



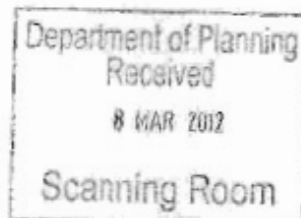
PCU031538

Resident's Address 34 Howard St

Strathfield

Date 5/3/2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



Dear Sir

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0231**

As residents of Strathfield and residents directly affected by the operation of the Australian Catholic University (ACU) expansion proposal, we write to lodge our objection to the above Concept Plan. We strongly urge the Department and Minister to decline the proposal.

Key reasons for objecting to the Concept Plan are as follows:

- The proposal detracts from the character of the surrounding residential precinct
- It diminishes the privacy of local residents by including new 3 and 4 storey buildings near the boundary of the ACU on Barker Road.
- The Neighbourhood Policy included in the proposal fails to address the parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analyses due to an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis completely invalidates the conclusions reached by the university and its consultants. The proposal will have substantial traffic, parking and other amenity-related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of residents' rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
- The ACU's consultation with the local community has been inadequate. The ACU's selective provision of information to a handful of residents was not comprehensive. More recently, the ACU's attempt at consultation via the distribution of a Flyer and the holding of a meeting at short notice does not reflect on the ACU's bona fides in seeking to consult with affected residents and in providing an opportunity for

residents to express and have their views and concerns addressed and considered. At best, the ACU's consultation is merely an exercise of ticking the boxes.

- Information in the ARUP report analyses out of date data relating to student numbers in 2008 and 2009. This is 2012. The report was prepared 14 December 2011 yet there is no analysis of student numbers in either 2010 or 2011. Why and how can a plan with such significant and negative impact on residents not be subject of up to date student information.
- The ACU is sited on 5 hectares of land in a residential area. The current land is totally inadequate for the expansion objectives of the ACU and it does not provide equitable student to land ratio, say between the University of Western Sydney and Macquarie University.
- Barker Road is a local road – the Council states that the volume of traffic should not exceed 4,000 per day. What the ACU proposals will see further intolerable and dangerous traffic conditions in that street and the local streets of Strathfield.
- ARUP acknowledges the positive decision of the ACU not to provide adequate on site parking and notes that while the parking increase proposed appears substantial it is inadequate.
- The concept plan by the ACU will not minimise the impact on traffic and parking or residents.
- The concept plan also fails to maintain and enhance the character of the existing built environment and will not be a sympathetic treatment of the historical site – in fact such over development will destroy the heritage character.

The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully



Kathie Musumeci

27 Hydebrae Street  
Strathfield, NSW 2135  
7<sup>th</sup> March, 2012

Mr. Mark Brown  
Major Projects Assessments  
Department of Planning and Infrastructure  
SYDNEY NSW 2001 G.P.O. Box 39

Dear Sir,

RE. AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: M.P10-0231


As a residents of Strathfield, we write to lodge our objection to the above Concept Plan ACU Application number MP 10\_0231.

We have only recently been made aware of the ACU proposal through concerned residents. Apparently the ACU had letter box dropped its Concept Plans to **only 220 residents**. For such a proposal to have 4,800 students and a maximum staff of 260 by 2016. Is absolutely ridiculous in a residential area and their proposal is to have only 644 spaces on site will see more students in our streets. Why did not the ACU inform more residents? Was it that if less people knew of the Concept Plan MP 10\_0231 the better chance of it being approved?

There is a major concern now as our streets, close to the vicinity of the ACU are being parked out by the University students. With the ACU proposal and inadequate onsite parking it will mean an invasion on our streets by the students. Their cars will take up more parking further and further down our streets. Even though the ACU has shuttle buses operating, not too many students are taking advantage of this as to the obvious result of congestion of traffic and P plate drivers parked in the surrounding streets close to the University.

We trust you will examine carefully all aspects of the above Concept Plan which we totally oppose.

Yours faithfully,



Loo Chan and Mrs. Loo Chan  
72 Barker Road  
Strathfield NSW 2135

5 March 2012

Mr. Mark Brown  
Department of Planning  
and Infrastructure  
22-33 Bridge Street  
SYDNEY NSW 2000

Dear Sir

**RE Application number MP 10\_0231**  
**Australian Catholic University Concept Plan**

**We have been living in the above address 72 Barker Road, Strathfield directly opposite the ACU for more than 20 years.**

Even before any work has started on the concept plan ON street parking along this stretch of Barker road is so overcrowded that we find it very very difficult to exit from our respective houses. This is due to the parked cars encroaching our driveway entrances. This encroachment is making it necessary for us to exit at 90 degrees to barker road. And without visibility to watch out for the passing traffic. You will recognise the danger we face each time we make an exit from our respective houses. We need not point out the greater danger with the additioner traffic when the **Concept Plan** is realised with the additional vehicular traffic entailed by the Proposed Concept Plan

**WE submit that the SAFETY of Residents alone will require Severe Amendments to the Current Concept Plan Proposals to cater for this safety problem.**

**We are retires and have not made any recent political donations.**

**Thank you for your attention.**

**Yours sincerely**

  
**Loo and Thai CHAN**

1

Reference:-  
MP 10 0231

22 Borden Ave,  
Strathfield.  
Resident's Address  
Date 5/3/12.

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Sir

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0231**

As residents of Strathfield and residents directly affected by the operation of the Australian Catholic University (ACU) expansion proposal, we write to lodge our objection to the above Concept Plan. We strongly urge the Department and Minister to decline the proposal.

Key reasons for objecting to the Concept Plan are as follows:

- Agreed The proposal detracts from the character of the surrounding residential precinct
- Agreed It diminishes the privacy of local residents by including new 3 and 4 storey buildings near the boundary of the ACU on Barker Road.
- Agreed The Neighbourhood Policy included in the proposal fails to address the parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analyses due to an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis completely invalidates the conclusions reached by the university and its consultants. The proposal will have substantial traffic, parking and other amenity-related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of residents' rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
- The ACU's consultation with the local community has been inadequate. The ACU's selective provision of information to a handful of residents was not comprehensive. More recently, the ACU's attempt at consultation via the distribution of a Flyer and the holding of a meeting at short notice does not reflect on the ACU's bona fides in seeking to consult with affected residents and in providing an opportunity for

residents to express and have their views and concerns addressed and considered. At best, the ACU's consultation is merely an exercise of ticking the boxes.

- Information in the ARUP report analyses out of date data relating to student numbers in 2008 and 2009. This is 2012. The report was prepared 14 December 2011 yet there is no analysis of student numbers in either 2010 or 2011. Why and how can a plan with such significant and negative impact on residents not be subject of up to date student information.
- The ACU is sited on 5 hectares of land in a residential area. The current land is totally inadequate for the expansion objectives of the ACU and it does not provide equitable student to land ratio, say between the University of Western Sydney and Macquarie University.
- Barker Road is a local road – the Council states that the volume of traffic should not exceed 4,000 per day. What the ACU proposals will see further intolerable and dangerous traffic conditions in that street and the local streets of Strathfield.
- ARUP acknowledges the positive decision of the ACU not to provide adequate on site parking and notes that while the parking increase proposed appears substantial it is inadequate.
- The concept plan by the ACU will not minimise the impact on traffic and parking or residents.
- The concept plan also fails to maintain and enhance the character of the existing built environment and will not be a sympathetic treatment of the historical site – in fact such over development will destroy the heritage character.

The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully

*Guenda Roy*

*resident 60 years*

*P.S. Government buses will not benefit  
as ACU now runs its own bus service*

## **Important Resident Information about the Australian Catholic University (ACU) proposal to expand student numbers by more than 400%**

The date for making submissions opposing the ACU's plans **must be lodged by 13 March 2012**. Your submission must:

- include your name and address and indicate if you object to your personal details being released to the ACU
- include a statement whether you have made a reportable political donation in the last two years; and *Have not made any donations*
- you must quote: Application Number: MP 10\_0231 – Australian Catholic University Concept Plan *Quoted here*

Address your submission to:

Mr Mark Brown, Department of Planning and Infrastructure, 22-33 Bridge Street, SYDNEY NSW 2000. If you wish to email your submission send it to: [plan.comment@planning.nsw.gov.au](mailto:plan.comment@planning.nsw.gov.au). If you wish to fax your submission please send it to fax (02) 9228 6455. If you wish to speak to Mark Brown his telephone number is: 9228 6385. Remember you must always quote reference: **MP10\_0231. You must provide reasons why you object to the ACU proposal.**

You can also write and raise your objection to the ACU's concept plan by writing to:

1. Cardinal Pell – he needs to know that the ACU's proposal will destroy the visual appearance of the Australian Catholic University (which was a Seminary) and that the actions of the over enrolment by the ACU have significantly impacted on residents and that further expansion will make life intolerable for residents and will place increased vehicles on the local roads which are already saturated with traffic. The address for Cardinal Pell is: Polding Centre, 133 Liverpool Street, SYDNEY NSW 2000
2. Write to the Local State Member of Parliament: Mr Charles Casuscelli, MP at Shop 1, 54 Burwood Road, BURWOOD NSW 2135. Mr Casuscelli's Electorate Office telephone number is: 9747 1711

If you are concerned about the loss of amenity, the loss of parking, the increase in traffic congestion in the streets and the over development of the Australian Catholic University site then you must write and let the Department of Planning and Infrastructure know of your objections. This is the only opportunity to be heard and you must exercise your rights to be heard – writing is the only way.

104 Newton Road,  
Strathfield N.S.W, 2135  
4<sup>th</sup> March 2012

Mr. Mark Brown  
Major Projects Assessments  
Department of Planning and Infrastructure  
SYDNEY NSW 2001 G.P.O. Box 39

Dear Sir,

*Re. AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: M.P10-0231*

I am writing to lodge my objection to the above Concept Plan. We are not happy with the ACU expansion proposal and strongly object to the Concept Plan. The Dept. and Minister should reject the ACU proposal.

My objection and concern is that the Catholic University is pushing ahead with their development plans with no concern for the residents with their proposed staging plan and with student numbers proposed at **4, 8000 in 2016**, with an upper limit of **2400 on the campus at any one time**. Staff is proposed at a maximum **260 by 2016**. Of the proposed **total 644 parking spaces on site**, 504 spaces will be for students and 130 spaces will be for the staff **We are looking at more than 5,000 people in 2016 and does the staff for 2016 include the workers on the ACU site? or is it only the teachers?** There is no adequate parking on site today nor will there be in the future with their proposal

Information in the ARUP report analyses should be updated to 2012.

Baker Road is a local road.

I am not happy with the congestion already felt in our local streets. ACU proposed will only cause more traffic congestion!.

The concept plan by the ACU will not minimize the impact on traffic and parking on residents.

I say No! to the extended hours during week days and the proposed week end hours

The concept plan fails to maintain and enhance the character of the existing buildings.

I have made no reportable political donations in the previous two years.

Yours faithfully,



Randahil Tip



104 Newton Road,  
Strathfield N.S.W, 2135  
4<sup>th</sup> March 2012

Mr. Mark Brown  
Major Projects Assessments  
Department of Planning and Infrastructure  
SYDNEY NSW 2001 G.P.O. Box 39

Dear Sir,

Re. AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: M.P10-0231

As a residents of Strathfield , we write to lodge our objection to the above Concept Plan. I trust you would have received many submissions and thank you for the extended time. This is another submission.

We are not happy with the ACU expansion proposal and strongly object to the Concept Plan. The Dept. and Minister should reject the ACU proposal.

The concern is that the Catholic University is pushing ahead with their development plans with no thoughts for the residents. This is a residential area and their proposal is ridiculous to think with their proposed staging plan and with student numbers proposed at **4, 8000 in 2016**, with an upper limit of 2400 on the campus at any one time. Staff is proposed at a maximum 260 by 2016. Of the proposed **total 644 parking spaces on site**, 504 spaces will be for students and 130 spaces will be for the staff. There is no adequate parking on site today nor will there be in the future with their proposal. Student parking is causing a huge problem with them taking up residential parking. Their Shuttle Bus service is only a camouflage to the parking problem.

In a residential area no one is to build higher than two storey, then their proposal is to build two four storey buildings! At a meeting last month the ACU held with residents we were told by Vice-Chancellor Professor Greg Craven that he is a Lawyer! This did not intimidate the concerned residents.

Mr. Brown, as head of the Dept. of Planning and infrastructure , I trust you will give the residents of Strathfield some consideration .

Information in the ARUP report analyses should be updated to 2012.

Baker Road is a local road.

The concept plan fails to maintain and enhance the character of the existing buildings.

The concept plan by the ACU will not minimize the impact on traffic and parking on residents.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully,

*Eileen Yip*  
*[Signature]*

Resident's Address

Date 07/03/12

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Sir

RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0731

As residents of Strathfield and residents directly affected by the operation of the Australian Catholic University (ACU) expansion proposal, we write to lodge our objection to the above Concept Plan. We strongly urge the Department and Minister to decline the proposal.

Key reasons for objecting to the Concept Plan are as follows:

- The proposal detracts from the character of the surrounding residential precinct.
- It diminishes the privacy of local residents by including new 3 and 4 storey buildings near the boundary of the ACU on Barker Road.
- The Neighbourhood Policy included in the proposal fails to address the parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analyses due to an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis completely invalidates the conclusions reached by the university and its consultants. The proposal will have substantial traffic, parking and other amenity related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of residents' rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
- The ACU's consultation with the local community has been inadequate. The ACU's selective provision of information to a handful of residents was not comprehensive. More recently, the ACU's attempt at consultation via the distribution of a Flyer and the holding of a meeting at short notice does not reflect on the ACU's bona fides in seeking to consult with affected residents and in providing an opportunity for

residents to express and have their views and concerns addressed and considered. At best, the ACU's consultation is merely an exercise of ticking the boxes.

Information in the ARUP report analyses out of date data relating to student numbers in 2008 and 2009. This is 2012. The report was prepared 14 December 2011 yet there is no analysis of student numbers in either 2010 or 2011. Why and how can a plan with such significant and negative impact on residents not be subject of up to date student information.

The ACU is sited on 5 hectares of land in a residential area. The current land is totally inadequate for the expansion objectives of the ACU and it does not provide equitable student to land ratio, say between the University of Western Sydney and Macquarie University.

Barker Road is a local road – the Council states that the volume of traffic should not exceed 4,000 per day. What the ACU proposals will see further intolerable and dangerous traffic conditions in that street and the local streets of Strathfield.

ARUP acknowledges the positive decision of the ACU not to provide adequate on site parking and notes that while the parking increase proposed appears substantial it is inadequate.

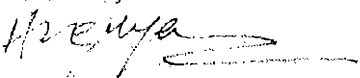
The concept plan by the ACU will not minimise the impact on traffic and parking or residents.

The concept plan also fails to maintain and enhance the character of the existing built environment and will not be a sympathetic treatment of the historical site – in fact such over development will destroy the heritage character.

The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully

  
H. Nguyen  
27 Wilson St,  
Strathfield 2135.

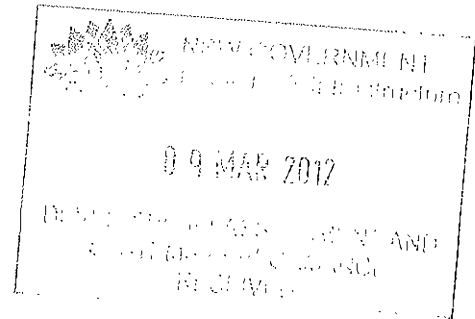
408

Anthony & Sandra Sollazzo  
42 Pemberton Street  
Strathfield NSW 2135  
Mobile: 0414 445 875  
Fax: (02) 9746 8121  
Email: [sollazzo@ozemail.com.au](mailto:sollazzo@ozemail.com.au)

9 March 2012

Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
Sydney NSW 2001

Dear Sir/Madam,



**OBJECTION TO CONCEPT PLAN FOR ACU STRATHFIELD**  
**APPLICATION NUMBER MP 10\_0231**

We would like to formally submit our objections to the Australian Catholic University Concept Plan (MP10\_0231). We set out below the reasons for our objection:

I have lived in the Strathfield area for the past 30 years from when I commenced schooling at St.Patrick's College in year 5. During the years, I have seen a dramatic change for the worse in the area surrounding Barker Road with the expansion of the Australian Catholic University (ACU).

There are serious questions that the ACU have to answer in regards to the way they have conducted their business activities over the past 30 years and the illegal expansion of students on the campus without Government approval.

During my school years, there was no congestion of traffic in the area or excessive cars parked on Barker road and the surrounding streets. Today however, the entire Barker Road is a car parking lot, including parts of South Street and Newton Road due to the illegal expansion of students on the campus without Government approval.

As residents of the area, it is within our rights to know the following:

- What approvals have been granted over the past 30 years for the expansion of the ACU ?
- What is the current number of student enrolements at the ACU Strathfield Campus ?
- What is the current Government approved number of student enrolments allowed at the ACU Strathfield Campus ?
- What are the current number of staff employed at the ACU Strathfield campus ?
- What are the current number of approved car spaces at the ACU Strathfield campus ?

During the past 30 years that I have lived in the area, the ACU has built a 70 space car park on the west side of the campus and converted a tennis court on the east side of the campus into a 30 space car park. A total of 100 new car spaces in the past 30 years.

- What has been the increase in student enrolment over the past 30 years at the Strathfield campus ?

No development application should be considered until such time that the ACU conducts its' current business activities in accordance with current Government approvals.

### **Notification & Consultation**

Under the Director-General's Requirements Section 75F of the Environmental Planning and Assessment Act 1979, "Key Issues Number 20" Consultation. I site the following:

*"Undertake an appropriate and justified level of consultation in accordance with the Department's Major Project Community Consultation Guidelines October 2007, in particular surrounding residences and Strathfield Municipal Council".*

In our view, notification and consultation has been inadequate and untimely and lacking in detail. It has only been since January 16 2012 that we, the community are becoming aware of the full ramifications of the ACU proposal.

The first notice we received of this plan was NSW government Planning and Infrastructure letter dated January 16, 2012 signed by Mr. Alan Bright (A/Director, Metropolitan & Regional Projects South).

We, (the residents) are required to consider in a matter of 6-7 weeks a proposal which could be detrimental not only to the immediate surrounding house owners in the area but also to the entire suburb.

### **Traffic Problems**

All students attending the ACU Strathfield campus are of driving age. Therefore, these students cannot be forced to take public transport and not drive to the Strathfield campus. This is evident given the amount of student vehicles that are parked on Barker Road, South Street and Newton Road.

Residents of Strathfield have lived with numerous educational institutions, pre-schools and day care centres which lie in the immediate Strathfield area or just outside it. The traffic Strathfield residents endure day in and day out from all these educational institutions is already a huge problem to the area and additional student cars infiltrating the area would worsen this problem.

The current traffic congestion in the Strathfield area is already grid locked. The existing congested main roads including Parramatta Road, Centenary Drive, Homebush Bay Drive, the M4 Motorway and Concord Road are all required to go through either the Boulevard and Raw Square, Wallis Avenue, Barker Road, Pemberton Street and Arthur Streets. This traffic is in addition to local and outside vehicles coming into Strathfield for those attending educational institutions mentioned earlier.

The following is an extract from the ACU's submission under (3.2); ***"As per 2005 RTA's traffic count, Arthur Street, at east of Pemberton Street, carried 15,860 vehicles per day."*** These vehicles have all come through Strathfield streets prior to accessing Arthur Street.

Since 2005, traffic on Arthur Street has increased and the flow-through has come from Barker, Wallis, Homebush, Redmyre, Raw Square, Pemberton etc.

To further quote the ACU's submission (3.2) ***"All the above roads carry a significant amount of school traffic due to a number of major schools in the locality". This is perfectly true and not given sufficient recognition.***

### **Spoiling the Urban Landscape**

The ACU seeks approval for six building envelopes between two and four storeys in height.

Currently all new house builders in Strathfield are only permitted to build two storey residences in a "2A" residential area and this rule has been enforced for many years by Strathfield Council and has also applied to institutions within residential areas, eg, private hospitals, nursing homes and educational institutions.

To quote from the ACU's submission:

***"The surrounding land uses are predominantly single residential dwellings".***

**It is important that this streetscape be maintained. Set backs and heights on the Barker Road frontage should be no more than 2 storeys with a set back of not less than and preferably more than the heritage Hinchcliffe Building.**

**\*\*This should be a condition of any future consent. Additionally, there are concerns about landscaping to Barker Road. It is believed that some of the fully developed tree cover will be removed. We feel this will be detrimental to the Barker Road streetscape and will increase the intrusiveness of the development on the local area.**

### **History and Heritage**

Strathfield is rich in history. It was one of the first suburbs of Sydney and the first parcel of land in Strathfield was granted in 1808. It has since undergone many changes, but this proposal put forward by the ACU and if it is granted will more than likely ruin the suburb forever.

There are at least two heritage-listed buildings on the site. It is absolutely critical that any new built forms respect these buildings. More particularly, that the status of the Hinchcliffe Building as a landmark to Barker Road be preserved and that anything to the west and east of this building be compatible in architectural style

### **Over-Intensification of the Site**

Residents have outlaid millions of dollars to purchase and/or build their properties and to beautify them. The ACU with its commercial expansionary ideas will jeopardise house values. Why would anyone want to purchase a house with so much traffic and activity in the area and over intensification of the site with its related parking problems overflowing onto the streets ? The "Land to Student Ratio" shows the following:

Existing	5 Hectares to 3600 Students
Proposal	5 Hectares to 4,800 Students
This Equals	1 Hectare for 960 Students
Macquarie University	1 Hectare for 190 Students
University of Western Sydney	1 Hectare for 19 Students
Car Space on Campus	320

**Result: Over intensification of the site**

### **On-Street Parking (3.8.1)**

Following on from community consultation it was revealed that residents in the following streets were not advised of the planned 2-hour parking – Allenby Crescent, Albert, Oxford, Barker, Marion, Newton, Heyde and Dickson. In its proposal, the ACU has stated under the heading (5.5) Public Transport, Pedestrian and Cyclist Impacts, *"The proposed development will have no adverse impact to the existing public transport facilities, pedestrians and cyclists."*

In fact it would be highly desirable that there be an increased demand for public transport by students and staff alike. And there should be positive strategies to encourage this. This would then reduce the demand for on-street parking or alternatively provide an environment, which would permit the introduction of "Residents Only Parking".

Residents of the above-mentioned streets are already adversely affected by students parking. In addition to the streets mentioned above, student parking has spread to South, Myee, Firth, Wilson, Myrna, Chalmers, Marion, Newton and many more streets. This, together with the increased building activity has made on-street parking very competitive and effectively discriminating against residents.

To propose restricted parking is ridiculous and inequitable and unnecessary. How can it be explained that restrictive parking should be introduced when the proposal claims further provision of on-site parking to take the pressure off the surrounding streets? Additionally under this proposal, why is one side of the street favoured more, than the other ?

### **Why should Strathfield residential streets be used as ACU car parking spaces ?**

Strathfield residential streets belong to Strathfield residents and not the ACU.

**The ACU should demonstrate how they can conduct their current business activities within current Government approvals and remove their student cars off Strathfield residential streets "now" prior to any new development application consideration.**

### **Noise & Waste**

While it is conceded that the noise generated by a university environment may be different from typical playground noise generated by primary and secondary school children, the reality is that more buildings on site will mean more noise from air-conditioning units, more parking on site, more opening and closing of car doors, more coming and going of student cars with the likelihood of loud music being played and highly audible. In addition, the major noise generated by students themselves is traditionally when entering and leaving lecture halls. Increased student numbers clearly must impact on noise levels – a fact not mentioned in the acoustic report.

Significantly, in addition is the concern about day to day site operational noise, especially that generated by waste-removal trucks and delivery trucks. The environmental report acknowledges there will be an increase in waste generated on site and the need for delivery of goods and services. It is particularly important that any conditions of approval will place limits on hours of delivery and times for waste removal that do not intrude upon residents' amenities.

The management of this waste is also of concern. Are we to expect unsightly rubbish on the street awaiting removal? This is relevant not only for the day to day site operation post construction but obviously also during the construction phase however long this may take.

### **Future Growth of the ACU**

Residents deserve some clarity in any future approval regarding total student, staff and parking numbers approved over the WHOLE SITE, that is the parcels of land referred to in the current Concept Plan and the Clancy building site. Only then will residents have assurances that there is an actual cap of numbers on the site. It is critical that any future approval nominate specifically the number of enrolments approved for; the whole of site; the total number of students approved on the whole site at any one time; the total number of staff approved for the whole site; the total number of parking spaces for students; for staff, and for servicing the site as well as any parking spaces allocated formally to St Patrick's College and wherever these parking spaces are located. There must be a high degree of specificity in any future development approval. Residents should be assured that some regular monitoring processes are in place that are publicly accessible and accountable regarding students, staff and parking numbers on site.

With respect to car parking, it could be reasonably expected that a regular audit be undertaken of both on-site and on-street parking.

### **Strathfield Council**

Over the years, the residents of Strathfield have brought all these issues outlined above to the attention of Strathfield Council management and councilors.

**Strathfield Council management has done nothing to enforce regulations imposed on the ACU.**



Given the level of blatant disregard Strathfield Council management has to their local community, the Independent Commission Against Corruption (ICAC) should conduct a thorough investigation into the relationship between Strathfield Council and the ACU.

Strathfield Council management have failed to carry out the Council's charter under the Local Government Act. The council have failed to properly manage, protect, and conserve the environment of the area for which it is responsible. The council have also failed to exercise its regulatory functions and act consistently and without bias with the ACU.

What is the Strathfield Council's purpose if it fails to act or enforce Government regulations ?

### **Conclusion**

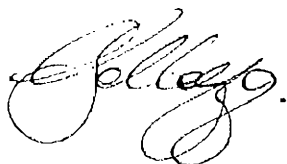
Every business should have the opportunity to grow and prosper. However, it should not be to the detriment of the local Strathfield community. Strathfield already has one of the highest per capita level of educational institutions in the area. Strathfield is also situated at the centre of some of Sydney's busiest major arterial roads including the M4 motor highway, Parramatta Road, Hume Highway and Centennial Drive. Therefore, heavy road congestion together with the high number of educational institutions already results in gridlock on the roads at peak periods.

The ACU does not operate to their regulated student numbers and any future education facilities in the area will make it worse.

Australia is a large country with plenty of land. Other universities have taken the opportunity to expand campuses outside of the heavily built up suburbs of Sydney. For example, the University of Sydney has expanded and built campuses at Camden where there is opportunity to grow and expand. The ACU should be encouraged to do likewise.

The voice of the local Strathfield community should be respected and we will be encouraging local residents to commence a class action should this development application be approved.

Yours faithfully



Anthony Sollazzo

**From:** "Anthony Sollazzo" <sollazzo@ozemail.com.au>  
**To:** <information@planning.nsw.gov.au>  
**CC:** <strathfield@parliament.nsw.gov.au>  
**Date:** 12:16 pm 9/03/2012  
**Subject:** Anthony Sollazzo Objection To ACU Application Concept Plan MP 10 \_0231  
**Attachments:** Anthony Sollazzo Objection To ACU Application MP 10\_0231.pdf

Dear Sir/Madam,

Please find attached objection to ACU Concept Plan MP 10 \_0231.

Regards

Anthony Sollazzo  
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Anthony & Sandra Sollazzo  
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9 March 2012

Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
Sydney NSW 2001

Dear Sir/Madam,

**OBJECTION TO CONCEPT PLAN FOR ACU STRATHFIELD**  
**APPLICATION NUMBER MP 10 0231**

We would like to formally submit our objections to the Australian Catholic University Concept Plan (MP10\_0231). We set out below the reasons for our objection:

I have lived in the Strathfield area for the past 30 years from when I commenced schooling at St.Patrick's College in year 5. During the years, I have seen a dramatic change for the worse in the area surrounding Barker Road with the expansion of the Australian Catholic University (ACU).

There are serious questions that the ACU have to answer in regards to the way they have conducted their business activities over the past 30 years and the illegal expansion of students on the campus without Government approval.

During my school years, there was no congestion of traffic in the area or excessive cars parked on Barker road and the surrounding streets. Today however, the entire Barker Road is a car parking lot, including parts of South Street and Newton Road due to the illegal expansion of students on the campus without Government approval.

As residents of the area, it is within our rights to know the following:

- What approvals have been granted over the past 30 years for the expansion of the ACU ?
- What is the current number of student enrolments at the ACU Strathfield Campus ?
- What is the current Government approved number of student enrolments allowed at the ACU Strathfield Campus ?
- What are the current number of staff employed at the ACU Strathfield campus ?
- What are the current number of approved car spaces at the ACU Strathfield campus ?

During the past 30 years that I have lived in the area, the ACU has built a 70 space car park on the west side of the campus and converted a tennis court on the east side of the campus into a 30 space car park. A total of 100 new car spaces in the past 30 years.

- What has been the increase in student enrolment over the past 30 years at the Strathfield campus ?

No development application should be considered until such time that the ACU conducts its' current business activities in accordance with current Government approvals.

### **Notification & Consultation**

Under the Director-General's Requirements Section 75F of the Environmental Planning and Assessment Act 1979, "Key Issues Number 20" Consultation. I site the following:

*"Undertake an appropriate and justified level of consultation in accordance with the Department's Major Project Community Consultation Guidelines October 2007, in particular surrounding residences and Strathfield Municipal Council".*

In our view, notification and consultation has been inadequate and untimely and lacking in detail. It has only been since January 16 2012 that we, the community are becoming aware of the full ramifications of the ACU proposal.

The first notice we received of this plan was NSW government Planning and Infrastructure letter dated January 16, 2012 signed by Mr. Alan Bright (A/Director, Metropolitan & Regional Projects South).

We, (the residents) are required to consider in a matter of 6-7 weeks a proposal which could be detrimental not only to the immediate surrounding house owners in the area but also to the entire suburb.

### **Traffic Problems**

All students attending the ACU Strathfield campus are of driving age. Therefore, these students cannot be forced to take public transport and not drive to the Strathfield campus. This is evident given the amount of student vehicles that are parked on Barker Road, South Street and Newton Road.

Residents of Strathfield have lived with numerous educational institutions, pre-schools and day care centres which lie in the immediate Strathfield area or just outside it. The traffic Strathfield residents endure day in and day out from all these educational institutions is already a huge problem to the area and additional student cars infiltrating the area would worsen this problem.

The current traffic congestion in the Strathfield area is already grid locked. The existing congested main roads including Parramatta Road, Centenary Drive, Homebush Bay Drive, the M4 Motorway and Concord Road are all required to go through either the Boulevard and Raw Square, Wallis Avenue, Barker Road, Pemberton Street and Arthur Streets. This traffic is in addition to local and outside vehicles coming into Strathfield for those attending educational institutions mentioned earlier.

The following is an extract from the ACU's submission under (3.2); ***"As per 2005 RTA's traffic count, Arthur Street, at east of Pemberton Street, carried 15,860 vehicles per day."*** These vehicles have all come through Strathfield streets prior to accessing Arthur Street.

Since 2005, traffic on Arthur Street has increased and the flow-through has come from Barker, Wallis, Homebush, Redmyre, Raw Square, Pemberton etc.

To further quote the ACU's submission (3.2) ***"All the above roads carry a significant amount of school traffic due to a number of major schools in the locality"***. *This is perfectly true and not given sufficient recognition.*

### **Spoiling the Urban Landscape**

The ACU seeks approval for six building envelopes between two and four storeys in height.

Currently all new house builders in Strathfield are only permitted to build two storey residences in a "2A" residential area and this rule has been enforced for many years by Strathfield Council and has also applied to institutions within residential areas, eg, private hospitals, nursing homes and educational institutions.

To quote from the ACU's submission:

***"The surrounding land uses are predominantly single residential dwellings"***.

**It is important that this streetscape be maintained. Set backs and heights on the Barker Road frontage should be no more than 2 storeys with a set back of not less than and preferably more than the heritage Hinchcliffe Building.**

**\*\*This should be a condition of any future consent. Additionally, there are concerns about landscaping to Barker Road. It is believed that some of the fully developed tree cover will be removed. We feel this will be detrimental to the Barker Road streetscape and will increase the intrusiveness of the development on the local area.**

### **History and Heritage**

Strathfield is rich in history. It was one of the first suburbs of Sydney and the first parcel of land in Strathfield was granted in 1808. It has since undergone many changes, but this proposal put forward by the ACU and if it is granted will more than likely ruin the suburb forever.

There are at least two heritage-listed buildings on the site. It is absolutely critical that any new built forms respect these buildings. More particularly, that the status of the Hinchcliffe Building as a landmark to Barker Road be preserved and that anything to the west and east of this building be compatible in architectural style

### **Over-Intensification of the Site**

Residents have outlaid millions of dollars to purchase and/or build their properties and to beautify them. The ACU with its commercial expansionary ideas will jeopardise house values. Why would anyone want to purchase a house with so much traffic and activity in the area and over intensification of the site with its related parking problems overflowing onto the streets ? The "Land to Student Ratio" shows the following:

Existing	5 Hectares to 3600 Students
Proposal	5 Hectares to 4,800 Students
This Equals	1 Hectare for 960 Students
Macquarie University	1 Hectare for 190 Students
University of Western Sydney	1 Hectare for 19 Students
Car Space on Campus	320

**Result: Over intensification of the site**

### **On-Street Parking (3.8.1)**

Following on from community consultation it was revealed that residents in the following streets were not advised of the planned 2-hour parking – Allenby Crescent, Albert, Oxford, Barker, Marion, Newton, Heyde and Dickson. In its proposal, the ACU has stated under the heading (5.5) Public Transport, Pedestrian and Cyclist Impacts, *"The proposed development will have no adverse impact to the existing public transport facilities, pedestrians and cyclists."*

In fact it would be highly desirable that there be an increased demand for public transport by students and staff alike. And there should be positive strategies to encourage this. This would then reduce the demand for on-street parking or alternatively provide an environment, which would permit the introduction of "Residents Only Parking".

Residents of the above-mentioned streets are already adversely affected by students parking. In addition to the streets mentioned above, student parking has spread to South, Myee, Firth, Wilson, Myrna, Chalmers, Marion, Newton and many more streets. This, together with the increased building activity has made on-street parking very competitive and effectively discriminating against residents.

To propose restricted parking is ridiculous and inequitable and unnecessary. How can it be explained that restrictive parking should be introduced when the proposal claims further provision of on-site parking to take the pressure off the surrounding streets? Additionally under this proposal, why is one side of the street favoured more, than the other ?

### **Why should Strathfield residential streets be used as ACU car parking spaces ?**

Strathfield residential streets belong to Strathfield residents and not the ACU.

**The ACU should demonstrate how they can conduct their current business activities within current Government approvals and remove their student cars off Strathfield residential streets "now" prior to any new development application consideration.**

### **Noise & Waste**

While it is conceded that the noise generated by a university environment may be different from typical playground noise generated by primary and secondary school children, the reality is that more buildings on site will mean more noise from air-conditioning units, more parking on site, more opening and closing of car doors, more coming and going of student cars with the likelihood of loud music being played and highly audible. In addition, the major noise generated by students themselves is traditionally when entering and leaving lecture halls. Increased student numbers clearly must impact on noise levels – a fact not mentioned in the acoustic report.

Significantly, in addition is the concern about day to day site operational noise, especially that generated by waste-removal trucks and delivery trucks. The environmental report acknowledges there will be an increase in waste generated on site and the need for delivery of goods and services. It is particularly important that any conditions of approval will place limits on hours of delivery and times for waste removal that do not intrude upon residents' amenities.

The management of this waste is also of concern. Are we to expect unsightly rubbish on the street awaiting removal? This is relevant not only for the day to day site operation post construction but obviously also during the construction phase however long this may take.

### **Future Growth of the ACU**

Residents deserve some clarity in any future approval regarding total student, staff and parking numbers approved over the **WHOLE SITE**, that is the parcels of land referred to in the current Concept Plan and the Clancy building site. Only then will residents have assurances that there is an actual cap of numbers on the site. It is critical that any future approval nominate specifically the number of enrolments approved for; the whole of site; the total number of students approved on the whole site at any one time; the total number of staff approved for the whole site; the total number of parking spaces for students; for staff, and for servicing the site as well as any parking spaces allocated formally to St Patrick's College and wherever these parking spaces are located. There must be a high degree of specificity in any future development approval. Residents should be assured that some regular monitoring processes are in place that are publicly accessible and accountable regarding students, staff and parking numbers on site.

With respect to car parking, it could be reasonably expected that a regular audit be undertaken of both on-site and on-street parking.

### **Strathfield Council**

Over the years, the residents of Strathfield have brought all these issues outlined above to the attention of Strathfield Council management and councilors.

**Strathfield Council management has done nothing to enforce regulations imposed on the ACU.**

Given the level of blatant disregard Strathfield Council management has to their local community, the Independent Commission Against Corruption (ICAC) should conduct a thorough investigation into the relationship between Strathfield Council and the ACU.

Strathfield Council management have failed to carry out the Council's charter under the Local Government Act. The council have failed to properly manage, protect, and conserve the environment of the area for which it is responsible. The council have also failed to exercise its regulatory functions and act consistently and without bias with the ACU.

What is the Strathfield Council's purpose if it fails to act or enforce Government regulations ?

### Conclusion

Every business should have the opportunity to grow and prosper. However, it should not be to the detriment of the local Strathfield community. Strathfield already has one of the highest per capita level of educational institutions in the area. Strathfield is also situated at the centre of some of Sydney's busiest major arterial roads including the M4 motor highway, Parramatta Road, Hume Highway and Centennial Drive. Therefore, heavy road congestion together with the high number of educational institutions already results in gridlock on the roads at peak periods.

The ACU does not operate to their regulated student numbers and any future education facilities in the area will make it worse.

Australia is a large country with plenty of land. Other universities have taken the opportunity to expand campuses outside of the heavily built up suburbs of Sydney. For example, the University of Sydney has expanded and built campuses at Camden where there is opportunity to grow and expand. The ACU should be encouraged to do likewise.

The voice of the local Strathfield community should be respected and we will be encouraging local residents to commence a class action should this development application be approved.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Anthony Sollazzo', with a stylized flourish at the end.

Anthony Sollazzo



Mr David Starr  
111 Newton Road  
Strathfield NSW  
8 March 2012  
[david.starr@optusnet.com.au](mailto:david.starr@optusnet.com.au)  
Mob: 0411 150 170

**AMENDED LETTER**

Mr Mark Brown  
Major Project Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
Sydney NSW 2001

Cc Mayor Paul Barron, Strathfield Council  
Charles Casuscelli, RFD MP Member for Strathfield

**RE: CONCEPT PLAN FOR ACU Strathfield  
Application number (MP10\_0231)**

I wish to object to the above concept plan based on the following grounds, my reasons are detailed under the following headings:

- a) Traffic
- b) Parking (Concerns - current and future)
- c) Noise
- d) Built form & residential amenity
- e) Other residential concerns

I am a resident of Strathfield for some 65 years and home owner for over 44 years.

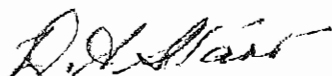
I reside less than 8 minutes' walk to the Australian Catholic University (ACU). I served on Strathfield council for 6 years as Chairman of the local traffic committee.

I have not made any political donations nor have I had any involvement with the Australian Catholic University.

For the reason listed I have grave concerns with the report and the inaccurate information presented.

**I strongly urge the Minister to decline the proposal.**

Yours sincerely,



David Starr

## **A. TRAFFIC:**

1. The ARUP report shows that at the two traffic intersections proposed for car park entry (South & Barker Road – Wilson & Barker Road) daily traffic volumes exceeds the RTA's recommendation.
2. The proposed intersection at South and Wilson Streets is not practical as the streets are narrow and South Street has to accommodate the 483 bus to and from Strathfield station. The intersections are extremely dangerous at peak hour and any thought to include car park entry at South Street would exasperate traffic matters as would Wilson Street with the volume of cars proposed.
3. Traffic report does not acknowledge other teaching institutions nearby and possible impact on the Australian Catholic University's application. A number of these schools have increased student number in the last 5 years, with no consideration to the residents and the possible impact to their amenities.

### **Albert Road to Homebush Road**

- ACU Clancy Building
- Sydney Adventist College, estimated 900 students
- The Good Shepherd Seminary
- Strathfield Girls High, estimated 1,100 students
- Albert Road Special Needs School

### **Oxford Street**

- Strathfield Girls High (Numbers above)

### **Homebush Road/Churchill Avenue**

- St Martha's Primary, estimated 350

### **Chalmers Road/Newton Road**

- Special Needs School

### **Francis Street/Edgar Street**

- St Patrick's College (adjoins ACU) estimated 1,400

### **Redmyre Road**

- Meriden Girls estimated 850

These are day schools/institutions and estimates of student (excluding teachers) movement when combined, are over 8,000 movements within ½ km of ACU and growing numbers each year. These student movements per day by bus and car are increasing traffic to an already crowded traffic situation.

As an example at 7:50am to 9:00am traffic can be banked up from Raw Square to Homebush Road intersection and also along Homebush Road from Redmyre Road to Albert Road. No mention of this in ARUP report.

**Strathfield residents have absorbed enough from expansion in student numbers, enough is enough!**

## A. TRAFFIC: (continued)

4. There has been no consideration, appraisal or projected information of the East-West traffic movement through Strathfield especially during peak hours. The ACU is the hub of the Strathfield Municipality bounded by Parramatta Road, Centenary Drive, The Boulevard, Hume Highway and Homebush Road which prove to be a bottle neck each day with current traffic volumes.
5. No provision has been made for major accidents/emergencies, especially on Centenary Drive and major arterial roads. When Centenary Drive has had to be closed, traffic is directed via Pemberton and Wallis Avenue which currently handle above traffic volumes. There is no mention in ARUP report of this matter and how this would be dealt with.
6. ARUP report has no mention of major events, including sport held at Homebush Olympic site and St Patrick's College, and the impact these have on main roads and general traffic into and out of Strathfield. The Flemington market creates addition traffic movements as does Rockwood Cemetery, the largest public cemetery in the Southern hemisphere.
7. The ARUP report makes no mention of the impact on pedestrian and vehicle safety due to increased traffic movement. These need to be included with any report for consideration.
8. The ARUP report makes no mention of trade and truck movement in the ACU immediate area with large numbers of residential developments and ongoing developments taking place within close proximity of ACU. There are some 10 major projects currently in place close to the ACU. This is not an unusual occurrence.
9. ARUP report gives no indication of staging of works and estimated traffic volumes for the proposed ACU development over the period and the implication to residential areas including parking by construction workers. **No time frame has been presented.**
10. The traffic report makes no mention of the proposed increase in ACU students over the next few years, projected figures for ACU of 4,800 students would add some 10,000 movements (including teachers) and with existing schools we are looking at a total 20,000 movements. This would add significant problems to that which already exist. This has not been mentioned in the report.
11. Information contained by ARUP section 3.7 are figures from 2005 RTA traffic count. These are some 7 years old. This further proves how unbelievably out-dated the traffic research is to support the application. **ARUP REPORT – OUT OF DATE INFORMATION**
12. The ACU have combined information using the ACU-Clancy Building in Albert Road some 100 metres from the ACU main site. The ACU-Clancy Building was approved under a separate D.A. by Strathfield Council. **MISLEADING DATA REPORTING: This data should not be part of MP10\_0231**

## **A. TRAFFIC: (continued)**

13. There are speed issues on Barker Road currently and a crest outside ACU's current entrance provides an unsafe approach from a westerly direction especially with the additional entrance proposed. **This has not been included in the traffic report about road conditions.**
14. **No to increase traffic problems in Strathfield.** ACU will add to existing problems and there is no mention of service vehicles and estimates of what will be required on daily/weekly basis and expectations over the next 10 years.
15. The proposed increase use of the ACU shuttle bus from ACU report will add further problems to the Strathfield station bus terminus and kiss and ride section which is under enormous strain from 8:00am to 6:30pm Monday to Friday. ARUP report does not indicate any discussions taken place with STA and possible implication of increased bus movement. **Strathfield station already has enormous traffic implication that impact on local residents.**

## **B. PARKING: CONCERNS – CURRENT AND FUTURE.**

1. Increased demand for on-street parking in surrounding residential area – already an issue for residents now.
2. Current student parking overflow from ACU to adjoining residential streets now.
3. Breach by ACU over their original consent in number of car parking spaces.
4. Residents having problems parking near their property and their investment.
5. Many are 'aged' and require facility to park on streets and parking space for the services they receive i.e. Home Care.
6. Increased illegal parking across driveways blocking access.
7. Effect on residential valuations, 'areas parked out'. Many examples which effect property values and properties near Strathfield station now.
8. Concern over 'emergency services' to gain access to residential properties.
9. There is no mention in ARUP report on current street parking by residents. It is estimated between 2-4 vehicles per property (not including visitors) and in some instances there are a higher number of street parked cars. Where is the consideration for residents to be free to park in front of or near their place of abode at any time?
10. Difficulty moving vehicles out of property onto street from residences. Resident's reversing out of driveways find it very dangerous because of ACU student parking and narrowness of streets. ARUP report does not consider this.

## **B. PARKING: CONCERNS – CURRENT AND FUTURE. (continued)**

11. Current issues with resident parking due to overspill from ACU. Council need to address current parking problems created by ACU.
12. Plan shows possible 2 hour restriction which residents are opposed to and does not show the extent to what is proposed. Also there is no indication as to whether there will be a removal altogether of the residents' ability to park and where this may start or stop, where the boundaries are for the above and how many streets are affected.
13. Residents will not accept any 'parking' restriction in front of the valued properties. The ACU need to fix the current overflow by providing spaces on their own grounds at the rear of their property. There has been utter contempt for residents' rights to have the right to park in front of their properties with **NO Restrictions**.
14. ACU parking is insufficient and currently based on 1994 Land and Environment approval Section 4.2 history, approval for 325 campus parking on 510 student parking spaces if ACU are to follow original consent condition they would be required to provide 3058 parking spaces for 4800 students on campus. This also is assuming student numbers are capped.
15. In ARUP report Section 4.5 data referred to reports from 2002 and 2005 regarding specific parking. The information is loose and out of date. I am concerned by the statement in paragraph 2 'The future campus parking should be carefully considered. Excessive amount of on-site parking should be avoided as it will encourage future students and staff driving to the campus. It will hinder promoting active and public transport to the campus. On the other hand, parking provision should not be so low that nearby residential streets are adversely affected by the overflow of student parking'.
16. What control over parking by St Patrick's College in car park from Edgar/Fraser Streets. Already traffic issues out of control and residents are already affected without taking into consideration any further development?
17. No mention by ARUP of parking in Barker Road on Saturday for winter school sport by St Patrick's college parents, which also adds to current resident frustration.

Residents concern is about capping student numbers. Residents are starting to reach 'boiling point' at being subjected to the rude, aggressive and arrogant behaviour from some ACU students that park in their streets.

If proposal approved there would be loss of 'parking' while building took place on corner of Mount Royal/Barker Road. There is no mention in ARUP report where cars will park.

## **C. NOISE**

1. Increased noise from additional traffic throughout the day.
2. Increased noise from additional students and staff entering and when on campus.
3. Increased noise during construction of proposed buildings.

## **D. BUILT FORM AND RESIDENTIAL AMENITY**

1. Intensification of site with six new buildings from 2-4 storeys in height.
2. Dramatic change to the character of Barker Road frontage with additional buildings.
3. Impact of the new buildings on the existing heritage listed buildings.
4. Impact of new buildings close to neighbouring residences e.g. noise and privacy.
5. Beautiful heritage building will be lost in high-rise development.
6. High intensification of the ACU site.
7. Commercialisation of Strathfield's residential streets.
8. Height of ACU buildings adjoining residential homes is out of character with current council approval, 2A residential.

The proposal detracts from the character of the surrounding residential precinct and diminishes the privacy of local residents by including 3 and 4 storey buildings near the boundary of the university on Barker Road.

## **E. OTHER RESIDENTIAL CONCERNS NOT COVERED IN PLAN TO BE CONSIDERED:**

1. Residents will not accept any restriction in front of their valued properties.
2. The ACU need to fix the current overflow by providing spaces on their grounds at rear of their property. They have over 2 ovals at North side of their buildings.
3. There has been utter contempt for resident's rights to have right to park in front of their own properties with **NO** restrictions.
4. Current trend for increased use of car transport for Year 12 St Patrick's and ACU students not factored into figures or report.
5. Rail proposal in ARUP report not started and delayed with no defined start date. Does not support proposal.
6. Impact on property values. (currently market flat)
7. Additional cost to council on roads and services - who to absorb cost.
8. Dramatic increase in rubbish/litter dropped in adjoining streets to ACU by students.
9. Institution move from Training Colleges to University. Change of use. Traffic and parking not an issue until ACU got approval to change existing use.

## **E. OTHER RESIDENTIAL CONCERNS NOT COVERED IN PLAN TO BE CONSIDERED: (continued)**

10. Concern on student numbers currently and how numbers to be capped. There are no student figures by end 2012.
11. ACU Student figures per day/per hour total confusion and lack of clarification for now and future. No figure given to make decision.
12. No clear information as to increased number of teaching staff.
13. The university's consultation with the local community has been inadequate. The university originally provided information to local residents that was not comprehensive and was only provided to a minority of affected residents.
14. The university's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals, which have generated impacts on the neighbourhood contrary to the intention underlying those approvals.
15. No advice to affected residents from ACU and Department of Planning about proposal especially when considering an impact area of at 1.5 Km radius. Many residents are still not aware of ACU proposal. I have elderly mother living at 14 Francis Street (less than 8 minutes from ACU) who likewise has received no advice or information regarding proposal.
16. Residents north of Barker Road not informed of ACU development and possible impact on their amenities. Residents outside the 220 mail out have not received notice of ACU consultation meetings. Affected area covers some 2500 homes.
17. There are a number of elderly residents not able to lodging a submission who will not be considered.
18. No report on Carbon emissions by additional traffic generated by ACU proposal provided.
19. No report on social impact 1.5Km radius (affected area) from ACU provided.
20. No environmental report for 1.5Km radius (affected area) from ACU provided.

**Expansion of the university would represent a breach of residents' rights to the quiet enjoyment of their properties and would interfere with their safety, peace and convenience.**

410

**From:** Chris Reynolds <chris@ccrconsulting.com.au>  
**To:** <plan\_comment@planning.nsw.gov.au>  
**CC:** <mayor@strathfield.nsw.gov.au>, <Strathfield@parliament.nsw.gov.au>  
**Date:** 2:55 pm 8/03/2012  
**Subject:** RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP 10\_0231  
**Attachments:** Letter to Dept of Planning re ACU Proposal March 2012.pdf

Please find attached a submission in response to your letter of 16 January 2012 inviting submissions on the proposed Concept Plan for the Australian Catholic University, Strathfield Campus (MP 10\_0231).

Yours faithfully,

Chris & Catherine Reynolds

48 Bates Street Strathfield, NSW, 2135



8<sup>th</sup> March, 2012

48 Bates Street  
Strathfield, NSW, 2135

Mr Mark Brown  
Major Projects Assessment,  
Department of Planning and Infrastructure,  
GPO Box 39,  
SYDNEY NSW 2001

Dear Sir,

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10 0231**

We are residents of Strathfield directly affected by the operation of the Australian Catholic University (ACU). We object to this Concept Plan and we strongly urge the Minister to decline the Proposal outright.

Before stating the formal reasons for our objection, we would like to provide some local insight on this matter, in case you are not aware of the community and historical context.

We are residents of Bates Street located to the north of the ACU, 500 metres from the campus. It is interesting that the first we knew about the Proposal was via a letter from the Department of Planning in January 2012. We have subsequently learnt that there were "community consultation" meetings held in August 2011 which we had not been notified of. We are not sure what this means, except it does suggest that the ACU didn't want a lot of people informed of their Proposal.

We have lived at our current address for twenty years so we know this area intimately. Our boys attended St Patrick's College, and we are well aware of the local issues regarding schools, motor vehicles, public transport, peak hour traffic, etc. We have clearly observed that over the past five years the situation has deteriorated significantly. Whereas previously you would have some congestion during peak periods, it was not at a level where bottlenecks were the norm and the period of congestion extended.

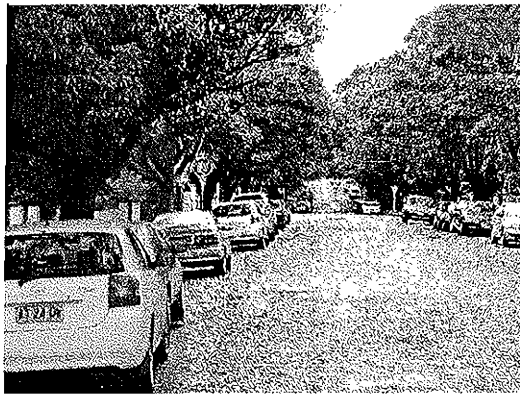
We have asked ourselves why it has become so bad, and did not realise until recently that the ACU had increased its enrolments significantly. We do know that over five years ago there were very few students attending the ACU (a number of less than 500 has been suggested to us). The ACU bought a significant sized property which was Loreto Nursing Home, and it would seem that since then their numbers have increased. Today I am advised there are over 4000 students attending ACU. I was flabbergasted when told this number. This is an extraordinary level of increase in numbers (almost tenfold) without any consultation with the residents who live within 500 metres of the precinct. How could this occur?

Regardless of what has already transpired, what we do know today is that the local roads, parking and transport have reached a saturation point where the local community is being adversely affected every day of the University calendar. To propose that there be any further

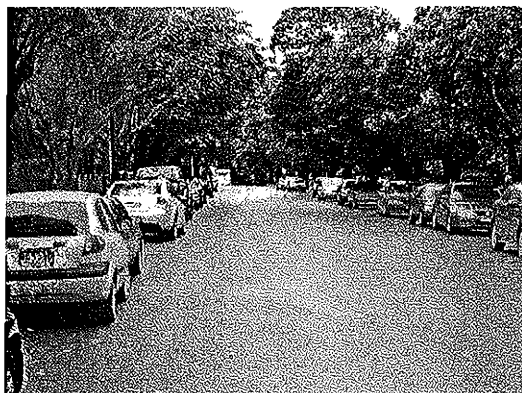
increase in student numbers at the ACU is in direct opposition to what any fair minded member of the local community, which we presume the ACU aspires to be, would want.

I am sure you will receive many reports on traffic numbers and congestion and parking in the area as part of your request for submissions. Today I took some random photos to highlight the already parlous state of parking within 500 metres of the ACU on the northern and eastern side.

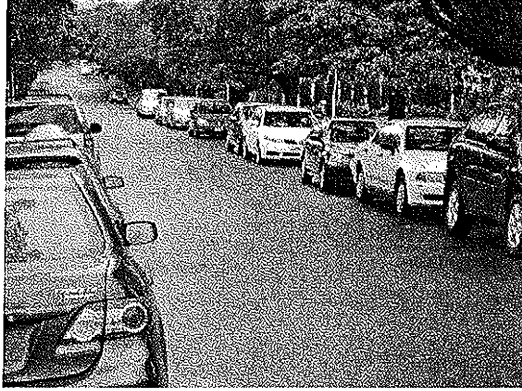
1. Shortland Avenue looking west from Bates Street



2. Merley Road looking east from Francis Street



3. Beresford Road looking east from Dickson Street



4. Albert Road looking east from Dickson Street.



5. Heyde Avenue looking north from Oxford Road.



6. Dickson Street looking north from Albert Road.



What these photos show is that, effectively, all streets to the north and east within 500 meters of the ACU are already full of parking every day of the University term. You can appreciate that the situation south of the ACU is worse.

This brings me to a key point. If a "Resident Parking Scheme" is seen as a solution to the problem of resident parking, any Scheme would have to extend **to incorporate all streets within one kilometre of the ACU**, otherwise the whole parking congestion problem **will** just get transferred to a new area. One kilometre would then be within the radius of the Strathfield, Homebush and Flemington railway stations, and so a "Resident Parking Scheme" would operate to prevent any commuter parking for those wanting to catch a train, and eventually **all of the Strathfield Municipality** would have to adopt a widespread "Resident Parking Scheme". Does the Department of Planning, Department of Roads and Maritime Services or the Local Council want this outcome?

The reality is that the ACU is located in a small residential precinct. It was never envisaged to be a large scale University, and it has already started to breach community and environmental levels of acceptability.

It is not "close to public transport" as is stated in the Proposal. It takes over twenty minutes to walk to a railway station so very few, if any, students catch a train and walk. They either drive their car or catch the "shuttle bus" from the station. It is envisaged in the Proposal that a large proportion of the additional students will be transported by this "shuttle bus". This would seem a commendable idea, and it is, except for a few small problems. Firstly, due to the numbers already it is not one bus but at least three during peak hour. The shuttle bus has nowhere to stop at Strathfield railway station so what does it do? It stops in the small "Kiss and Ride" zone, increasing congestion at the Station, and preventing others from safely dropping off or collecting their children, friends or spouses. This can occur even during off peak periods of the day, as I can demonstrate with another photo taken around 11.00am on the day of this letter.



The photo shows a shuttle bus arriving at the "Kiss and Ride" where it will be located for a period of time blocking other commuters as it waits for students to get off and get on. If it is not full, it will often wait in this position for extended periods, blocking other vehicles. As you can see a truck has also stopped in the "Kiss and Ride". This is also not an unusual occurrence because there is not enough room at Strathfield station. So what happens if we get more students, we need more shuttle buses, but there is already not enough room for them and others at Strathfield station!

Why has the ACU had to adopt its own "shuttle bus service"? Why hasn't it consulted with the NSW Government to secure a better service from its existing bus network, route 483, or even consider a slight change to the Metrobus M90 route? If the M90 travelled via the ACU, it is a bigger and more frequent bus service, and could alleviate some of the current transport issues. But doesn't the fact that the ACU needs a "shuttle bus" tell you that, in fact, **the ACU at Strathfield is not well served by public transport**, and this inevitably leads to more students deciding to drive their own vehicles, adding to the congestion and parking chaos.

At peak hour the situation is worse for the students because between the ACU and Strathfield station it is generally gridlocked so the shuttle buses will run late, the students get frustrated, and, again decide it is probably easier to drive their own car. Perfectly understood behaviour, and what has been happening and getting progressively worse over the last five years as more students attend the University. Any increase will just exacerbate an already unacceptable situation.

Taking all of this into account, our formal reasons for objecting to the Concept Plan are summarised as follows:

- The Proposal detracts from the character of the surrounding residential precinct and diminishes the privacy of local residents by including new 3 and 4 storey buildings near the boundary of the University on Barker Road.
- The Neighbourhood Policy included in the Proposal does not address sufficiently the parking, traffic and other amenity impacts on the neighbourhood. The University's lack of integration with the local community is highlighted by its breaches of its original

planning approvals, which have generated impacts on the neighbourhood contrary to the intentions underlying those approvals.

- The Proposal contains invalid parking and traffic analyses due to an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis invalidates the conclusions reached by the University and its consultants. The Proposal will have substantial traffic, parking and other amenity-related impacts on the surrounding residential precinct. If allowed to occur, the expansion of the University would represent a breach of residents' rights to the quiet enjoyment of their properties and would interfere with their safety, peace and convenience.
- The University's consultation with the local community has been inadequate. The University originally provided information to local residents that was not comprehensive and was provided to a minority of affected residents.

Due to these reasons, we, the undersigned, do not support the Proposal by ACU.

Should the Minister not be inclined to decline the Proposal, the errors and deficiencies in the analysis presented by the University and its consultants mean that no reasonable decision-maker could make a valid decision in support of the Proposal. These errors and deficiencies would need to be remediated and substitute analyses undertaken before a reasonable assessment could be made of the Proposal.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully,

**Mr Chris Reynolds**  
48 Bates Street, Strathfield, NSW, 2135  
(0417 460 661)

**Mrs Catherine Reynolds**  
48 Bates Street, Strathfield, NSW, 2135  
(0413 452 325)

Copy to:

Charles Casuscelli RFD MP  
Member for Strathfield  
Shop 1, 54 Burwood Rd. Burwood NSW 2134

Mr Paul Barron  
Mayor of Strathfield  
65 Homebush Road, Strathfield NSW 2135

Cardinal George Pell  
Archbishop of Sydney  
Polding Centre  
133 Liverpool Street, Sydney, NSW, 2000

**From:** "Lyn Judge and Bruce Green" <westlaw.1@bigpond.com>  
**To:** <plan\_comment@planning.nsw.gov.au>  
**CC:** <strathfield@parliament.nsw.gov.au>  
**Date:** 1:30 pm 8/03/2012  
**Subject:** MP10\_0231 Proposed ACU Strathfield Development  
**Attachments:** 0312 0832 (Sup Sub ACU).pdf

Dear Sir/Madam,

Please find herewith our further submission in this matter.

Lyn Judge and Bruce Green.

## LYNETTE JUDGE and BRUCE GREEN RFD

TEL - HOME (02) 9766 0367  
TEL - MOBILE (0418) 201 557

7 WILSON STREET  
STRATHFIELD NSW  
2135

8 March 2012

The Proper Officer  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39,  
SYDNEY NSW 2001

Also by Email on PDF

Dear Sir/Madam,

Re: Concept Plan For ACU Strathfield - Application Number MP 10-023 1

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Further Submission

We made a submission in relation to the proposed ACU Development on 28 February 2012.

Since that date we have learned that it is likely that ACU has been operating outside the approved student number limit which was a condition of a previous Development Approval and that this student number limit has apparently not been appropriately enforced by Strathfield Council. We are unable to say whether there are other conditions of that approval which have not been observed by ACU or enforced by Council, but the suggestion that this has occurred at all is of very significant concern to us as ratepayers.

What appears to have occurred in this case is that ACU has been able to develop and expand as a university campus on the basis of the footprint of "*existing use*" of smaller scale teaching activities. To that extent they have been able to "*get under the planning radar*".

To our observation this proposed development is a matter of significant concern for a large number of residents in the area. The objection to the development is not dictated by loyalties or otherwise to Church or by political affiliation. Many of our neighbours who are of the



**LYNETTE JUDGE and BRUCE GREEN RFD**

Catholic faith are opposing the development and the concerns appear to be politically bipartisan.

We have lived in Strathfield as a couple for over 20 years and have never observed the level of strong public opposition to a development proposal that exists in relation to this development.

We are particularly upset that despite living just over one block from the university and in a street that is intended to feed into the proposed car park we were not formally notified of the development proposal.

The ACU proposed development should not be allowed to proceed.

Yours faithfully,

**Lyn Judge and Bruce Green**

LYNETTE JUDGE and BRUCE GREEN

cc Mr Charles Casusecelli RFD, Member for Strathfield  
cc Mr Paul Barron, Mayor of Strathfield  
cc Councillors Strathfield Council  
cc The General Manager of Strathfield Council Mr David Baekhouse  
cc Professor Greg Craven Vice Chancellor ACU  
cc Mr G. Hazzard Minister for Planning

(412)

**Mark Brown - Submission Details for Monita lai**

---

**From:** Monita lai <cllai@optusnet.com.au>  
**To:** <mark.brown@planning.nsw.gov.au>  
**Date:** 8/03/2012 4:18 PM  
**Subject:** Submission Details for Monita lai  
**CC:** <assessments@planning.nsw.gov.au>

---



**Planning &  
Infrastructure**

Disclosable Political Donation: no

**Name:** Monita lai  
**Email:** cllai@optusnet.com.au

**Address:**  
 18 Raavenna St.

Strathfield, NSW  
 2135

**Content:**

Being the resident of the surrounding area I am deeply concern the impact of the ACU expansion development .In my belief this would cause heavy traffic and congestion in the surrounding area and falling property prices as a result. I have also noticed people are already started selling even before the plan is approved.This site is only for a high school initially now become a university with such high number of students in the middle of the residential area is totally inappropriate and will change the suburban 's landscape profoundly in an adversity way.  
 I believe this need a vast consultation and careful consideration before the approval is granted.

M.Lai

IP Address: c122-106-5-171.rivrw1.nsw.optusnet.com.au - 122.106.5.171  
 Submission: Online Submission from Monita lai (object)  
[https://majorprojects.affinitylive.com?action=view\\_diary&id=27305](https://majorprojects.affinitylive.com?action=view_diary&id=27305)

Submission for Job: #4471 MP 10\_0231 - Australian Catholic University - Strathfield Campus Concept Plan  
[https://majorprojects.affinitylive.com?action=view\\_job&id=4471](https://majorprojects.affinitylive.com?action=view_job&id=4471)

Site: #2434 Australian Catholic University - Strathfield Campus  
[https://majorprojects.affinitylive.com?action=view\\_site&id=2434](https://majorprojects.affinitylive.com?action=view_site&id=2434)

**Monita lai**

E : cllai@optusnet.com.au

Powered by [AffinityLive](#): Work. Smarter.

413

6 Florence Street  
Strathfield NSW 2135  
6<sup>th</sup> March, 2012



Mr. Mark Brown  
Major Projects Assessments  
Department of Planning and Infrastructure  
SYDNEY NSW 2001 G.P.O. Box 39

Dear Sir,

*RE. AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: M.P10-0231*

I am writing to lodge my objection to the ACU Conception Plan as above.  
I have noticed an increase of parked cars in the streets near the University. Their proposal also includes an increase of 4,800 students and 260 staff by Year 2016. It also includes a proposal for extended hours from 7am until 10pm on weekdays and 8am until 5pm on weekends.

The proposed parking spaces on site are a total of 644 spaces. With the inadequate parking spaces will see residents losing more residential parking. to the P plated drivers who are on the increase and making parking for residents near the University impossible.

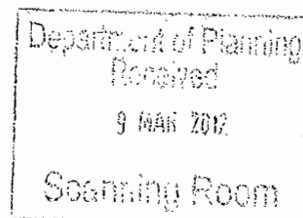
This is a residential area and Barker Road is a local road. Residents can only build no higher than two storeys ; so why should the Catholic University propose two, four storey buildings. In this residential area To give approval to the ACU proposed four story buildings could set a precedent for other institutes to follow suit.

As a resident, I am concerned with the increased traffic in Strathfield and it appears the ACU has little concern for the residents. I strongly object to the ACU Concept Plans and stated some of the reasons for my objections.

No reportable political donation in the previous two years have been made by me.

Yours faithfully

 *THE WILLIAMS*



6 Florence Street  
Strathfield N S W 2135  
6<sup>th</sup> March, 2012

Mr. Mark Brown  
Major Projects Assessments  
Department of Planning and Infrastructure  
SYDNEY NSW 2001 G.P.O. Box 39

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Yours faithfully

 Raeleen Uip

6 Florence Street  
Strathfield NSW 2135  
6<sup>th</sup> March, 2012

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Department of Planning and Infrastructure  
SYDNEY NSW 2001 G.P.O. Box 39

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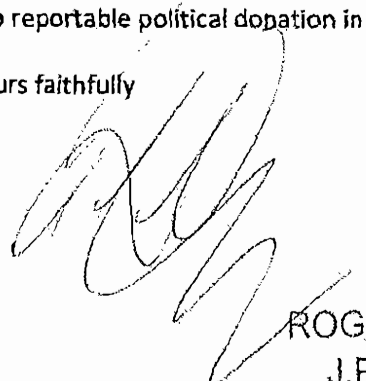
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Yours faithfully



ROGER S.A.YIP  
J.P. 136789

(416)

54 NEWTON Rd  
 Resident's Address STATHFIELD  
 Date 7.3.2012.

Mr Mark Brown  
 Major Projects Assessment  
 Department of Planning and Infrastructure  
 GPO Box 39  
 SYDNEY NSW 2001

Dear Sir

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- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood contrary to the intentions underlying the approval.
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- The ACU's consultation with the local community has been inadequate. The ACU's selective provision of information to a handful of residents was not comprehensive. More recently, the ACU's attempt at consultation via the distribution of a Flyer and the holding of a meeting at short notice does not reflect on the ACU's bona fides in seeking to consult with affected residents and in providing an opportunity for

residents to express and have their views and concerns addressed and considered. At best, the ACU's consultation is merely an exercise of ticking the boxes.

- Information in the ARUP report analyses out of date data relating to student numbers in 2008 and 2009. This is 2012. The report was prepared 14 December 2011 yet there is no analysis of student numbers in either 2010 or 2011. Why and how can a plan with such significant and negative impact on residents not be subject of up to date student information.
- The ACU is sited on 5 hectares of land in a residential area. The current land is totally inadequate for the expansion objectives of the ACU and it does not provide equitable student to land ratio, say between the University of Western Sydney and Macquarie University.
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- The concept plan also fails to maintain and enhance the character of the existing built environment and will not be a sympathetic treatment of the historical site – in fact such over development will destroy the heritage character.

The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully

*EL FREDA MO MUKHTAR*

*Elwaleed*

*(Signature)*

28 MACKENZIE STREET  
HOMEBUSH. 2140.  
Resident's Address  
Date 8th March 2012.

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Sir

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Yours faithfully



LARAINE WEBSTER

418  
1/4 Howard St.  
Strathfield - 2135.

**Resident's Address**

Date J. 3 12.

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Sir

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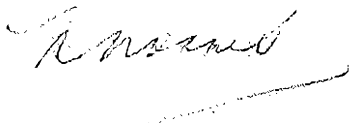
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Yours faithfully



NOELENÉ NORRIS

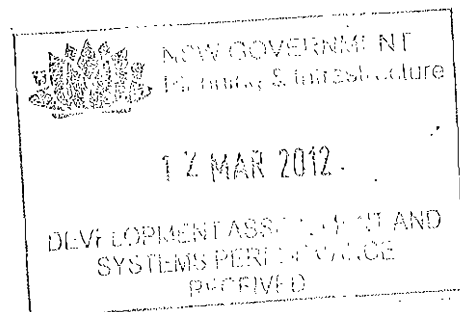
1.

Name: Mr Constantine Philip Luc

Resident's Address: 5 Merley Road  
Strathfield 213

Date: 8 March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



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The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully



Name: Mrs Christine Lucas

Resident's Address: 5 Merley Road  
Strathfield 21

Date 8 March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



Dear Sir

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0231**

As residents of Strathfield and residents directly affected by the operation of the Australian Catholic University (ACU) expansion proposal, we write to lodge our objection to the above Concept Plan. We strongly urge the Department and Minister to decline the proposal.

Key reasons for objecting to the Concept Plan are as follows:

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The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully





1.

Name: Mr Philip Lucas

Resident's Address : 5 Merley Road  
Strathfield 21

Date: 8 March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



Dear Sir

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Yours faithfully



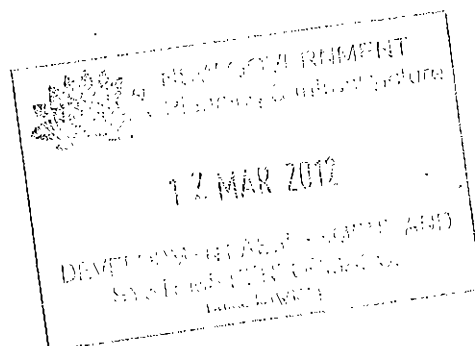
1.

Name: Mr Nicholas Lucas

Resident's Address: 5 Merley Road  
Strathfield 213

Date: 8 March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



Dear Sir

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0231**

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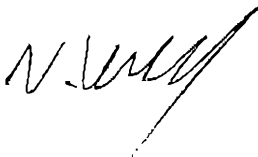
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1.

Name: Mr Alexander Lucas.

Resident's Address: 5 Merley Road  
Strathfield 2135

Date : 8 March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



Dear Sir

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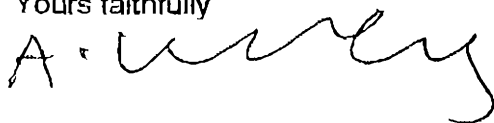
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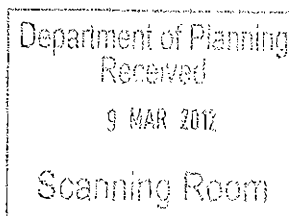


STRATHFIELD NSW 2135

3<sup>RD</sup> MARCH 2012



Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001



Dear Mr Brown,

RE: AUSTRALIAN CATHOLIC UNIVERSITY (ACU) APPLICATION NO: MP 10\_0231  
OBJECTION AGAINST CONCEPT PLAN FOR ACU STRATHFIELD CAMPUS

As residents of Strathfield and residents directly affected by the proposed expansion plans of the Australian Catholic University (ACU) for a World Class Precinct, we hereby lodge our objection to the Applicant's Concept Plan for the ACU Strathfield Campus.

We strongly urge the Minister to reject the proposal for the following reasons:

- The proposal reduces the heritage appeal and character of the surrounding low density residential area.
- The total bulk and scale of the proposed building mass directly impacts on US, to our "rights to privacy both visually and aurally" and the "preferred neighbourhood character" Cl. 8.1 of Strathfield DCP 2005 Part A (DCP2005). The proposed building mass includes 2 multi storey developments on the boundary of Barker Road including one 4-storey building opposite South Street and one 3-storey building opposite Wilson Street. It not only spoils the streetscape but will be an invasion of our privacy, and in time, detracts and reduces the property values of the surrounding neighbourhood suburb.
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- The Transport & Accessibility Study restricts our rights to visit family and friends. The Strathfield area has a unique community. Each family member, friend or acquaintance is separated by only 1 or 2 degrees. Facebook has helped us to stay connected. Almost everyone knows someone on each street or each block.
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Why and how can a Concept Plan with such a significant and negative impact on local residents, not be the subject of up-to-date student information?

STRATHFIELD NSW 2135

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STRATHFIELD NSW 2135

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Department of Planning & Infrastructure  
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Why and how can a Concept Plan with such a significant and negative impact on local residents, not be the subject of up-to-date student information?



- The ACU is sited on 5 hectares of land in the midst of a Low Density Residential Area. That Low Density Residential Area within the ACU's immediate vicinity, bordered by Parramatta Road to the north, The Boulevard to the east, Cooks River to the south and Centenary Drive to the west, is approximately 300 hectares, i.e. the ACU site takes up approximately 1.67% of the total Low Density Residential Area that is our home. Why should 1.67% dictate the living standards of the rest of the 98.33% of Strathfield Residents?
- The current land holding by the ACU is totally inadequate for the expansion objectives of the ACU. The site will become an unattractive area of large dominant buildings, paved or concrete footpaths, covered walkways integrating pedestrian linkages throughout the campus and a mini city within its gated walls.
- It does not provide equitable student to land ratio with say, the University of Western Sydney or Macquarie University.

	No. of Students	Hectares	No. of Students Per Hectare
UWS Campbelltown Campus	4,830	166h	29
Macquarie University	30,000	130h	230
Australian Catholic University	4,800	5h	960

The student-to-area ratio is dense and inadequate, and unsuitable for the chosen environment.

- Barker Road is a local road. The Council has stipulated that the volume of traffic should not exceed 4,000 vehicles per day. The ACU proposal will see further intolerable and dangerous traffic conditions on Barker Road, as well as an increase in speed and traffic in the surrounding local streets of Strathfield.
- The ARUP report has acknowledged the ACU's decision not to provide adequate on-site parking and is content to accept this decision. It further notes that whilst the on-site parking increase proposal appears substantial, it is inadequate to meet the needs of the University.
- The Concept Plan by the ACU will NOT minimise the substantial impact on traffic and parking problems of the residents.
- Furthermore, the Concept Plan fails to maintain and enhance the character of the existing built environment and will not be sympathetic to its surrounding environment, to its surrounding historical heritage nor will it do any justice to the site left by the Christian Bros in 1993. In fact, such a development will destroy the heritage character of Mount St. Mary and the aesthetics of Mount Royal Reserve.

The Department and the Minister of Planning should reject the ACU proposal wholeheartedly. The misinformation, the use of outdated student data and the errors and deficiencies in the analysis presented by the ACU and its consultants, mean that no reasonable decision maker can make a valid decision in support of this proposal.

If these reasons alone, are not sufficient for the proposal to be refused, then the proposal should be refused on the fact that the ACU is situated on a mere 5 hectares in the midst of a 300 hectare low density residential area, has buildings of historical significance, will see an erosion of open green space and will not have comparable or adequate student:land area ratios, not to mention that the ACU has failed to adequately engage in consultations with the local community.

We hereby declare that we have made no reportable political donations in the previous two years nor up until the application is determined.

Please do not release my personal details to the ACU.

Yours Faithfully,



c.c. Cardinal George Pell, Polding Centre, 133 Liverpool Street, Sydney NSW 2000.  
Ph. 9390-5100. Email: [Chancery@sydneycatholic.org](mailto:Chancery@sydneycatholic.org)

Mr David Backhouse, General Manager, Strathfield Council, 65 Homebush Road, Strathfield 2135. Email: [council@strathfield.nsw.gov.au](mailto:council@strathfield.nsw.gov.au)

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Email: [Strathfield@parliament.nsw.gov.au](mailto:Strathfield@parliament.nsw.gov.au)

NAME  
ADDRESS



STRATHFIELD NSW 2135

DATE

03/03/12

Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Mr Brown,

RE: AUSTRALIAN CATHOLIC UNIVERSITY (ACU) APPLICATION NO: MP 10\_0231  
OBJECTION AGAINST CONCEPT PLAN FOR ACU STRATHFIELD CAMPUS

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We strongly urge the Minister to reject the proposal for the following reasons:

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- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood, contrary to the intentions underlying the approval.
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- The Transport & Accessibility Study restricts our rights to visit family and friends. The Strathfield area has a unique community. Each family member, friend or acquaintance is separated by only 1 or 2 degrees. Facebook has helped us to stay connected. Almost everyone knows someone on each street or each block.
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The Department and the Minister of Planning should reject the ACU proposal wholeheartedly. The misinformation, the use of outdated student data and the errors and deficiencies in the analysis presented by the ACU and its consultants, mean that no reasonable decision maker can make a valid decision in support of this proposal.

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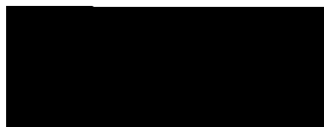
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430

Strathfield NSW 1515

5/3/2012



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NAME  
ADDRESS



STRATHFIELD

432

DATE 05.12.2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

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STRATHFIELD

DATE 05.03.2012

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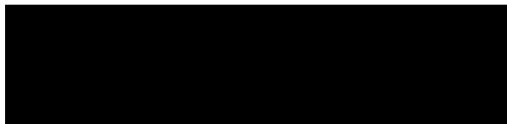
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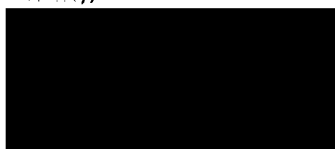
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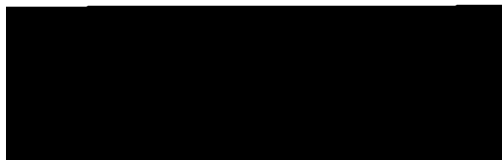


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Strathfield, N.S.W.

DATE 04-08-2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Mr Brown,

RE: **AUSTRALIAN CATHOLIC UNIVERSITY (ACU) APPLICATION NO: MP 10\_0231**  
**OBJECTION AGAINST CONCEPT PLAN FOR ACU STRATHFIELD CAMPUS**

As residents of Strathfield and residents directly affected by the proposed expansion plans of the Australian Catholic University (ACU) for a World Class Precinct, we hereby lodge our objection to the Applicant's Concept Plan for the ACU Strathfield Campus.

We strongly urge the Minister to reject the proposal for the following reasons:

- The proposal reduces the heritage appeal and character of the surrounding low density residential area.
- The total bulk and scale of the proposed building mass directly impacts on us, to our "rights to privacy both visually and aurally" and the "preferred neighbourhood character" Cl. 8.1 of Strathfield DCP 2005 Part A (DCP2005). The proposed building mass includes 2 multi storey developments on the boundary of Barker Road including one 4-storey building opposite South Street and one 3-storey building opposite Wilson Street. It not only spoils the streetscape but will be an invasion of our privacy, and in time, detracts and reduces the property values of the surrounding neighbourhood suburb.
- The Neighbourhood Policy included in the proposal substantially fails to address the issues of parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood, contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analysis data based on an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis completely invalidates the conclusions reached by the University and its consultants. The proposal will have substantial traffic, parking and other amenity-related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of resident's rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
- The Transport & Accessibility Study restricts our rights to visit family and friends. The Strathfield area has a unique community. Each family member, friend or acquaintance is separated by only 1 or 2 degrees. Facebook has helped us to stay connected. Almost everyone knows someone on each street or each block.
- The ACU's consultation with the local community has been lacking and inadequate. The ACU's selective provision of information to only a handful of residents was not comprehensive enough. More recently, the ACU's attempt at consultation via the distribution of a Flyer and the holding of a meeting at short notice does not reflect on the ACU's bona fide in seeking to consult with affected residents and in providing an opportunity for residents to express and have their concerns addressed and considered. At best, the ACU's consultation is merely an exercise of political pretence. There was no sincerity or good faith in their actions.
- The ARUP report analysis was based on out-of-date data relating to student numbers in 2008 and 2009. This is 2012. Notwithstanding this, the report was prepared on 14 December 2011 and yet there is no analysis of student numbers in either 2010 or 2011.

Why and how can a Concept Plan with such a significant and negative impact on local residents, not be the subject of up-to-date student information?

- The ACU is sited on 5 hectares of land in the midst of a Low Density Residential Area. That Low Density Residential Area within the ACU's immediate vicinity, bordered by Parramatta Road to the north, The Boulevard to the east, Cooks River to the south and Centenary Drive to the west, is approximately 300 hectares, i.e. the ACU site takes up approximately 1.67% of the total Low Density Residential Area that is our home. Why should 1.67% dictate the living standards of the rest of the 98.33% of Strathfield Residents?
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	No. of Students	Hectares	No. of Students Per Hectare
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The student-to-area ratio is dense and inadequate, and unsuitable for the chosen environment.

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The Department and the Minister of Planning should reject the ACU proposal wholeheartedly. The misinformation, the use of outdated student data and the errors and deficiencies in the analysis presented by the ACU and its consultants, mean that no reasonable decision maker can make a valid decision in support of this proposal.

If these reasons alone, are not sufficient for the proposal to be refused, then the proposal should be refused on the fact that the ACU is situated on a mere 5 hectares in the midst of a 300 hectare low density residential area, has buildings of historical significance, will see an erosion of open green space and will not have comparable or adequate student:land area ratios, not to mention that the ACU has failed to adequately engage in consultations with the local community.

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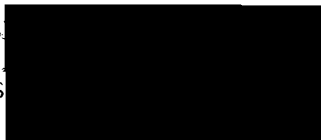
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- The Concept Plan by the ACU will NOT minimise the substantial impact on traffic and parking problems of the residents.
- Furthermore, the Concept Plan fails to maintain and enhance the character of the existing built environment and will not be sympathetic to its surrounding environment, to its surrounding historical heritage nor will it do any justice to the site left by the Christian Bros in 1993. In fact, such a development will destroy the heritage character of Mount St. Mary and the aesthetics of Mount Royal Reserve.

The Department and the Minister of Planning should reject the ACU proposal wholeheartedly. The misinformation, the use of outdated student data and the errors and deficiencies in the analysis presented by the ACU and its consultants, mean that no reasonable decision maker can make a valid decision in support of this proposal.

If these reasons alone, are not sufficient for the proposal to be refused, then the proposal should be refused on the fact that the ACU is situated on a mere 5 hectares in the midst of a 300 hectare low density residential area, has buildings of historical significance, will see an erosion of open green space and will not have comparable or adequate student:land area ratios, not to mention that the ACU has failed to adequately engage in consultations with the local community.

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[REDACTED]  
Strathfield NSW 2135

441

4 March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Mr Brown,

RE: AUSTRALIAN CATHOLIC UNIVERSITY (ACU) APPLICATION NO: MP 10\_0231  
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We strongly urge the Minister to reject the proposal for the following reasons:

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- The Neighbourhood Policy included in the proposal substantially fails to address the issues of parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood, contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analysis data based on an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis completely invalidates the conclusions reached by the University and its consultants. The proposal will have substantial traffic, parking and other amenity-related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of resident's rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
- The Transport & Accessibility Study restricts our rights to visit family and friends. The Strathfield area has a unique community. Each family member, friend or acquaintance is separated by only 1 or 2 degrees. Facebook has helped us to stay connected. Almost everyone knows someone on each street or each block.
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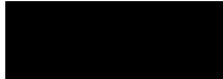
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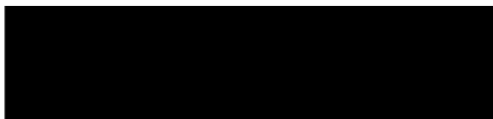
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- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood, contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analysis data based on an incorrect assumption in relation to the growth in student numbers. This flaw in the analysis completely invalidates the conclusions reached by the University and its consultants. The proposal will have substantial traffic, parking and other amenity-related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of resident's rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
- The Transport & Accessibility Study restricts our rights to visit family and friends. The Strathfield area has a unique community. Each family member, friend or acquaintance is separated by only 1 or 2 degrees. Facebook has helped us to stay connected. Almost everyone knows someone on each street or each block.
- The ACU's consultation with the local community has been lacking and inadequate. The ACU's selective provision of information to only a handful of residents was not comprehensive enough. More recently, the ACU's attempt at consultation via the distribution of a Flyer and the holding of a meeting at short notice does not reflect on the ACU's bona fide in seeking to consult with affected residents and in providing an opportunity for residents to express and have their concerns addressed and considered. At best, the ACU's consultation is merely an exercise of political pretence. There was no sincerity or good faith in their actions.
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Why and how can a Concept Plan with such a significant and negative impact on local residents, not be the subject of up-to-date student information?



- The ACU is sited on 5 hectares of land in the midst of a Low Density Residential Area. That Low Density Residential Area within the ACU's immediate vicinity, bordered by Parramatta Road to the north, The Boulevard to the east, Cooks River to the south and Centenary Drive to the west, is approximately 300 hectares, i.e. the ACU site takes up approximately 1.67% of the total Low Density Residential Area that is our home. Why should 1.67% dictate the living standards of the rest of the 98.33% of Strathfield Residents?
- The current land holding by the ACU is totally inadequate for the expansion objectives of the ACU. The site will become an unattractive area of large dominant buildings, paved or concrete footpaths, covered walkways integrating pedestrian linkages throughout the campus and a mini city within its gated walls.
- It does not provide equitable student to land ratio with say, the University of Western Sydney or Macquarie University.

	No. of Students	Hectares	No. of Students Per Hectare
UWS Campbelltown Campus	4,830	166h	29
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The student-to-area ratio is dense and inadequate, and unsuitable for the chosen environment.

- Barker Road is a local road. The Council has stipulated that the volume of traffic should not exceed 4,000 vehicles per day. The ACU proposal will see further intolerable and dangerous traffic conditions on Barker Road, as well as an increase in speed and traffic in the surrounding local streets of Strathfield.
- The ARUP report has acknowledged the ACU's decision not to provide adequate on-site parking and is content to accept this decision. It further notes that whilst the on-site parking increase proposal appears substantial, it is inadequate to meet the needs of the University.
- The Concept Plan by the ACU will NOT minimise the substantial impact on traffic and parking problems of the residents.
- Furthermore, the Concept Plan fails to maintain and enhance the character of the existing built environment and will not be sympathetic to its surrounding environment, to its surrounding historical heritage nor will it do any justice to the site left by the Christian Bros in 1993. In fact, such a development will destroy the heritage character of Mount St. Mary and the aesthetics of Mount Royal Reserve.

The Department and the Minister of Planning should reject the ACU proposal wholeheartedly. The misinformation, the use of outdated student data and the errors and deficiencies in the analysis presented by the ACU and its consultants, mean that no reasonable decision maker can make a valid decision in support of this proposal.

If these reasons alone, are not sufficient for the proposal to be refused, then the proposal should be refused on the fact that the ACU is situated on a mere 5 hectares in the midst of a 300 hectare low density residential area, has buildings of historical significance, will see an erosion of open green space and will not have comparable or adequate student:land area ratios, not to mention that the ACU has failed to adequately engage in consultations with the local community.

We hereby declare that we have made no reportable political donations in the previous two years nor up until the application is determined.

Please do not release my personal details to the ACU.

Yours Faithfully,



c.c. *Cardinal George Pell*, Polding Centre, 133 Liverpool Street, Sydney NSW 2000.  
Ph. 9390-5100, Email: [Chancery@sydneycatholic.org](mailto:Chancery@sydneycatholic.org)

*Mr David Backhouse*, General Manager, Strathfield Council, 65 Homebush Road, Strathfield 2135. Email: [council@strathfield.nsw.gov.au](mailto:council@strathfield.nsw.gov.au)

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Email: [Strathfield@parliament.nsw.gov.au](mailto:Strathfield@parliament.nsw.gov.au)

STRATHFIELD NSW 2135

3<sup>RD</sup> MARCH 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Mr Brown,

RE: AUSTRALIAN CATHOLIC UNIVERSITY (ACU) APPLICATION NO: MP 10\_0231  
OBJECTION AGAINST CONCEPT PLAN FOR ACU STRATHFIELD CAMPUS

As residents of Strathfield and residents directly affected by the proposed expansion plans of the Australian Catholic University (ACU) for a World Class Precinct, we hereby lodge our objection to the Applicant's Concept Plan for the ACU Strathfield Campus.

We strongly urge the Minister to reject the proposal for the following reasons:

- The proposal reduces the heritage appeal and character of the surrounding low density residential area.
- The total bulk and scale of the proposed building mass directly impacts on us, to our "rights to privacy both visually and aurally" and the "preferred neighbourhood character" Cl. 8.1 of Strathfield DCP 2005 Part A (DCP2005). The proposed building mass includes 2 multi-storey developments on the boundary of Barker Road including one 4-storey building opposite South Street and one 3-storey building opposite Wilson Street. It not only spoils the streetscape but will be an invasion of our privacy, and in time, detracts and reduces the property values of the surrounding neighbourhood suburb.
- The Neighbourhood Policy included in the proposal substantially fails to address the issues of parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood, contrary to the intentions underlying the approval.
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Why and how can a Concept Plan with such a significant and negative impact on local residents, not be the subject of up-to-date student information?

- The ACU is sited on 5 hectares of land in the midst of a Low Density Residential Area. That Low Density Residential Area within the ACU's immediate vicinity, bordered by Parramatta Road to the north, The Boulevard to the east, Cooks River to the south and Centenary Drive to the west, is approximately 300 hectares, i.e. the ACU site takes up approximately 1.67% of the total Low Density Residential Area that is our home. Why should 1.67% dictate the living standards of the rest of the 98.33% of Strathfield Residents?
- The current land holding by the ACU is totally inadequate for the expansion objectives of the ACU. The site will become an unattractive area of large dominant buildings, paved or concrete footpaths, covered walkways integrating pedestrian linkages throughout the campus and a mini city within its gated walls.
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- The Concept Plan by the ACU will NOT minimise the substantial impact on traffic and parking problems of the residents.
- Furthermore, the Concept Plan fails to maintain and enhance the character of the existing built environment and will not be sympathetic to its surrounding environment, to its surrounding historical heritage nor will it do any justice to the site left by the Christian Bros in 1993. In fact, such a development will destroy the heritage character of Mount St. Mary and the aesthetics of Mount Royal Reserve.

The Department and the Minister of Planning should reject the ACU proposal wholeheartedly. The misinformation, the use of outdated student data and the errors and deficiencies in the analysis presented by the ACU and its consultants, mean that no reasonable decision maker can make a valid decision in support of this proposal.

If these reasons alone, are not sufficient for the proposal to be refused, then the proposal should be refused on the fact that the ACU is situated on a mere 5 hectares in the midst of a 300 hectare low density residential area, has buildings of historical significance, will see an erosion of open green space and will not have comparable or adequate student:land area ratios, not to mention that the ACU has failed to adequately engage in consultations with the local community.

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STRATHFIELD NSW 2135

3<sup>RD</sup> MARCH 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning & Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

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We strongly urge the Minister to reject the proposal for the following reasons:

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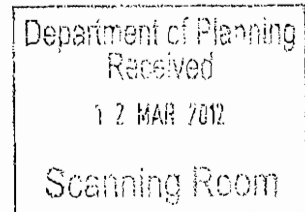
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PCU031653

Mr Mark Brown  
 Major Projects Assessment  
 Department of Planning and Infrastructure  
 GPO Box 39  
 SYDNEY NSW 2001



*498*

*Mrs Maria Del Duca*  
**Resident's Address** *18 Augusta St,*  
*Strathfield 2135*  
**Date** *10th March 2012.*

Dear Sir

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0231**

As residents of Strathfield and residents directly affected by the operation of the Australian Catholic University (ACU) expansion proposal, we write to lodge our objection to the above Concept Plan. We strongly urge the Department and Minister to decline the proposal.

Key reasons for objecting to the Concept Plan are as follows:

- The proposal detracts from the character of the surrounding residential precinct
- It diminishes the privacy of local residents by including new 3 and 4 storey buildings near the boundary of the ACU on Barker Road.
- The Neighbourhood Policy included in the proposal fails to address the parking, traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood contrary to the intentions underlying the approval.
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- Information in the ARUP report analyses out of date data relating to student numbers in 2008 and 2009. This is 2012. The report was prepared 14 December 2011 yet there is no analysis of student numbers in either 2010 or 2011. Why and how can a plan with such significant and negative impact on residents not be subject of up to date student information.
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- The concept plan also fails to maintain and enhance the character of the existing built environment and will not be a sympathetic treatment of the historical site – in fact such over development will destroy the heritage character.

The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully

*Maria Dei Duca*  
Maria Dei Duca

32 Budden Ave, Strathfield  
Resident's Address  
10 MARCH 2012  
Date

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Sir

**RE: AUSTRALIAN CATHOLIC UNIVERSITY APPLICATION NO: MP10\_0231**

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Key reasons for objecting to the Concept Plan are as follows:

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- It diminishes the privacy of local residents by including new 3 and 4 storey buildings near the boundary of the ACU on Barker Road.
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The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student: land ratio and because the ACU has failed to adequately engaged with the community.

We confirm that we have made no reportable political donations in the previous two years.

Yours faithfully

Betty Warburton

34 Shortland Avenue  
STRATHFIELD NSW 2135

7<sup>th</sup> March 2012

Mr Mark Brown  
Major Projects Assessment  
Department of Planning and Infrastructure  
GPO Box 39  
SYDNEY NSW 2001

Dear Sir,

**re: Australian Catholic University APPLICATION NO: MP10\_0231**

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Key reasons for objecting to the Concept Plan are as follows:

- The proposal detracts from the character of the surrounding residential precinct.
- It diminishes the privacy of local residents by including no fewer than four new 3 and 4 storey buildings near the boundary of the ACU on Barker Road.
- The neighbourhood policy included in the proposal fails to address the parking traffic and other amenity impacts on the neighbourhood.
- The ACU's lack of integration with the local community is highlighted by its wilful breaches of its original planning approvals and Order of the Land and Environment Court. The ACU's actions have impacted negatively on the neighbourhood contrary to the intentions underlying the approval.
- The proposal contains invalid parking and traffic analyses due to an incorrect assumption in relation to the growth in student numbers. This flaw underlying the analyses completely invalidates the conclusions reached by the university and its consultants. The proposal will have substantial traffic, parking and other amenity related impacts on the surrounding residential precinct. The expansion of the ACU represents a breach of residents' rights to the quiet enjoyment of their properties and will further interfere with their safety, peace and convenience.
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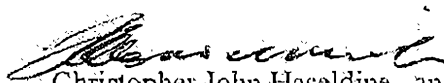
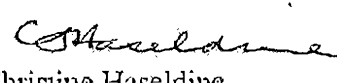
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- The Concept Plan by the ACU will not minimise the impact on traffic and parking or residents, rather quite the contrary.
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The Department and Minister should reject the ACU proposal. The misinformation, use of out of date student information, the errors and deficiencies in the analysis presented by the ACU and its consultants mean that no reasonable decision maker could make a valid decision in support of the proposal. If these reasons alone are not sufficient for the proposal to be declined, it should be declined on the fact that the ACU is situated on a mere 5 hectares, has buildings of historical significance and will see an erosion of open-green space and not have comparable or adequate student land ratio and because the ACU has failed to engage adequately with the community.

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Christopher John Haseldine and Christine Haseldine