

[REDACTED]

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**From:** system@acelo.com on behalf of [REDACTED]  
**Sent:** Tuesday, 30 October 2018 2:04 PM  
**To:** [REDACTED]  
**Subject:** Submission Details

Confidentiality Requested: yes

Submitted by a Planner: no

Disclosable Political Donation:

Agreed to false or misleading information statements: yes

Name: [REDACTED]

Email: [REDACTED]

Address:

[REDACTED]

[REDACTED]

[REDACTED]

Content:

PLEASE DO NOT ADVERTISE ANY OF MY PERSONAL DETAILS:-

I wish to oppose the SOUTH CREEK PRECINCT.

We as the Community within the Stage 1 South Creek Precinct land Release for the Aerotropolis feel the 1,950 Hectares you have marked as the South Creek Precinct is too vast and should be reduced back to the 1:100 flood line. In doing this you will have the co-operation of the majority of the Community (land owners) and land owners will work with Government for an easy respectful transition. It is our view, if you pull back to the 1:100 flood line from Hawkesbury to Narellan, you will have ample room to obtain green space/open space/public use.

To not work with land owners and pull back the flood line to 1:100, and look at other government owned land within the same proximity eg OTC land behind Kelvin Park if you need more land, would be viewed very unfavourably and not consistent with other previously released precincts.

Although Land Owners out here have had to accept that a second airport is to be built at Badgerys Creek and will be a 24 hour airport at that! and having to pick up the slack because of the curfews in place at Kingsford Smith Airport.

To then find out about 7-8 weeks ago that we now have a Dr John Kasarda's Aerotropolis module ("an economic powerhouse" for the government) dumped on us out here at Kelvin Park with minimal consultation with the majority of affected residents is unfair.

The Aerotropolis is a whole separate development to the airport and we didn't ask for the Aerotropolis to go in here, or upgrades to Bringelly Road, Northern Roads our canopy of trees that created shade over Bringelly road destroyed, and since the announcement of the Aerotropolis, it has caused us nothing but grief & stress, our lives have been turned upside down, and our land devalued, our roads congested with constant construction, dust and noise.

Small land owners never even knew about the Aerotropolis exact location until about 7-8 weeks ago, even though our CEO at Liverpool City Council has just recently returned from Singapore attending an Aerotropolis Summit, proposals have been advertised overseas in China, India, Japan, USA and London to attract investment in the Aerotropolis and NSW Business Chamber "preparing for take off" hosted a conference to promote investment in the Aerotropolis - all the while, affected land owners having NO IDEA!

It is well known to small land owners out here that large land owners have been privy to consultations with Department of Planning and Councils on development out here, as far back as 2003 in accordance with Hansard transcripts - but never bothered to give small land owners out here the same opportunity, consideration or notification to attend these workshops / meetings.

This is definitely not transparency and is appalling to say the least and has caused much distrust out here.

We have seen rezoning of land in newly created Precincts like - Lowes Creek, Oran Park, Catherine Park, Gledswood Hills, Harrington Grove, Cobbitty, Bardia, Willowdale, Edmondson Park, Leppington, Austral to name a few - NONE of them were issued with a plan like the current plan you released for the Aerotropolis prior to rezoning and marking 1,950 hectares of land near any Creek as NON URBAN, instantly devaluing any property captured within the proposed South Creek Precinct whether being flood affected or not.

We have seen houses unable to sell and land owners land being economically sterilised and unable to move on with their lives as a result of the Departments actions discrediting land within South Creek Precinct. We have even seen a buyer withdraw from a sale once this information was released.

Thankfully investment outside of the damaged/devalued South Creek Precinct, Aerotropolis are strong with recent sales on Badgerys Creek Road, Bringelly 2Ha, 5 Acres, RU4 zoning sold recently for approx 5.6Million and 2Ha, 5 Acres, RU4 zoning sold two weeks ago on Elizabeth drive for approx 5.7 million - all prior to any rezoning by the Department.

We also don't want sneaky Environmental zonings pushed on us as well. We want to be treated like any other precinct, in particular Lowes Creek, BRINGELLY - as Lowes Creek also has a Creek running through the middle of the precinct and within the same suburb. From my observation the Department has made the Creek area Environmental (not an excessive 1,950 ha) and a few speckled open space/green space areas throughout the precinct with larger private recreational areas and Environmental zoning along the rear boundary of the precinct. There was also a significant difference between the PMF plan and the Post Flood plan for this precinct.

The land within the Aerotropolis, is extremely valuable land, it is good developable land, land within the Kelvin Park Estate which spans from Bringelly Road Back to OTC land -even at RU4 zoning has been prime real estate within the area, because it has always had access to town water, power, services except for sewerage (uses envirocycles). The land is mostly flat, cleared and slightly elevated in some places, but not rugged or hilly.

The Department of planning & Government should do the right thing here to the private land owners, because most of us are not "willing" sellers, we do not want to sell/vacate our homes and lives we have built here with our families, or be saddled with restrictive Environmental zonings, we want our land to reach its full potential like any other land owner for example across the road at South Creek West Precinct, we do not want to be discriminated against or treated differently - if we had the choice, we would rather be left alone and your take your airport, aerotropolis and construction zone elsewhere, and leave us with minimum services (eg bus, rail, shops) we have lived here 10, 20, 30, 40 years without it so far and managed, we didn't ask for any of this!!

It is the view of residents that any issues with South Creek can easily and simply be rectified through design and strategy. It is the view that all the alterations the Department wishes to make and achieve for South Creek's flow, size, storage and capacity, is what is questionable and should not be at private land owners expense or detriment.

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Submission: Online Submission from [REDACTED]  
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