



08 October 2020

Attention: Green and Resilient Places Division
Department of Planning, Industry and Environment
Locked Bag 5022,
Parramatta NSW 2124

Dear madam/sir,

SUBMISSION TO THE DRAFT CUMBERLAND PLAIN ASSESSMENT REPORT
[REDACTED] LUDDENHAM

This submission has been prepared by ae design on behalf of a landowner in response to the Draft Cumberland Plain Conservation Plan (**the Plan**) currently on exhibition.

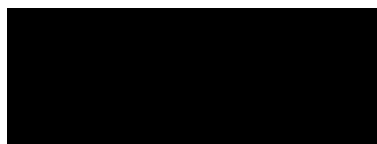
The site is located at [REDACTED] Luddenham legally described as Lot [REDACTED] in Deposited Plan [REDACTED]. Under the plan the site is classified as urban capable land (see Attachment 1).

The purpose of this submission is to confirm there is no vegetation on the site which needs to be retained for conservation purposes. The classification of the riparian corridor which runs through the north-western corner of the site as avoided land is acknowledged and supported. Any future development on the site will retain and revitalize this corridor to support new urban form and activity.

Based on the Western Sydney Aerotropolis SEPP, a 40m arterial road will run through the south-eastern corner of the site. This will inhibit growth of the identified vegetation patch bordering the south-eastern corner of the site.

Please do not hesitate to contact me if you have any further queries.

Sincerely,
ae design partnership Pty Ltd



Rohan Dickson
Director



