I wish to lodge late comments on the above development proposal. This is in the form of a summary:

- I believe that the advertised period for comment and the timing of the comments period was grossly insufficient for a development proposal of the magnitude and potential impact such as the proposed development entails. Such a complex development proposal by its nature requires a significant amount of time spent reading and considering the various documentation and plans in order to make informed comment. This coincided (coincidentally?) with a time of the year -December -when available time is typically short for people due to family and work commitments. I am distressed that I did not submit comments within the advertised timeframe, however I request that my comments be included and considered.
- I am extremely concerned for the future health of the marine environment of Jervis Bay, should this development in its present form be approved. Jervis Bay by its physical nature is enclosed with a relatively low volume of water exchange with the broader ocean. The main tributary of the Bay is Currumbene Creek which contains a very significant proportion of its catchment length adjacent to the proposed development. The likelihood of run-off from the proposed development entering Currumbene Creek (especially during construction phase) is undeniably high. The likelihood of such runoff containing nutrients from fertilisers, sediment, pesticides, and herbicides I believe is also very high. These factors have the potential to cause irrevocable damage to the Jervis Bay environment through increased incidence of algal blooms, and the general disruption of the marine ecology of the Bay and the Currumbene Creek environs. These factors trigger the need for extreme caution in relation to any large scale development adjacent to Currumbene Creek. As golf courses involve the large scale use of fertilisers, herbicides and pesticides, I strongly submit that this aspect of the proposed development is entirely inappropriate for such an environmentally sensitive location and should be rejected by the Planning Department in consideration of the future sustainability of the Jervis Bay Marine environment.

I am not suggesting that the entire project be rejected however I recommend that the project only be allowed in a scaled down version, that the temple itself be permitted with accommodation for the monks but not including a mega development of 300 other dwellings and commercial centre. I believe that approval of this in its entirety would substantially contribute to a decline of the environmental health of Currumbene Creek wetlands and subsequent severe and deleterious effects on the environmental health of Jervis Bay, particularly the Huskisson and Callala marine vicinities. This will have a very significant negative impact on the existing thriving tourism and ecotourism sectors of the Shoalhaven economy.

Any approved development will require stringent safeguards to prevent nutrients, sedimentation and pollutants entering the Currumbene Creek and hence Jervis Bay waters. I also feel that the requisite engineering safeguards for the proposed development have not been demonstrated in the documentation provided.

Another aspect which has not been highlighted is the cultural sensitivity of the site. I will leave this matter to traditional owners but suffice to say that it has high cultural significance.

I request that these comments be considered and apologise for the delay in submitting them.

Yours sincerely

Roger Hart

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