

Sarah Ng

From: Anthony Tavella on behalf of DPE PS ePlanning Exhibitions Mailbox
Sent: Monday, 12 October 2020 9:40 AM
To: DPE PS Biodiversity Mailbox
Subject: FW: Webform submission from: Draft Cumberland Plain Conservation Plan

Follow Up Flag: Follow up
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From: noreply@feedback.planningportal.nsw.gov.au <noreply@feedback.planningportal.nsw.gov.au>
Sent: Friday, 9 October 2020 4:45 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Subject: Webform submission from: Draft Cumberland Plain Conservation Plan

Submitted on Fri, 09/10/2020 - 16:44

Submitted by: Anonymous

Submitted values are:

Submission Type: I am making a personal submission

First Name: [REDACTED]

Last Name: [REDACTED]

Name Withheld: Yes

[REDACTED]
Suburb/Town & Postcode: 2765

Submission file: [webform_submission:values:submission_file]

Submission: Hello, I appreciate the work that has gone into the Cumberland Plain Conservation Plan and understand the need to have such a plan. I have concerns with the Plan in relation to the area in which I have a property, specifically relating to the Biodiversity Values Map (BV Map), the purple mapping and the impacts that being "painted" with the purple map may have on land owners in and around the local area. There seems to be inconsistencies in how the mapping has been done and which parts or areas of properties have been mapped or painted purple. In summary, the purple mapping appears to be very generalized and not accurate and does not appear to be reflecting the true status or state of individual land lots. There are some properties with no purple mapping and yet an adjoining property might be partially or fully painted purple, but the presentation of the land on both properties is similar. Just outside the "red line boundary" of the Cumberland Plain area, there are 100's if not 1000's of hectares of beautifully biodiversity rich areas that are far more nature and untouched, yet there appears to be no restrictions on these areas, at least none that are anything like what the BV Map might bring. It appears that landowners who have "cleared their land" or used their land for farming and/or fruit and vegetable production and are not painted with the purple map could be unaffected by the potential restrictions and financial costs that otherwise being painted with the purple map might bring if and when they want to develop or enhance their land. However, landowners who live nearby or even on adjoining land lots who have encouraged natural and native vegetation to grow and succeed (and therefore have the purple map on their land) may now be heavily penalized for being environmentally responsible by conducting such activity, if they were to develop or enhance their land. - This is not fair. While I understand that land owners can request a report and then have an individual site review to "establish" what has led to their property being partially or fully painted purple with the BV Map, I believe that there is very little community awareness, information or understanding as to what this is all about and what the potential financial effects might be when landowners want to improve their land. It also concerns me that after speaking to many people in the area, that not a single landowner I spoke to knew anything about the BV Map, they have no idea how they might be impacted if they wanted to develop or enhance their property or how the value of their property could be adversely affected when they want to sell, yet just outside the "red line boundary" of the Cumberland Plain area, neighboring properties will remain completely unrestricted and unaffected. Questions: Relating to the 10/50 rule: If a landowner is in a designated 10/50 area, they may (with appropriate approvals) use the 10/50 rule to protect their property and assets from natural disasters such as bush fire. It appears, however, that if a landowner's property is partially or fully affected by the BV Map, with any of the property having been painted purple, those landowners, who would otherwise be able to use the 10/50 rule, are not allowed to clear within the 10/50 guidelines, therefore they would be unable to protect their assets from natural disaster threats such as bush fire. How is this possible, based on the massive bush fire disaster season that Australia went through just months ago? Who (what/which landowners) really know about the BV Map and the potential implications it might bring? How much actual community consultation was done so that all affected or potentially affected landowners could be aware of and involved in this process? I feel that, while the task that the Government has undertaken is huge, under the current proposal, many people might be greatly adversely affected if the plan is successful in its current form.

URL: <https://pp.planningportal.nsw.gov.au/draftplans/exhibition/draft-cumberland-plain-conservation-plan>

