

9 October 2020

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

RE: DRAFT CUMBERLAND PLAIN CONSERVATION PLAN – OBJECTION & SUBMISSION

Under the Draft Cumberland Plain Conservation Plan, my property at [REDACTED], Orchard Hills is proposed to be rezoned E2 from its current zoning of RU4.

I am writing to primarily raise objection to this proposal and to also express my absolute disgust at the way that I and the neighbouring owners have been omitted from the consultation process in preparing this Plan.

It is incomprehensible that such a significant review of the zoning of these properties would be carried out without on-site inspections.

Not only weren't inspections carried out, but we were left out of the consultation process entirely. You can't possibly imagine how I felt to subsequently find out that your review had been carried out over a period of several years, yet I found by 'word-of-mouth' from my neighbours 3 weeks prior to the designated closing date for submission.

Having read the relevant information in your website I found it impossible to reconcile that the stated criteria for E2 zoning have been satisfied as applied to my property. My property has been well maintained and has a swimming pool with significant paving areas and extensive gardens of various descriptions. Anyone visiting/inspecting my property would have trouble in seeing how my property has any ecological value, let alone the "High Ecological Value" that must be derived before an E2 zoning can be considered. It can only be assumed that these determinations were made via desktop assessment.

I followed this up with the commissioning of an ecological report which confirmed that there is no basis for applying an E2 zoning over the land as it does not contain high ecological value.

In his assessment he states that *"The land use planning has failed to adequately undertake the appropriate studies / investigations to warrant such "downzoning". The land does not contain "High Ecological Values" to warrant an E2 "Conservation" Zoning."*

As a result of the aforementioned, I advise that I am aggrieved at the way that I was left out of the process which was improperly conducted and which resulted in an incorrectly downsized zoning being applied to my property.

I ask, no demand that you rectify this matter by removing your intention to impose an E2 rezoning on my property and those of the neighbouring properties for the same reasons.

Yours sincerely

Clara Brcar

[REDACTED] Orchard Hills NSW 2748.