

Attention :

Director, Metropolitan projects  
Major Project Assessment  
Department of Planning  
GPO Box 39, SYDNEY NSW 2001

4/1/2011

Dear Sir/Madam,

I am writing to make a submission with regards to the development Application No MP08\_0195 78-79 OLD CANTERBURY RD, LEWISHAM Concept Plan.

I, as do many of the local residents, feel very strongly that this development will have a very detrimental effect on the surrounding area. I have lived in Summer Hill for over 10 years and I feel very concerned. Within those 10 years I have already noticed a big increase in traffic, noise and demand for parking as well as an increase in demand in the use of the small amount of public recreational areas.

The number of units proposed { about 400 } is a gross over development for the space and the local area.

This area is already very densely populated and the facilities and infrastructure are already under pressure. Building such a large number of units will just increase this pressure and will impact negatively on the quality of life of the local residents.

1/ Residents' Traffic. Although apparently there is the light rail planned, this will not be able to take all the increase in commuters. The city rail trains are already over crowded at commuter time.

There is little planned parking supplied in the development. Although people may use the train/light rail for commuting, the majority of journeys made by residents are recreation rather than work related. These are much more likely to be undertaken by car rather than train.

This will have a couple of negative effects.

Firstly it will greatly increase the traffic in the area. The adjoining and nearby roads are already gridlocked at certain times of day causing major congestion of the major and surrounding minor roads. It is already so bad as to severely impact on road travel at those times of day and the area cannot cope with any increase in traffic.

Secondly, since there is a limited amount of residents' parking planned in the units, and residents are still likely to want to own cars, these will end up being parked in the local streets. Again, there is already severe pressure on local residents' parking in these areas since many people do not have off street parking and there is no room for an increase in demand for parking spaces there.

2/ Retail area. There are already a number of supermarkets in close proximity to the proposed development- Ashfield, Leichhardt, and Marrickville with shopping areas at

Summer Hill, Dulwich Hill and Petersham. There is no need for yet another big retail outlet. Residents only have a certain amount of money to spend. This is not going to be increased by building more retail outlets. Instead the independent local business retailers in the area need support rather than the introduction of more large supermarkets and chains in competition with them.

Obviously a small shop for convenience goods would be indicated for residents but not a large retail area. In addition to there being no need for such a large retail area, I cannot see how it will survive with the proposed limited parking since people will drive to the other supermarkets which have parking rather than struggling on the train with their shopping. It would be underused and become rundown.

There will be a great deal of large vehicle and lorry traffic to supply this retail area. This again will have a large negative impact on the local traffic congestion and noise. It is already at its limit of congestion. It cannot cope with more.

3/ Noise-This area is already noisy with traffic, planes and the train line. Noise impacts severely on people's quality of life and increasing it with more traffic and especially heavy supply lorries will reduce residents' quality of life still further.

4/ The buildings themselves- The proposed buildings are far too high and dense to be sensitive to the local area. This area is known for its village like atmosphere. Such large multi storey buildings will destroy this and hence impact negatively on the local residents.

The height of the buildings will cause unnecessary shadowing.

5/ Green space- This local area already has a very small amount of green recreational space per resident. Not only will building this large number of residential homes put more pressure on this already over utilised green space, but there is a minimal amount of extra green space planned for the residents within the actual development. How can people be expected to live with such little local recreational space in their lives? Residents need usable public green space for their recreation, physical and mental health.

I urge you, please, to listen to our community's needs. We need green space and recreational areas not over development of such a large number of residential units. We cannot cope with the inevitable extra traffic- both residential and retail. We are already living in a densely crowded area. For residents' mental and physical health we cannot support this large development.



Dr Judith Randall and Susan King  
44 Morris St.,  
Summer Hill,  
NSW  
2130





**From:** <jrandall19@optusnet.com.au>  
**To:** <plan\_comment@planning.nsw.gov.au>  
**Date:** 5/01/2011 9:03 pm  
**Subject:** Application no MPO8\_0195

Attention :

Director, Metropolitan projects  
Major Project Assessment  
Department of Planning  
GPO Box 39, SYDNEY NSW 2001

4/1/2011

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Dr Judith Randall and Susan King  
44 Morris St.,  
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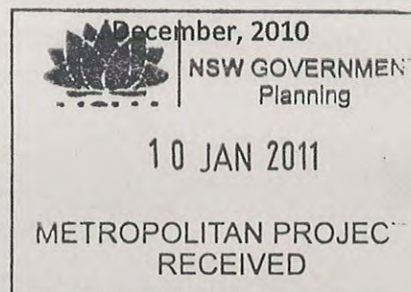
ATTENTION: Director, Metropolitan Projects

Major Project Assessment

Department of Planning

GPO Box 39, SYDNEY NSW 2001

Email: [plan\\_comment@planning.nsw.gov.au](mailto:plan_comment@planning.nsw.gov.au)



RE: Application No: MP08\_0195 78-90 OLD CANTERBURY ROAD, LEWISHAM CONCEPT PLAN

I object to the above Concept Plan, for which an Environmental Assessment is currently on exhibition, for the following reasons:

- The number of residential buildings proposed, with their height ranging up to nine (9) storeys, and containing some 400 flats, is a gross overdevelopment of this site. It provides for a density and scale which is completely at odds with the established and valued character of the surrounding locality.
- The proposed retail/commercial floorspace is excessive and the 2,800 sq metre supermarket is not warranted. There are more than adequate shopping facilities (including four supermarkets) within 15-20 mins WALK of this site, at Leichhardt Marketown, Summer Hill, Dulwich Hill and Petersham. The neighbourhood shops at Lewisham Station (5 mins walk) need some support, not competition.
- The provision of public open spaces is grossly inadequate. The developer wants the needs of his 1000 or so future residents and retail/office users to be met on land SOUTH of Hudson St., beyond his site and on land he doesn't control. The proposed 900sq.m. 'green boulevard' is just that – a divided street with trees down the middle! Open space needs should be met on-site. The open areas shown between the buildings are likely to be accessways and private courtyards, not usable public spaces.
- The adjoining and nearby main roads are heavily used and gridlocked at peak periods. The suggested line-marking and signage restrictions reflect what the traffic already does – nothing is proposed to cater for the cars and trucks to and from the 400 units and 6,300 sq. m. of supermarket, shops and offices. The long-term traffic measures are far from certain as they require redevelopment of sites and street changes SOUTH of Hudson St., again beyond the developer's control.

I wish to make some further comments about this Concept Plan :

- Despite the proposed light rail access, many people are likely to own and use their cars throughout the day during the week and weekends. This area cannot cope with any more stress with traffic and parking. It is already at capacity.
- This area already has very limited green space per resident. These plans will make this desert even worse.

Marrickville Council and the community's planning for this area should not be impeded or pre-empted – this Concept Plan should be rejected.

NAME: Dr Judith Randall ADDRESS: 44 MORRIS ST  
Summer Hill  
2130



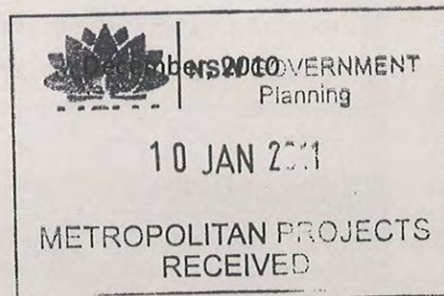
ATTENTION: Director, Metropolitan Projects

Major Project Assessment

Department of Planning

GPO Box 39, SYDNEY NSW 2001

Email: [plan\\_comment@planning.nsw.gov.au](mailto:plan_comment@planning.nsw.gov.au)



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Marrickville Council and the community's planning for this area should not be impeded or pre-empted – this Concept Plan should be rejected.

NAME: *Susan King*  
SUSAN KING

ADDRESS: 44 MORRIS ST  
SUMMER HILL 2130



Heike Cripps  
13 McGill Street  
Lewisham NSW 2049

Via email to: [plan\\_comment@planning.nsw.gov.au](mailto:plan_comment@planning.nsw.gov.au)

Major Projects Assessment  
Department of Planning  
Att: Michael Woodland, Director, Metropolitan Projects  
G.P.O. Box 39  
SYDNEY NSW 2001

06.01.2011

Ref: Application No.: MP 08\_0195,  
Concept Plan for 79-80 Old Canterbury Road, Lewisham NSW 2049

Dear Mr. Woodland,

I received your letter referring to the submission of the EA of Lewisham Estates Pty Ltd and would like to exercise my right to **strongly object** to the Concept Plan for a Mixed Use Development at 79-80 Old Canterbury Road, Lewisham.

As you can see from my address, I live in very close proximity to this proposed development and have the following objections:

- Gross Overdevelopment:  
The scale of the proposed development is "mind boggling". On such a small area some 400 units ranging from 4 to 9 storeys – not to speak of the additional basement shopping area - is an immense overdevelopment with no comparison near the site. The surrounding established area is incompatible with such a development.
- Traffic:  
The surrounding streets – especially Old Canterbury Road, Longport Street and Railway Terrace – are already gridlocked during rush hours. As far as I can see nothing is planned to allow for the additional cars to and from the extra 400 units – nothing for the additional cars and trucks associated with the 2,800 sq.m. of supermarket and 3,500 sq.m. of specialty shops and offices. How can the area possibly cope with this additional traffic? Line markings and signage restrictions certainly won't do it and the developer leaves sorting this mess – caused by them - out to others. Also: McGill Street is a small, narrow street hardly capable coping

with the existing conditions (residents had to apply and pay for restricted parking, which is constantly ignored anyway by others). How are we to park our car or cope with the additional traffic and noise?

➤ Retail Area:

We do **not** need more big supermarkets in this area – we have already 5 supermarkets within 10-20min. walking distance: Summer Hill, Leichhardt Marketown, Dulwich Hill, Petersham and Leichhardt Norton Street (2-5 min. by car). The local shops at Lewisham as well as Summer Hill need support – not more competition.

➤ Parking:

The proposed 400 units are allocated 1 parking spot per unit – who are you kidding? Where is the overflow of additional cars to go? As mentioned above despite parking restrictions and paid for resident parking, we residents frequently cannot find parking in the street especially during the day. As far as I can see there are also only a restricted number of car spaces for the retail component. Again: where will the inevitable overflow park?

➤ Public Open Space:

Is there any? 400 units are likely translated into around 900 residents or more and the only open public space is to be a divided road with trees – not even on the site of the proposed development? Sounds to me like a concrete jungle with no consideration for simple human needs.

➤ Height of Development:

The proposed development ranges between 4 to 9 storeys in height. If you look around this area there is nothing here coming even close to this height (except for the Flour Mill in Summer Hill – which redevelopment impact is not taken into account by Lewisham Estates Pty Ltd either). The proposed development would overshadow the whole surrounding area including McGill Street. The impact on our lifestyle would be significant.

➤ Alternative Plans:

As you are aware Marrickville Council has come up with an alternative plan, they even sought the community's input to some extent and I feel that the community's needs should override developer's greed, which is apparent by squeezing as much as possible in a far too small area.

For above mentioned reasons I **strongly object** to this concept plan and urge you to **reject** it.

Yours sincerely,

Heike Cripps



62A Denison Rd  
Lewisham NSW 2049  
5 January 2011

Major Projects Assessment  
Department of Planning  
GPO Box 39  
Sydney NSW 2001  
[Plan\\_comment@planning.nsw.gov.au](mailto:Plan_comment@planning.nsw.gov.au)

Dear Sir,

Re: Environment assessment for Mixed use Development at 79-80 Old Canterbury Road Lewisham (MP 08\_0195)

We object to the above mentioned concept proposal. In summary we feel the site is too dense, the mass of the site does not visually suit the surrounding area; the site creates traffic and parking issues not adequately addressed and over shadowing is unacceptable.

We have reviewed the plans and documentation and below are our comments highlighting the deficiencies of the proposed development.

#### 12.5

2 to 4 storey on Old Canterbury Rd is acceptable but 6 and 8 storeys on Longport is definitely not in keeping with the surrounding area. 9 storeys to the western side are excessive. There are no similar height residential blocks for at least a 10 or 20km radius.

#### View Analysis

View 7 & 8 - is a large image which does not currently exist. The western side is too large and overbears the open area below.

#### Massing Study

This shows extensive shadowing to the green way. The whole development is very large overall compared to the surrounding suburbs.

The areas marked "adjoining site subject to approval" are bigger than this development.

#### 3.1.3

Greater Lewisham Triangle – *a mistake was made here* – Victoria St is marked in "red" as a major road but this should be on Old Canterbury Road.

#### 3.2.13

Summer Hill and the Mungo Mills are 1m less above sea level than this site. This should be considered and reduce the height on this side.

#### 4.4

Low Residential Character. This site and the “adjoining site subject to approval” should match the adjacent existing. Lewisham is mostly no more than 2 storeys and 3 storeys is quite rare.

#### 6.1.1

The shadowing is completely on the green way. These buildings should be pulled back so shadowing is wholly within this site.

#### 8.12

Area 3 – Too high density of 4.28:1

#### 11.1

On June 3 shadowing covers the whole street and the properties on the opposite side of Old Canterbury Road on Sept 11 at 2pm.

The green way is shadowed excessively. This goes against the whole nature of open space to be overshadowing by this bulk and sunlight to be blocked.

#### Traffic Study

##### Street parking

- Old Canterbury Road has some parking available out of peak hours. This proposal should not affect these residents who live on this street;
- Retail and supermarket will increase the need for on street parking as the number of parking does not match the assessment as required;
- Green way users will also require local parking. Was this considered in total?
- Will the Henry St residents lose their street parking with the controlled intersection?

Is there proper loading & unloading for retail and supermarkets provided?

Where will garbage be located for residents and retail tenants?

Cars travelling south on Old Canterbury Rd will use Henry St, Victoria St, Toothill to left turn into Hudson St to gain access to the site. This is not fair to Lewisham residents east of Old Canterbury Rd to be burdened by additional traffic.

#### Annexure G

Construction of median strips reduces the number of lanes in Old Canterbury Rd. The no right turn into Railway terrace is only during peak times. Many drivers use this lane to get ahead.

We do not agree the 400 units and retail will only create an additional 136 car leaving and 71 coming in the morning, and 285 return and 190 out each evening. This area is already choked and cannot handle this anyway.

#### Long Term Proposal

We do not agree to the no right turn to Summer Hill St when travelling north on Old Canterbury Rd. This median strip would not need to block this entry. This is an entry favoured by local Lewisham & Dulwich Hill residents who live near this border. Toothill St & subsequently Victoria/Denison/Boulevarde should not have to carry this additional traffic.

#### Construction Phase

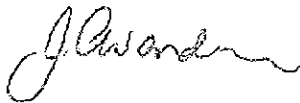


- Over what period of time will these 3 or 4 stages take place? 2 years of chaos?

The surveys included in the study all voiced their major concerns as traffic and size / density of the proposed development in all its stages. We feel the development will create havoc and leave the responsibility for local councils and road authorities to maintain and those who live in and around to rue. Any person can observe at any time of day this site and surrounds is a grid lock of traffic which should be improved not increased.

This site and the adjacent the Mungo Mills site is a prime area wanton to be developed but it must be done on a correct scale and of a quality to make it worthwhile, not just money in a developer's pocket.

Yours sincerely

A handwritten signature in cursive script, appearing to read 'J. L. Ward'.

Mr GN Reardon & Ms JA Van Der Ley



44

December 2010

Major Project Assessment  
Department of Planning  
GPO Box 39  
Sydney NSW 2001

Attention: Director, Metropolitan Projects

By email: [plan\\_comment@planning.nsw.gov.au](mailto:plan_comment@planning.nsw.gov.au)

Dear Sirs

**Application No: MP08\_0195 at 78-90 Old Canterbury Road, Lewisham**

I am writing to express my concerns regarding the above Concept Plan which is currently on exhibition as part of its Environmental Assessment, namely:

1. The Lewisham site is directly adjacent to the Summer Hill Allied Mills site (recently accepted by the Minister for Planning as a Major Project under Part 3A and exhibited on the Department's site) yet as the two sites are being developed independently the NSW Department of Planning will not consider the *combined impact* of both developments on Summer Hill and Lewisham.
2. There has been no independent traffic impact study of the Lewisham site or the combined sites – initial estimates from ARUP (commissioned by the developer of the Summer Hill site) suggest that both developments will generate more than 3,500 extra cars on the road every day. Yet Old Canterbury Road is already at capacity according to the developers' own statements.
3. The number of residential dwellings (400+) including up to 9 storey buildings is a gross over development of the Lewisham site. The surrounding neighbourhoods are largely made up of two storey terrace houses, and as such the proposal is at odds with the established and valued character of the surrounding locality.
4. There is limited open space, no plans for parks or other amenities (childcare, health services, schools) – but combined these sites may add between 1,500-3,000+ extra people to the area. Further, the proposed green space for the Lewisham site appears to be on land outside the boundaries of the actual site, namely on an existing street.
5. The proposed retail and commercial space for the Lewisham site is excessive. Given that there are four supermarkets and more than adequate shopping facilities within walking distance of the Lewisham site, it is inappropriate to incorporate a 2,800 square meter supermarket.
6. There are no plans for any extra public transport, other than the light rail extension (assuming this goes ahead) from the Lewisham site, despite the dramatic increase in population.
7. There has been little genuine engagement and consultation with the local communities or local councils.

As a result, I call on the Minister for Planning and NSW Government to:

- Undertake an independent study to assess the joint traffic impact of the Lewisham and Summer Hill sites.
- Scale back the current plans for massive high rises on the Lewisham site to ensure the development is sustainable in terms of traffic, transport, open space and local amenities.
- Consider the combined impact of the Lewisham and Summer Hill sites when assessing these applications.

Yours sincerely

Name:  
Address:

*Peter Thiele*  
10 SPENCE ST.  
SUMMER HILL NSW 2130.



ATTENTION: Director, Metropolitan Projects  
Major Project Assessment



Department of Planning  
GPO Box 39  
Sydney NSW 2001

20<sup>th</sup> December 2010



Re:

**Application No: MP08\_0195 78E90 OLD CANTERBURY ROAD, LEWISHAM CONCEPT PLAN**

I object to the above Concept Plan, for which an Environmental Assessment is currently on exhibition, for the following reasons:

- The sheer number of apartments involved. The buildings would comprise a development of some 400 units built into several 9 storey, 6 storey and 4 storey buildings. Not only is this a gross overdevelopment of the site, it represents real problems for the people who will be housed there. The plans show no real space for the residents either on their common land or in the so called green space. This will be "tunnel" living at its worst.
- The proposed retail/commercial floorspace is excessive and the 2,800 sq metre supermarket is not warranted. There are more than adequate shopping facilities including four supermarkets) within 15-20 mins WALK of this site, at Leichhardt Marketown, Summer Hill, Dulwich Hill and Petersham.
- The provision of public open spaces is grossly inadequate. The developer wants the needs of his 800 or so future residents and retail/office users to be met on land SOUTH of Hudson St., beyond his site and on land he doesn't control. The proposed 900sq.m. 'green boulevard' is just that – a divided street with trees down the middle. Open space needs should be met on-site. The open areas shown between the buildings are likely to be accessways and private courtyards, not usable public spaces.
- While I ride a bike to work, I can see quite clearly that with the addition of another 800 residents living in the area, the roads will just not cope. Some of these residents will be like me and ride to work, some will use the light rail, some will walk to Lewisham station but the overwhelming majority will be like all other districts and have a mixed set of destinations. They will not all go by public transport. Added to this, there are many journeys which are made by residents which are not to work and back. People use their cars to go shopping, to the gym, for a coffee or to attend sporting functions with their children. So the majority of their trips will be NOT made on public transport and WILL be on the local roads. The roads in this area already are clogged. Adding so many new residences is scandalous.
- When I attended the developer's first public meeting in Petersham RSL, we were shown a bunch of very bland square towers which contained no central meeting place for residents to mingle and feel part of the community. The village of Summer Hill knows the benefits of having a central "piazza" for people to gather. The atmosphere is pleasant and convivial. The equal of the village in terms of developments is the Leichhardt Forum which has now been completed for some years. This has all the units surrounding a large piazza area where people can mingle with no cars and enjoy the space. This development provides none of this



atmosphere. It is simply a collection of square towers which will only provide living conditions akin to the Waterloo Towers in Waterloo. This development must be rejected on these grounds at least.

- Last but not least, I am assured by the research, that the Floor Space Ratio of these building is double the FSR as set by Marrickville Council in all their building plans. This development just represents the greed of the developer to squeeze as many people into this space as possible.

Yours Sincerely,

**Rob Wildman**  
19 Nowranie Street  
Summer Hill  
NSW 2130

Ph: (02) 9797 9680  
Mob: 0417 285 985  
Email: [rwildman@optusnet.com.au](mailto:rwildman@optusnet.com.au)



46



6 January 2011

Attention; Director Metropolitan Projects  
Major Project Assessment  
Department of Planning  
GPO Box 39, Sydney NSW 2001

Email: [plan\\_comment@planning.nsw.gov.au](mailto:plan_comment@planning.nsw.gov.au)

PCU018320 Department of Planning Received 10 JAN 2011 Scanning Room
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**Re: Application No MP08\_0195 78-90 Old Canterbury Road, Lewisham Concept Plan**

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The proposed retail/commercial floorspace is excessive and the 32,800 sq metre supermarket is not warranted. There are more than adequate shopping facilities including four supermarkets within 15-20 minutes WALK of this site, at Leichhardt Marketown, Summer Hill, Dulwich Hill and Petersham. The neighbourhood shops at Lewisham Station (5 mins walk) need some support, not competition.

The provision of public open spaces is grossly inadequate. The developer wants the needs of his 1000 or so future residents and retail/office users to be met on land SOUTH of Hudson Street, beyond his site and on land he doesn't control. The proposed 900 square metres of 'green boulevard' is just exactly that – a divided street with trees down the middle! Open space needs should be met on-site. The open areas shown between the buildings are likely to be accessways and private courtyards, not open usable public spaces.

The adjoining and nearby main roads are heavily used and gridlocked at peak periods. The suggested line-marking and signage restrictions reflect what the traffic already does – nothing is proposed to cater for the cars and trucks to and from the 400 units and 6,300 square metres of supermarket, shops and offices. The long-term traffic measures are far from certain as they require redevelopment of sites and street changes SOUTH of Hudson Street, again beyond the developer's control.

As a city-based commuter, I also have concerns about the impact of the likely increase in the number of residents using the existing public transport links to and from the city. Availability and accessibility are both currently problematic for city workers relying on public transport as the majority of trains don't stop at either of these stations. The only available bus service in the area is the 413 which is, by the time it reaches Old Canterbury Road, packed with passengers at peaks. This service must also join the gridlock of traffic as it slowly makes its way to and from Parramatta Road.

The proposed light rail service proposed at the adjacent Mill Site will not alleviate this situation and the light rail will not be directly linked to either train or bus station.



The density of the proposal will further add to an already congested situation in the narrow surrounding streets on weekdays and weekends. Weekends also see high levels of congestion in the surrounding streets adjacent to the proposed development when people in the area are doing shopping, transporting children to sporting events etc.

The proposed development is too large for the existing streetscape that surrounds it and will be ineffective for good traffic flows through to the only major traffic thoroughfare in the area – that of Parramatta Road.

Yours sincerely

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

Diana Beaton  
3/57 Prospect Road  
Summer Hill NSW 2130



ATTENTION: Director, Metropolitan Projects

... December, 2010

Major Project Assessment

Department of Planning

GPO Box 39, SYDNEY NSW 2001

Email: [plan\\_comment@planning.nsw.gov.au](mailto:plan_comment@planning.nsw.gov.au)

RE: Application No: MP08\_0195 78-90 OLD CANTERBURY ROAD, LEWISHAM CONCEPT PLAN

I object to the above Concept Plan, for which an Environmental Assessment is currently on exhibition, for the following reasons:

- The number of residential buildings proposed, with their height ranging up to nine (9) storeys, and containing some 400 flats, is a gross overdevelopment of this site. It provides for a density and scale which is completely at odds with the established and valued character of the surrounding locality.
- The proposed retail/commercial floorspace is excessive and the 2,800 sq metre supermarket is not warranted. There are more than adequate shopping facilities (including four supermarkets) within 15-20 mins WALK of this site, at Leichhardt Marketown, Summer Hill, Dulwich Hill and Petersham. The neighbourhood shops at Lewisham Station (5 mins walk) need some support, not competition.
- The provision of public open spaces is grossly inadequate. The developer wants the needs of his 1000 or so future residents and retail/office users to be met on land SOUTH of Hudson St., beyond his site and on land he doesn't control. The proposed 900sq.m. 'green boulevard' is just that – a divided street with trees down the middle! Open space needs should be met on-site. The open areas shown between the buildings are likely to be accessways and private courtyards, not usable public spaces.
- The adjoining and nearby main roads are heavily used and gridlocked at peak periods. The suggested line-marking and signage restrictions reflect what the traffic already does – nothing is proposed to cater for the cars and trucks to and from the 400 units and 6,300 sq. m. of supermarket, shops and offices. The long-term traffic measures are far from certain as they require redevelopment of sites and street changes SOUTH of Hudson St., again beyond the developer's control.

I wish to make some further comments about this Concept Plan :

*Considering the location & traffic situation in this area  
the density of the proposed development is unrealistic. Four  
Shopping centres exist with a minimal radius & the impact  
on smaller "village type" centres would be considerable.*

Marrickville Council and the community's planning for this area should not be impeded or pre-empted – this Concept Plan should be rejected.

NAME:

*Margaret O'Shea*  
*M O'Shea*

ADDRESS:

*315 Old Canterbury Rd  
Dulwich Hill*



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I wish to make some further comments about this Concept Plan :

*I have read Connell Wagners traffic management plan & can only conclude that they took the photos and gathered their data on 25/12/09 (2008) The most cursory inspection on any regular work day or Sat. morning would clearly show that the proposed feeder streets CANNOT COPE NOW.*

Marrickville Council and the community's planning for this area should not be impeded or pre-empted – this Concept Plan should be rejected.

NAME:

*Denise DEVREEZE*  
*D. deVreeze*

ADDRESS:

*18 Kensington Road*  
*SUMMER HILL 2130.*



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*Send Summer Hill - Village Shops*
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I wish to make some further comments about this Concept Plan - *We totally agree with the points above -*

*Ashfield Mall is also only 15-20 mins walk distance from this site - Post Office, Banks etc. and 3 Supermarkets*

*Traffic on Old Canterbury Rd is already heavy, especially at peak hours. This road will never cope with a large increase of traffic.*

*It appears as if no extra roads are included in this planning - an impossible situation!*

Marrickville Council and the community's planning for this area should not be impeded or pre-empted - this Concept Plan should be rejected.

NAME: *B. & D. O'Brien*  
*Bernadette O'Brien*

ADDRESS: *215 Old Canterbury Rd*  
*Dulwich Hill*



ATTENTION: Director, Metropolitan Projects

8<sup>th</sup>  
December, 2010

Major Project Assessment

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GPO Box 39, SYDNEY NSW 2001

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PCU017671

Department of Planning  
Received

10 DEC 2010

Scanning Room

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I wish to make some further comments about this Concept Plan :

*I agree with the above points - I feel this is a huge overdevelopment of the site & will cause huge traffic & congestion. Please do not let the development proceed.*

Marrickville Council and the community's planning for this area should not be impeded or pre-empted – this Concept Plan should be rejected.

NAME: *David Truran* ADDRESS: *19 Lewisham Street*  
*Dunnetmore* *Dulwich Hill*