

OWNERS GROUP – SUBMISSION DRAFT CUMBERLAND PLAIN PLAN

C/o Anne Blackwood

Douglas Park. NSW. 2569

September 29, 2020

Dear Sir/Madam,

I wish to lodge a submission on behalf of 100% of owners along 8 km of [REDACTED] Menangle and Douglas Park about the unsuitability of including our properties in the Strategic Conservation Areas in the Draft Cumberland Plain Plan.

Many of our properties have been identified as Strategic Conservation Areas in the recent Draft Plan with no regard to the long history of agriculture and early clearing of native vegetation in the area. Most of our properties were cleared in the early 1800's along with holdings by John and Elizabeth Macarthur at "Belgenny" and later "Camden Park". I include an article held by the State Library of Victoria.

The following extract from the State Library of Victoria reports the early use of my property being used for agriculture land in 1821 by Mr. Jean Baptiste Lehimes de Arrieta. It was apparently the first area in Australia where tobacco was planted (unsuccessfully).

"THE SYDNEY Gazette of Saturday, 7 April 1821, announced the arrival in Sydney, via Hobart Town, of Mr. de Arietti [sic] on board the Duchess of York under the command of Captain Collins. Mr. de Arietti was, in fact, Jean Baptiste Lehimas de Arrieta, ³ native of Spain. In my search for the existence of early Spanish settlers in Australia, I had already ascertained that De Arrieta was Spanish from a report published in the 'History Corner' of The Crier in 1986.⁴ The report gave scant but interesting information: that De Arrieta had brought 'vines, olives and wool sheep', that he had been given a grant of 2,000 acres of land named 'Moreton Park' [sic], that he had married Sophia Spearing in 1828 and had died in 1838. Other additional information related to two clergymen he knew: the Rev. Thomas Reddall of St. Peter's Church, Campbelltown, and — a more famous figure — the Rev. Samuel Marsden at Parramatta. The report also made it clear that De Arrieta had surviving descendants. My curiosity was immediately aroused by the fact that the Spaniard had been awarded the standard maximum grant of land given to free settlers."

The application of Strategic Conservation Area status to our properties goes against the Draft Greater Macarthur Growth Area Plan 2040 which shows the suitability of our properties as future employment lands.

I speak on behalf of owners of properties in Moreton Park Road, Douglas Park and Menangle. We hold a total of 1,964 acres/795 hectares of land which we consider potentially prime employment and services land. These 795 hectares represent 8 km of Moreton Park Road commencing at Menangle. 100% of owners wish their properties to be included. (Please see attached spreadsheet for details of these owners should you wish to contact them for confirmation.)

While reading the Wollondilly Employment Land Strategy document it quickly becomes apparent Council has only 290 ha currently of zoned employment land and much of this is unsuitable as stated in the document.

"The analysis identified that Wollondilly LGA would need between 175ha and 243 hectares of higher order business and industrial zoned land" shows that Moreton Park Road with its ease of access, future local workforce and not subject to flooding makes it highly suitable for employment lands.

A recurring theme in the document is the need for any future employment lands to have excellent transport links. In fact under "Consultation Summary - "enhanced major road connections would be a game changer" is mentioned. Moreton Park Road is about to be connected to the M9/Greater Sydney Orbital and is also bordered by the Great Southern Rail and Hume Highway. It would be hard to find better "major road connections" than that.

Land adjoining which runs parallel to the Hume Highway and Great Southern Rail at Menangle has previously been identified as being highly suitable as an intermodal transport hub.

The need for "Wollondilly's rapidly growing population will require jobs and services within close proximity to where they live" once again shows the suitability for Moreton Park Road to be considered for employment and services with the huge influx of homes expected in Menangle Park, Menangle, Wilton and Appin. The use of Moreton Park Road for employment and services would provide for the "30 minutes cities" that the area needs.

It is also imperative that immediate gazettal of Phase One of the Outer Sydney Orbital be announced as the stress and anguish currently placed on residents is preventing them making plans for their futures.

With the advent of the M9/Outer Sydney Orbital and Spring Farm Parkway the rural lifestyle of Moreton Park Road will be destroyed but its rebirth as employment lands would be a new beginning for the region.

It is understandable that the beautiful Nepean River gorge should be preserved as Strategic Conservation Area as this is virgin bushland in a very unstable area with frequent rock falls and flooding. It does not make sense for areas that do not contain native vegetation to be considered in the Strategic Conservation Area.

Please contact me for further information if required.

Anne Blackwood

