

Director of Strategic Assessments
Department of Planning
GPO BOX 39
Sydney NSW 2001

14th December 2010

RE: Coal and Allied Southern Estates Proposal for Nords Wharf

We object to the above Southern Estates Proposal in relation to Nords Wharf development.

The reasons for our objection are as follows.

1. Nords Wharf is historically a sleepy holiday village with approximately 850 residents. It is a holiday haven for resident and visitors. The proposed 90 dwelling development will significantly impact on the community in many ways which cannot be measured. The development will destroy the laid back feel of this unique suburb.
Residents purchase properties and choose to reside in this area because of the simple, quite life. The area remains un-spoilt, the suburb is surrounded by bushland. It is both of scenic and character filled –value=priceless.
2. Whilst we understand that the land is owned by Coal and Allied, we are also questioning the right of development. CandA and other mining companies have mined the area for many, many years. Residents have had to endure the intrusion to the community, damage to the environment, properties and in some instances to our health.
The fact that the mining companies have made millions and millions of dollars from mining from the land, does not give them the right to further develop and again make millions of dollars. This land should be left in the natural reclaimed state. Let the Scout Camp continue leasing the site for the enjoyment of the young and old scouts for years to come.
3. The bay directly in front of the proposed development is a well known place for boaties to moor day and night. A paradise because it is safe, because there is peace and quiet, because they are surrounded by bushland, because residents are not being disturbed, because it is isolated, because it is somewhere special.
4. Concerns regarding existing sewage capability to cope with a new 90 residential development. The existing sewer line overflows at ? park & ? park
5. Concerns regarding the management of wildlife during development as the area is home to; bellbirds, wallabies, possums, a nesting area many bird species etc
6. Concerns that our lifestyle will be affected due to the increase in the number of residents. Traffic flow and noise will increase.
7. New estates with closely built houses create neighbourhood issues.
8. Concerns with the increase in residents that our security will be compromised.
9. Concerns about the erosion of the buffer zone between Lake Macquarie and the Central Coast.
10. Concerns with the increase in the number of vehicular traffic Already there is a heavy reliance on the use of the motor vehicles as there is limited public

transport. We are very concerned about the increase in the number of vehicles which this development will cause to noise, speed,

11. Concerns regarding the Branter Road / Pacific Highway entrance/exit. This intersection is dangerous and we don't believe Coal and Allied have addressed this section of the road way significantly. The sections of Pacific Highway between Doyalson and Swansea are an accident prone areas.
12. Coal and Allied have misinterpreted the ownership waterfront properties between Branter Road and Marine Parade. CandA publicise that there is 30metre buffer which is council owned. This is absolutely inaccurate which questions the analysis and accuracy of information.

Kind Regards

Mrs. Susan Uae.

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Norridge Vic 2281.