

Submission Number: 66

Submitted at: 8/26/2022 7:35:00 PM

Submitted by: Anonymous of 2009

I STRONGLY OBJECT to the Blackwattle Bay State Significant Precinct Study that is currently on exhibition.

This BBSSPS was first on exhibition in July 2021 and attracted 2400 submissions, of which, the majority OBJECTED to aspects of this proposal based on the significant over-development of the site.

My experiences with community consultation with this government do not leave me with the confidence that even after this round of the development process, that the public and local community will be satisfied.

There are countless development projects undertaken by this government that I have found to be lacking in transparency and true response to the public. Three over-developed/developer and government driven-greed projects that diminished and detrimental outcomes to community amenity, heritage and imposts to public infrastructure include: The "Toaster" at Circular Quay, Barangaroo Precinct and Parramatta "Powerhouse" site. A quick web search will find countless community complaints and opposition about these developments.

There are deficiencies in the process of public consultation as the public are disadvantaged in a variety of ways, this includes: the general public's ability to convey sufficiently or technically the issues in such a formal and professionally driven forum; the time available to individuals and those in family settings to provide a written response; the lack of opportunities for community discussion forums.

The Pymont area has been subject to numerous significant development proposals, that are onerous to fully engage with in a substantive and substantial manner. This is significant in the inequity of opportunity to be heard by the immediate community. Given this public experience, it is justly felt that the community consultation process is a disingenuous exercise with limited to no real adjustments when a clear majority of respondents want specific changes.

After having read through the documents provided by the State and other community submissions, I regard that this latest proposal falls far short of the expectations of the general community - particularly in terms of it's impact to present and future amenity, imposing design and achievement of socio-economic intentions.

Pymont is already one of the most densely populated areas of Sydney. There is obviously going to be serious impact to current amenity and lifestyle. It is not clear how this BBSSPS is addressing the addition of more than 2,800 residents and the consequently greater numbers of visitors to Blackwattle Bay precinct.

The proposal fails to identify future resources and development in the way of infrastructure, maritime traffic safety, the protection of public water space and the harbour environment.

This proposal overrules and subverts current Sydney City planning regulations and so, this development is out of scale and not in keeping with the heritage and cultural aspects of the location.

I support the proposal put forward by City of Sydney Council, which addresses the greater number of concerns that I have and those which are being expressed by our community.

Too often, the community has seen and had to tolerate the obvious contrition to the Developer lobby group. The community is dissatisfied with the weakness of the government feigning built environment responses to the socio-economic levers of the day. The results most often fail to meet community needs.

This proposal claims to provide needed housing but given the property market current trends and future predictions, affordability of suitably sized apartments for the current population consisting of families; or social housing for our community will not be met due to the low percentage of lots on offer.

What is proposed is STILL an overdevelopment of the site. The proposed building heights will cause visual and functional issues to Pymont's existing built environment.

This proposal fails to demonstrate sound adherence to the principles and attributes of quality design - aesthetics; sustainability, natural ecosystem, human-focused social environments.

This proposal falls short of world class destinations. Having travelled many and varied destinations, it is clear that further investigation and comparisons are required to meet the level that is aspired in this proposal.

Tourists seek cultural and natural settings that stand apart from common commercial and residential constructs such as that already found in nearby Darling Harbour.

The Corona Virus pandemic has provided scientific focus on the need to have accessible public space. Taking the largest portion of this site for private use is unacceptable.

Green spaces that are distinctly passive or active are essential. As this is ALREADY a public asset KEEPING it for public use is an INVESTMENT but I fear, that this government may consider this suggestion as "lost" financial opportunity.

The functional impacts caused by the towers of apartments include great overshadowing, light and noise spill, traffic congestion and waste control issues. Residents of adjacent apartment buildings not even 10 years old will unjustly suffer.

The work and trade landscape which informs this proposal, has changed. There is a critical need to green our cities, protect and support our existing residents who need well-designed and green environments to live and interact.

Sadly, this proposal reeks of a money-grab which leads to suspicions of corruption.

Given the current public scrutiny of this government's lack of adherence to transparent and proper processes, I require evidence of the impartiality and genuine response to the community's desires.

There is a unique and once-in-a-generation opportunity to create a notable public arena that individuals, families and community groups will choose to spend their time to walk, ride and sit.

Please redo the proposal. I urge you to revise this proposal respecting every submission from community and key groups such as Friends of Ultimo. Please work collaboratively with our locally elected government representatives in City of Sydney Council.

With respect

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