

My wife and I are currently awaiting the completion of a new home in the Shell Cove waterfront precinct. Our decision to build was based on the information made available to us by the developer at the time of our contract signing. We had reservations at the time in regard to building density and the effect this would have on the amenity and daily functioning of the marina development. The prospect of further increasing the number and height of buildings as proposed further increases our anxiety and concerns around enjoying the lifestyle that the area originally promised. To make a decision at this stage of the development that adds to the density would only increase congestion and make the provision of essential services difficult. The existing residential demographic alone indicates that the services to be offered in the town centre would be stretched to the limit without the addition of further residential numbers. Local infrastructure would be under extreme pressure causing congestion in essential services and problems around parking, especially as the marina is expected to be a tourist destination as well as residential. We believe the marina precinct was essentially proposed as a desirable residential area that would attract those wishing to enjoy a relaxed lifestyle in a modern and attractive environment.

We feel that the development as originally offered was pushing the boundaries of acceptable densities and to further increase the number and height of dwellings would only detract from the amenity and practicality of the marina project