

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 19 July 2024 12:08:28 AM

Submitted on Fri, 19/07/2024 - 00:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Srijana

Last name

Adhikari

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I support it

Submission

I support the plan

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 19 July 2024 10:40:47 PM

Submitted on Fri, 19/07/2024 - 22:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Arlia

Last name

Langdon

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I object on the following grounds:

Concerning direct quotes from the Precinct Transport Assessment:

"Assessment of the existing road network in previous studies revealed that a number of intersections along the Old Windsor Road, Windsor Road and Memorial Avenue are at or approaching their design capacities during the peak periods."

"Based on current trends, further growth in traffic demand will result in more travel time delays. "

"The roads that expected to experience the largest increases in extra trips are those that would be serving precincts with a higher number of dwellings within their catchment areas, such as Miami Street, Balmoral Road, Glenwood Park Drive, Celebration Drive, Greenhill Drive and Meurants Lane. Much of the additional trips assigned to these roads are then funnelled to Old Windsor Road as it is the key arterial road that bisects the

precincts and separates the areas to the west from those to the east and the metro stations and as such comparatively would see high volumes of additional trips."

"It can be seen from this assessment that the key arterials of Old Windsor Road and Sunnyholt Road are projected to experience high traffic demand with their V/C ratios nearing or above their nominal mid-block capacities, indicating likely performance issues arising along these roads."

With the increased high density residential proposed in Glenwood, there is increased traffic demand from Glenwood to Norwest Boulevard via Greenhill Drive especially during the AM peak. Introducing further traffic for other half of Glenwood homes outside of the 1200m radius that don't realistically have the capacity to walk/cycle.

Infrequent & unreliable bus services. Don't follow the timetable.

Insufficient street lighting in dark for walking.

Also, people need vehicles to transport groceries, children etc.

Not good enough to introduce parking time limits or not bother to improve road network to discourage private vehicle use. The infrastructure simply isn't there for the resident to make that viable.

If the local & arterial roads already can't cope, introducing high density housing and a 113% increase in population doesn't make sense & only exacerbates problems in the area.

Schools at limits. Shopping centre parking chaotic. People are time poor & can't just sit in traffic.. Own vehicle more comfortable & cleaner than public transport.

Fixing roads should be the initial step rather than a long-term option of last resort.

Apartments change the feel of the neighbourhood.

Norwest Boulevard identified as already at capacity: residents travel along this road to drive to or commute to work.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 19 July 2024 10:33:07 PM

Submitted on Fri, 19/07/2024 - 22:32

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

To whom it may concern,

The lack of planning for infrastructure to support the additional housing is unbelievable.

The area is already struggling with the levels of traffic on the road, adding more to an already overloaded system is not going to work and will make the place unbearable to live in.

Personally, I moved to the area because I wanted a more peaceful lifestyle, and while my street in the "old" part of Kellyville is still reasonably quiet, it sometimes takes me 20 minutes to turn out of my street onto President Road in peak hour traffic, which is insane.

Last year I was also involved in a car accident whilst standing perfectly still at the

intersection of Wrights Rd, waiting to turn left onto Windsor Road. A vehicle turning into Wrights Rd misjudged an oncoming truck and the impact resulted in their car spinning into mine, causing both cars to be written off. It is my understanding that this intersection is notoriously dangerous - why is this not being rectified?

Driving from Kellyville to my office in Norwest takes me less time during the week than it does at any given time over the weekend, due to the congestion on Windsor Rd from the Showground Rd intersection.

There are so many issues regarding traffic just in Kellyville, I'm not even going to get into Norwest and Bella Vista areas, or the fact that finding parking at the Kellyville metro carpark even now that it is no longer free, is a big challenge.

I vehemently object to the proposal of an additional 20,000+ new homes being built in Kellyville and surrounding suburbs.

Sincerely,

[REDACTED]

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 19 July 2024 10:15:57 PM

Submitted on Fri, 19/07/2024 - 22:15

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Wilma

Last name

Skupch

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I absolutely object to the size of the development at Kellyville and Bella Vista Metro Stations. The height should be no higher than 5 stories. With plenty of Green Areas between each apartment block. We have empty apartments in Castle Hill due to faulty buildings and we hear constantly about the massive shortage of tradies, supply issues etc. we need a hospital, a police station in the Rouse Hill area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 19 July 2024 11:50:28 PM

Submitted on Fri, 19/07/2024 - 23:50

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Kellyville Ridge 2155

Please provide your view on the project

I object to it

Submission

Having grown up and lived in Kellyville Ridge since I began high school in 2008 at St Mark's, I have seen firsthand the growth in the area. Being a potential first home buyer at some point, I am absolutely in favour of rezoning to accomodate more housing. However, I believe there has been an error in the precinct transport assessment. Whilst I do agree redeveloping an area with access to public transport in mind will encourage public transport use, there is no doubt that without significant upgrades, to Old Windsor Road in particular, the peak hour traffic will become some of the worst in Sydney. Anyone that has driven between Norwest Blvd and Memorial Drive any time from 4pm-6pm will understand this, and the traffic in both directions is constant on the weekends. The driving culture in Australia won't change overnight and encouraging public transport use is vital in overcoming that, but forcing thousands of more cars onto an already over capacity road is surely a clear error. One paragraph of the report begins with "While not a primary focus of this report, this assessment acknowledges the potential need for medium to long-term

infrastructure upgrades...” and goes on to specifically name Old Windsor Road. My questions would be why is that not a primary focus when it is evidently a primary concern for current residents and will surely be a concern of future residents? Is only acknowledging a need for something that will be exacerbated by what the report was developed for in the first place enough? I feel as though this subject was not given it’s due focus for something so significant, and it should be more thoroughly addressed.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 3:55:11 PM
Attachments: [zoning-submission-to-nsw-state-government-for-elizabeth-macarthur-estate.pdf](#)

Submitted on Sat, 20/07/2024 - 15:54

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Colin

Last name

Luscombe

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

KELLYVILLE 2155

Please provide your view on the project

I support it

Submission file

[zoning-submission-to-nsw-state-government-for-elizabeth-macarthur-estate.pdf](#) (411.89 KB)

Submission

We would like to be added to this submission.

I agree to the above statement

Yes

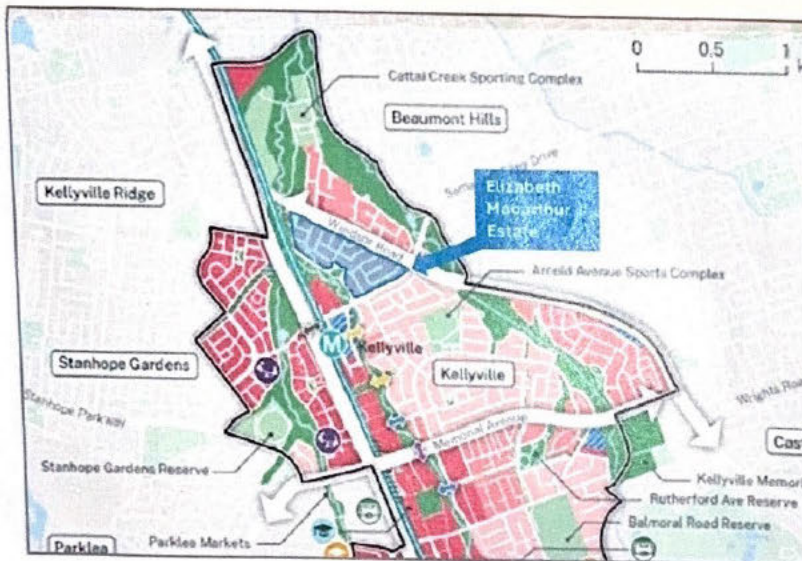
ZONING SUBMISSION TO NSW STATE GOVERNMENT FOR ELIZABETH MACARTHUR ESTATE

Online: via website, www.planning.nsw.gov.au/kellyville

I/we request the rezoning of Elizabeth Macarthur Estate to R4 zoning.

Reasons

- (a) This land is located within the 400-800 metres optimal range from Kellyville Metro station.
- (b) There is currently direct pedestrian access to the Kellyville Metro station via existing pathways, creek crossings and underpass.
- (c) There is no community title land to delay or hinder development opportunities
- (d) This estate has convenient access to major arterial roads ensuring easy dispersion of traffic
- (e) The Elizabeth Macarthur Creek corridor provides direct access to green space



**Elizabeth Macarthur Estate –
the land bound by Windsor Rd, Samantha
Riley Dr and Elizabeth Macarthur Creek**

I/we the undersigned strongly urge that the State Government support an uplift in zoning for the Elizabeth Macarthur Estate to ensure the transition to higher density is achievable in the short timeframe available to meet the State Government housing targets.

Name of Owner(s)	Address	Signature

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 6:46:52 PM

Submitted on Sat, 20/07/2024 - 18:46

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The area is already in gridlock during peak time. I work at West Penbant Hills and need to leave home by 7.00 am to enable me to be at work by 8.30 am. If I leave later than that I sit in queues of traffic just to get out of my subdivision, let alone go further than that to get onto an access road. Why is government so hell bent on destroying the quality of everyones lives instead of assisting residents to have a better quality of life?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 6:29:15 PM

Submitted on Sat, 20/07/2024 - 18:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

The Glenwood proposal changes do not factor in any traffic concerns. If you travel during peak hour it's already a carpark exiting Glenwood with the four exits and yet this plan is going to add significantly more dwellings without this consideration.

How are you managing traffic? Have you done any analysis during morning peak Mon-Thurs?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 5:34:45 PM

Submitted on Sat, 20/07/2024 - 17:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Jason

Last name

Cheeseman

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

By building denser blocks around these train stations, you are putting more pressure on the road networks which are already at breaking point. I'm all for new development and building new housing but it has to be in line with existing building around the area. Also, Bella Vista - affordable housing - are you serious! This is one of the nicest areas in the Hills District and you choose it for affordable housing. Why not do this further out at Tallawong or The Ponds? This area is 700m2 blocks - I didn't move here to be next to affordable housing.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 4:52:04 PM

Submitted on Sat, 20/07/2024 - 16:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I would like to register the fact that i do not agree that the proposal should go ahead.
I don't know when the Town Planners will actually start planning communities and not encouraging a ghetto by the station.

The North Kellyville area has such limited infrastructure. The roads and traffic are a nightmare every day as there are such limited access roads. The public schools are overpopulated. The local catholic and private schools are full. Where will we put these thousands of new residents you are suggesting?

i strongly object to the proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:41:42 PM

Submitted on Sat, 20/07/2024 - 23:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

too crowded

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 2:05:56 PM

Submitted on Sat, 20/07/2024 - 14:05

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Raising the maximum building height and increasing housing density is not desirable for me in this area as an owner.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 1:55:03 PM

Submitted on Sat, 20/07/2024 - 13:54

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

100

Last name

11/11/2011

I would like my name and personal contact details to remain confidential

Yes

Info

Email

□ □ □ □ □

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

There is no way that the current capacity of Windsor Rd, Old Windsor Rd, Norwest Boulevard and surrounding streets can handle the influx of motor vehicles that will come with that high density housing.

The area is already over capacity in terms of road congestion and traffic. THINK before you make grand plans to dump high density projects into areas already overcrowded.

Unless you first and foremost spend over \$500 million on improving the local infrastructure, schools, shops, roads etc only then can you investigate grand plans of high density housing. This project will be a huge failure without firstly getting your infrastructure set up to handle it. Quality of life for those of us residents will plummet.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 1:27:36 PM

Submitted on Sat, 20/07/2024 - 13:27

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I support it

Submission

I believe that there are many of us in the Glenwood community who support this however the ones who opposed are the most vocal. We need more housing close to accessible transport. Our kids are currently and will continue to face a housing affordability crisis unless more affordable apartments are built in well serviced areas. Hopefully this means they can afford to live near by.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 1:13:40 PM

Submitted on Sat, 20/07/2024 - 13:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

The Ponds

Please provide your view on the project

I support it

Submission

Good for reducing congestion by bringing more people's homes closer to public transport
reducing need for motorways

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 12:00:47 PM

Submitted on Sat, 20/07/2024 - 12:00

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Gaye

Last name

WRIGHT

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Nirth Kellyville 2155

Please provide your view on the project

I object to it

Submission

The landscape continues to change in the Hills Shire, and while progress is inevitable, over population, lack of infrastructure, poor planning and terrible road conditions makes this plan not conducive to the lifestyle I have known and lived for almost 30 years living in various communities within the Hills district. Schools and hospitals are over crowded and under staffed, it takes 40 mins in peak hour to get to the M2 on ramp and decent carparking at metro station is gone by 715am. Box hill doesnt have a tree in site, just rows of dark roofs. You cannot get a carpark at Rouse Hill town Centre on the weekends Please reconsider this proposal and allow the Hills Shire to remain the Garden Shire.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 3:38:22 PM

Submitted on Sat, 20/07/2024 - 15:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

bella vista 2153

Please provide your view on the project

I object to it

Submission

Too crowded

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:58:22 AM

Submitted on Sat, 20/07/2024 - 11:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2148

Please provide your view on the project

I object to it

Submission

The current school does not seem have enough capacity to support the existing demand. Increasing the housing without adding new schools(can see only one proposed school) will increase pressure on the existing schools, thus affecting quality of education

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:57:53 AM

Submitted on Sat, 20/07/2024 - 11:57

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I object to the rezoning proposal

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:53:08 AM

Submitted on Sat, 20/07/2024 - 11:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Lock of planning, traffick horrendous now

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:42:57 AM

Submitted on Sat, 20/07/2024 - 11:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Before one brick is laid to build these units, the government needs to build the appropriate infrastructure of schools and hospitals. If you look back just a few short years ago the government built Bella Vista primary school. It was at the capacity of students on day one. Other schools nearby are less than five years old and they are already taking away the car parks and play areas to place demountable classrooms to cater for one of Australia's fastest growing regions.

Both sides of politics continually get it wrong with the approving of developments with a complete lack of forward thinking.

You don't have to be a rocket scientist, to know that proper prior preparation and play for such a project needs to be done first otherwise you're immediately faced with extreme overcrowding at our already overloaded school and hospitals.

Surely, you can do better.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:12:50 AM

Submitted on Sat, 20/07/2024 - 11:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I object any rezoning in Glenwood subrub.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:00:04 AM

Submitted on Sat, 20/07/2024 - 10:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Anbu

Last name

Subramanian

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

North Kellyville

Please provide your view on the project

I object to it

Submission

This development without proper planning of taking into account of Traffic and the number of new dwellings that will create more traffic is highly not taking into consideration of the current conditions. People are already taking 35 minutes to go from one place to another in north kellyville because of high traffic and we are adding more to that ?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 9:29:48 AM

Submitted on Sat, 20/07/2024 - 09:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

This is going to put significant pressure on the current facilities and infrastructure in the area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 9:10:56 AM

Submitted on Sat, 20/07/2024 - 09:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

stanhope garden

Please provide your view on the project

I object to it

Submission

i strongly object the decision to rezone as it creates lot of traffic and chaos. it is already a nuisance to get out from that area. the traffic in that area is nightmare.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 9:04:25 AM

Submitted on Sat, 20/07/2024 - 09:04

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I am just providing comments

Submission

I understand the need for housing, however I am concerned about current infrastructure. In particular the roads and traffic management for this increase in cars.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 8:48:36 AM

Submitted on Sat, 20/07/2024 - 08:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

E

Last name

Murray

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

The local roads already struggle to facilitate the current needs of the area, which is already over-populated. This will cause utter chaos. The working class people of this area shouldn't have to battle hundreds of thousands more people to try get to and from their places of employment each day.

If this much more housing is required, the government should build it much further West.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 3:34:57 PM

Submitted on Sat, 20/07/2024 - 15:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

It will make Glenwood overcrowded and roads will be too congested.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 8:06:26 AM

Submitted on Sat, 20/07/2024 - 08:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

After careful consideration of the plan to construct housing within Glenwood, i object.

The key reasons are current high rate of traffic congestions, state of school and a number of similar reasons which impact liveability.

Perhaps a couple of apartments can be constructed close to old windsor road and bella vista but not a large scale apartments plan.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 7:05:00 AM

Submitted on Sat, 20/07/2024 - 07:04

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

This is ridiculous, Glenwood and surrounding areas have too much traffic already. Glenwood only has 4 entry and exit points and these are already clogged. Can take 30 mins to travel 5 kms. Just because these properties are near the metro doesn't mean these people won't be driving cars.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 7:11:02 AM

Submitted on Sat, 20/07/2024 - 07:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Both suburbs are already congested and no longer the suburbs that we moved into. Even with the current residential development the infrastructure cannot take the load and there is no further latitude for development left. Just metro proximity is not grounds for such development - what about the inner suburban transport infrastructure? Any proposal such as this will reduce these suburbs to becoming poor in terms of quality of living, crime rates are bound to further accelerate.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 3:04:02 PM

Submitted on Sat, 20/07/2024 - 15:03

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont hills 2155

Please provide your view on the project

I object to it

Submission

Too many units already, TOO many cars on the roads, have lived here for 23 years and always had roadworks as nothing was made right in the first place!! Not enough schools, hospitals, if this happens think it's time to move

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 2:16:31 PM

Submitted on Sat, 20/07/2024 - 14:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I support it

Submission

I own and live in Stanhope Gardens approx 400m from the Kellyville Metro Station. The proposal will offer benefits to the Sydney community. To convert the proposal to reality the Stanhope Gardens community will need reassurance through education and detailed information. Selling change and transition is difficult. The areas I would like cleared up are

1. Community Title amalgamation.

What is the minimum number of sites required to be amalgamated? The number 3 has been presented but this seems too small when consideration is made on the actual small blocks and footprint required for the building heights, Tall buildings on small footprints don't pass the aesthetic design test.

Shouldn't the boundaries of TOD work with existing community association boundaries to

prevent cross boundary amalgamations?

Will the landowners be expected to amalgamate and engage legal assistance then market the new site or will developers attempt to buy individually?

What happens to the community associations assets (Tennis courts/swimming pools/club houses)?

Do amalgamated sites within community associations remain in the community association?

If/when residents leave a community association how do the remaining residents fund the ongoing operating costs?

What title or community safeguards are in place to deal with concerns where a distinct mixture of pro and anti development exists?

2. Traffic

What plans are in place to widen key the arterial road Perfection Ave? What properties adjoining Perfection will be resumed to accommodate the widening? If these properties are allowed to enter an amalgamation what set backs will be required to prevent new residential structures reducing the opportunity of future road widening?

Without a plan to widen key arterial roads this plan will face massive future problems. I realise the objective is for residents living close to the metro not to use their vehicles. The reality is grid lock. Currently Newbury Ave and Perfection Ave Stanhope Gardens are gridlock most days from 7.30-8.30am. The cars are banked up on Perfection Ave leading into Newbury Ave due to it being the entry to Old Windsor Rd and the Kellyville Metro.. Newbury Ave is already partially widened near Old Windsor Rd after the bridge. Widening Perfection Ave would produce a massive improvement in traffic flow. Vehicles transiting past the Newbury Ave roundabout wouldn't be held up by traffic entering Newbury. Another alternative is to not allow new development on properties adjoining Perfection Ave and Newbury Ave. New development on Perfection Ave and Newbury Ave will cause further traffic congestion during the construction phase.

Hopefully my questions and concerns will be addressed in future planning documents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:07:45 PM

Submitted on Sat, 20/07/2024 - 23:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I object the rezoning proposal as Glenwood, Kellyville and Stanhope Garden are already congested as they are. The metro and buses only service certain areas, which means new residents that will be added to these suburbs will have to drive in and out, and will significantly add to the already congested roads. There are also NO enough infrastructure in the area that will support the growth in population, including place of worship, schools, supermarkets (current ones have limited products and services and no enough carpark), carpark for commuters (current ones on Metro get full by 8am), etc.

As property owners, my husband and I intend to stay in this home that we have been living in for 23yrs. Therefore may I suggest that the NSW department of housing spare from this rezoning plan, all properties that have already been established and being utilised by the owners.

Thank you.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 8:59:49 PM

Submitted on Sat, 20/07/2024 - 20:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Thuy

Last name

Le

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Our family object to this ridiculous plan.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 8:07:44 PM

Submitted on Sat, 20/07/2024 - 20:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I feel that with the expansion of north kellyville, rouse hill and Box hills the roads and infrastructure haven't changed enough to accomodate this type of further development. There is also multi story buildings units, in the business park that will also increase traffic, reduce parking and general traffic congestion in the area.

More people means more cars, and not a lot of investment into infrastructure but the council is happy to take rates, stamp duty and not re invest into the community or roads or traffic management.

The idea that it is beside the metro is plausible but most people will still use cars and there isn't enough parking today for the metro stations let alone this amount of additional requirements. We need the infrastructure before the housing.

Unit pricing will still be I would think up words of \$1.2-\$1.5m per unit, so really only good for investors and not first home buyers as it being sold as. The real winners are councils and developers, not the existing people who already live in the area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 7:50:56 PM

Submitted on Sat, 20/07/2024 - 19:50

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

NSW 2155

Please provide your view on the project

I object to it

Submission

I object the plan

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 20 July 2024 11:16:22 PM

Submitted on Sat, 20/07/2024 - 23:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

There are three entry/exits to Glenwood. These three points are congested every morning and afternoon for work commute. You have proposed a potential 10,000 additional dwellings for this part of Glenwood. Even though you think these 10,000 dwellings will happily use metro and buses to work, there will still likely be an additional 10,000 cars in this concentrated area, commuting too and from work. I already have a substantial travel time to work, this will make it worse.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 11:50:51 PM

Submitted on Sun, 21/07/2024 - 23:50

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

Every month it feels like the traffic around Kellyville and surrounds gets worse and worse. I have been living here since 2012 and my usual drive towards home and back has increased by over 10 minutes, sometimes 20 in peak hour traffic. The roads are not fit for this sudden increase in homes getting built. With all these cheap builds undertaken with no proper planning considered for traffic or even environmental factors , I don't see the future for this area looking good. I strongly oppose the rezoning proposal..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 7:08:13 PM

Submitted on Sun, 21/07/2024 - 19:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I have lived in the Hills Shire for the last 20 years and have watched the suburbs and congestion grow. I feel it is still manageable but this type of development would ruin the area. I catch the bus to the city from Bella Vista metro station and the car park can barely cater for the current demand, the buses get full and the traffic around the area is already chaos in peak times. This type of development in Bella Vista and Kellyville would devastate the area and eliminate the reason so many moved to the Hills Shire in the first place - for space, greenery and to avoid living on top of one another. Ridiculous proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 6:53:55 PM

Submitted on Sun, 21/07/2024 - 18:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I object to any development here and Old Windsor road will not support this influx in traffic.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 5:56:31 PM
Attachments: [0099e5d2-0cec-4b5b-9a5f-dcf9d1e6f989.pdf](#)

Submitted on Sun, 21/07/2024 - 17:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission file

[0099e5d2-0cec-4b5b-9a5f-dcf9d1e6f989.pdf](#) (341.2 KB)

Submission

Hi,

We have worked so hard all our lives as migrants to get here and own these houses. Please don't snatch this away from us and cause us to relocate and start all over again for hunting houses and moving out again.

Please consider our earnest plea. Let our lives continue as normal.

Kidman Street in Glenwood is marked as High Density. Currently the only public access way to the metro is via Cramer place. There is no other public access way to the metro. The creek opposite my house gets flooded for the slightest rain. The council already has

placed warning signs that the creek is subject to flooding.. A recent photo taken after a light day of rain is attached to prove that this creek floods for slight rains. This isn't a access way to metro. Please revoke this TOD plan.

Thanks



I agree to the above statement

Yes



From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 5:53:27 PM

Submitted on Sun, 21/07/2024 - 17:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood, NSW 2768

Please provide your view on the project

I object to it

Submission

Road infrastructures are not adequate for density dwellings. We are already experiencing traffic congestions around these areas. Building metro has not improved traffic congestion in these areas. After the commencement of metro tens of thousands of new dwellings have been built around here. Vehicle traffic from these new dwellings have already offset any traffic situation reduced by the new metro stations. We need to address these issues before re zoning for density development. Thanks..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 5:33:35 PM

Submitted on Sun, 21/07/2024 - 17:33

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville, 2155

Please provide your view on the project

I object to it

Submission

There has been no focus on trying to reduce traffic congestions at Old Windsor Rd, Windsor Rd, Showground Rd and their respective intersection roads such as Green Rd. Need solutions to improve parking at various public places including metro stations which is currently already a bottleneck with current dwellings.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 5:29:58 PM

Submitted on Sun, 21/07/2024 - 17:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I am just providing comments

Submission

Executive Director – State Led Rezoning
Department of Planning, Housing and Infrastructure
4 Parramatta Square, 12 Darcy Street,
PARRAMATTA, NSW 2150
Attention: Anthea Sargeant

Public Exhibition - Kellyville & Bella Vista TOD Rezoning Proposal

Thank you for the opportunity to review the documentation inclusive of the proposal outlined in the Explanation of Intended Effects (EIE).

I note Architectus was commissioned to prepare the Urban report dated 29/05/2024.

Architectus also prepared a detailed rezoning submission to the Department of Planning & Environment in relation to the NSW Government Structure Plan for Kellyville Station, testing multiple options, copy attached. The Architectus Submission Identified & Concluded; "Option 3 - the preferred scheme - A scheme that tests taller tower heights, commensurate with the site's strategic location near a new station.

This option provides the best opportunity for provision of public benefits as discussed in the previous section. (6-20 storeys, FSR 3.5:1+)."

The site tested and analyzed by Architectus compliments and supports the NSW Government objectives and criteria.

It would be greatly beneficial for the NSW Planning, Housing & Infrastructure to consider a high density zoning, which will deliver and achieve the NSW Governments objectives, policies and commitments, helping in alleviating the current NSW housing crisis.

The site is 250m from the Kellyville Metro Station, there is an opportunity to co-locate and concentrate height and density around the Kellyville Metro Station with the appropriate planning controls for the benefit of NSW.

Regards, a Resident of the [REDACTED] and Macquarie avenue precinct.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 5:19:07 PM

Submitted on Sun, 21/07/2024 - 17:18

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I strongly disagree with this housing proposal. It is not fair for us whom already paid 2.7 million of the property in Bella Vista!!!! It directly impact our property prices!!! I strongly object with this plan

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 5:05:09 PM

Submitted on Sun, 21/07/2024 - 17:04

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I strongly oppose the proposal to introduce government housing, as it would negatively impact the prices of my current properties. It is unfair to current property owners! Moreover, there are numerous alternative solutions to address housing needs.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 4:50:43 PM

Submitted on Sun, 21/07/2024 - 16:50

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Craig

Last name

Campbell

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I am just providing comments

Submission

I support the high density residential proposal but am concerned about traffic flow. Just adding an extra lane to Windsor and Old Windsor Roads will only encourage more cars onto the road. I would like to see a free bus shuttle service for the norwest business park, connecting Bella Vista, Norwest and Hills Showground stations to all corners of the business park. The medical precinct in the south is especially isolated without a car. Having a free bus may be enough to encourage those working in and those living near or in the business park to leave their cars at home.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 4:19:01 PM

Submitted on Sun, 21/07/2024 - 16:18

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Kellie

Last name

Tillott

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I support it

Submission

I believe given the improvement in transport infrastructure with the Metro, that this will support the increase in residential dwellings.

Stanhope Gardens was earmarked back in 2017 but the submission never proceeded. Given that part of Stanhope Gardens is governed by community title, I think that this should be dissolved to allow this project to go ahead.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 11:25:40 PM

Submitted on Sun, 21/07/2024 - 23:25

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood, 2768

Please provide your view on the project

I object to it

Submission

The vast majority of homes in the high density regions of Glenwood and Kellyville have been built by families that are still living there for nearly two decades and have no desire to move for urban consolidation, especially considering the convenience of the location. This proposal comes at an awful time when moving homes is not so simple due to the cost of living crisis. The homes in the areas that are going to be rebuilt according to this proposal are going to lose immense value since they will need to be taken down. The drop in value will make relocating even more difficult, with less money to compete with cost of living demands. Considering the very high density of homes that would need to be taken down, the amount of families that are going to lose out on their home investments will be staggering without considerable compensation, which will cost a fortune.

There are unused spaces around Fairway Drive, Solent Circuit, and Sanctuary Drive that would be far better locations for new development and high rises, especially considering

their proximity to shopping centres and metros. It is illogical to overhaul high density regions unless those regions are losing value, and with Glenwood and Kellyville homes selling for millions, they are certainly not the areas to be taking down.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 4:12:44 PM

Submitted on Sun, 21/07/2024 - 16:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood NSW

Please provide your view on the project

I object to it

Submission

Agree we are running short of accommodation , converting glenwood to high rise apartments does not make sense as the infrastructure will not support the rezoning of glenwood

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 4:04:38 PM

Submitted on Sun, 21/07/2024 - 16:04

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I support it

Submission

I support this.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 3:54:38 PM

Submitted on Sun, 21/07/2024 - 15:54

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

North Kellyville, 2155

Please provide your view on the project

I object to it

Submission

Dear Sir or Madam,

The area is already has no proper infrastructure for all the development that has been done here, the proposal will make it pure nightmare.
Strongly objecting.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 3:47:29 PM

Submitted on Sun, 21/07/2024 - 15:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Louie

Last name

Loo

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

It is a struggle to exit Glenwood with only 4 exits to Sunnyholt road and old Windsor road in peak hours, the proposed high density housing along the old Windsor road will contribute more traffic and jam inside Glenwood. So I strongly oppose the rezoning in Glenwood, I really wonder why at Bella Vista where the land much near the metro station is proposed a medium density housing. Is it because the land there are more expensive and is reserved for the rich people to buy????!!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 2:57:27 PM

Submitted on Sun, 21/07/2024 - 14:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I object to it

Submission

I object to this

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 2:43:31 PM

Submitted on Sun, 21/07/2024 - 14:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I object to it as Glenwood is not prepared with the right infrastructure and this will cause to much havoc in the suburb. We live far from the city to give our kids suburban life.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 2:33:16 PM

Submitted on Sun, 21/07/2024 - 14:32

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2125

Please provide your view on the project

I object to it

Submission

My extended family in Kellyville Ridge love the outdoors and wonderful community events and space that they enjoy Kellyville Ridge. They moved there deliberately so they could avail of all the area had to offer. We do not want the overcrowding of more apartments which would force them to move out. Traffic, people, shopping centres and all the infrastructure needed would turn the area into metropolis.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 1:39:37 PM

Submitted on Sun, 21/07/2024 - 13:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

We don't have the infrastructure to support this kind of growth

Even the work on memorial avenue has taken ages and I am confident that the so called expansion will not be enough to have the roads free of traffic congestion

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 12:58:25 PM

Submitted on Sun, 21/07/2024 - 12:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood/2768

Please provide your view on the project

I object to it

Submission

The suburb is already at full capacity with limited exit points. The increase in population will choke the roads. A good example is Toongabbie apartments have been built around the station. It is hard to find a parking spot, does not matter weekday or weekends. So how is it going to help Glenwood? There is lack of transparency as well because no clear street names are mentioned on the proposed rezoning map. Why? How would it effect property prices and how the owners will be compensated? We have worked hard to save and build a family home and now we will be pushed out of it. How is this supporting community? With property prices so high, how will I afford a house for my three children that is somewhere near to their existing school?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 12:56:32 PM

Submitted on Sun, 21/07/2024 - 12:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

The proposed plan has been prepared without proper thought of how it will impact existing residents of Glenwood. The congestion is getting bad as it is since the suburb has limited exit ways and peak hour congestion is very bad.

Streets have limited width with people parking on both sides of the road creating major issues for cars to navigate through.

Therefore adding thousands of additional residents in the area is just going to make the matters worse.

It is classified as Kellyville Bella Vista rezoning however the largest impact is on Glenwood residents. All I see in this is taking for granted the Blacktown council residents.

I reject this proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 10:35:45 PM
Attachments: [architectus-submission-report---ssd-10343_0.pdf](#)

Submitted on Sun, 21/07/2024 - 22:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville NSW 2155

Please provide your view on the project

I am just providing comments

Submission file

[architectus-submission-report---ssd-10343_0.pdf](#) (4.62 MB)

Submission

Executive Director – State Led Rezoning
Department of Planning, Housing and Infrastructure
4 Parramatta Square, 12 Darcy Street,
PARRAMATTA, NSW 2150

Attention: Anthea Sargeant

Public Exhibition - Kellyville & Bella Vista TOD Rezoning Proposal

Thank you for the opportunity to review the documentation inclusive of the proposal outlined in the Explanation of Intended Effects (EIE)..

I note Architectus was commissioned to prepare the Urban report dated 29/05/2024.

Architectus also prepared a detailed site specific rezoning submission, dated Feb 2016 to the Department of Planning & Environment in relation to the NSW Government Structure Plan for Kellyville Station, testing multiple options, copy attached.

The site is 250m from the Kellyville Metro Station & within the 400m radius. There is an opportunity to co-locate and concentrate height and density around the Kellyville Metro Station with the appropriate planning controls for the benefit of NSW.

The Architectus Submission Identified & Concluded that;
"Option 3 - the preferred scheme - A scheme that tests taller tower heights, commensurate with the site's strategic location near a new station. This option provides the best opportunity for provision of public benefits as discussed in the previous section. (6-20 storeys, FSR 3.5:1+)."

Furthermore, there are existing walking paths along Bridget Place & Macquarie Avenue Reserve in unison with Elizabeth Macarthur Creek that feed directly into the Samantha Riley Drive leading into the Kellyville Metro Station providing extra access from the Elizabeth Macarthur Estate, other than Macquarie Ave.

The site tested and analyzed by Architectus compliments and supports all of the NSW Government objectives and criteria.

Based on the Architectus submission, dated Feb 2016, copy attached, the potential beneficial merits of the site complement and support all of the objectives of the NSW Government, including design excellence and warrants extra consideration for inclusion into the Kellyville & Bella Vista Transport Oriented Development (TOD) rezoning proposal.

To achieve the most optimal outcome, the NSW Planning, Housing & Infrastructure should consider a high density zoning for this site, which would in turn deliver and achieve the NSW Government's objectives, policies and commitments, addressing the ever increasing need for more housing within the context of Transport Oriented Development, maximising and capitalizing on the merits of this site.



I agree to the above statement

Yes

Kellyville Station Precinct Proposal

**PRELIMINARY submission on behalf
of the landowners of 2-18 Macquarie Avenue,
4-26 Bridget Place, Kellyville**

26 February 2016

Architectus Group Pty Ltd
ABN 90 131 245 684

Nominated Architect
Managing Director Sydney
Ray Brown
NSWARB 6359

Architectus Sydney
Level 3 341 George Street
Sydney NSW 2000
Australia

T +61 2 8252 8400
F +61 2 8252 8600
sydney@architectus.com.au

Architectus Melbourne
Level 7 250 Victoria Parade
East Melbourne VIC 3002
Australia

T +61 3 9429 5733
F +61 3 9429 8480
melbourne@architectus.com.au
Managing Director Melbourne
Mark Wilde

www.architectus.com.au

Purpose of this preliminary submission

Architectus has been engaged by the landowners of 21 residential lots in 2-18 Macquarie Avenue & 4-26 Bridget Place, Kellyville, to investigate the development potential of this site, and provide a submission on the Kellyville Station Precinct report.

The combined site is over 11,600sqm and located 250m from the new Kellyville Train Station, scheduled for opening in 2019. The landowners have come to agreement about the coordinated sale of the land, creating an opportunity for a significant, master planned development on this key site opposite the station and the parklands. The coordinated development of this site results in a number of public domain, built form and density opportunities, which are presented later in this submission.

This submission is a **preliminary** response to the public exhibition only. Architectus is currently testing and refining built form recommendations for the site, and plans to make a detailed submission within 2 weeks. The detailed submission will present our analysis, detailed testing and draft alternative controls for the site, should the NSW Department of Planning and Environment support an increase in built form for the consolidated site.



Fig. 1 – The consolidated 11,600sqm site area comprising 21 lots

The opportunity

The 2013 NSW Government Structure Plan for the Kellyville Station set an expectation for the urban renewal of the Kellyville area for a high density, mixed use centre focussed around a new train station and local centre. The strategy is consistent with the underlying principle of the State Government's 'A Plan for Growing Sydney' - large sites in well-connected and serviced centres should be investigated for their potential to accommodate higher densities and provide diverse housing opportunities.

Kellyville's role in the corridor is as a primarily residential centre, with a landscaped character and quality public domain that balances the impacts of increased densities. The subject consolidated site is a pivotal part of this strategy – the site is highly visible from the station precinct and has the critical role of providing the edge to the existing linear open space that will form the spine of the new precinct.



Fig. 2 – Precinct Plan for the Kellyville Station Precinct (the proposed site area is outlined in blue).

The analysis presented in both the 2013 Structure Report, and in the 2015 Kellyville Station Precinct Report demonstrates that many sites within 800m of the station are constrained and development potential is limited. The key challenge for the renewal of the Kellyville centre is fragmented ownership. Apart from the several large lots near the rail line, the vast majority of land near the station is developed for single dwellings.

The Kellyville Station Structure Plan prepared by the NSW Department of Planning and Environment anticipates that much of this subdivided area will develop for residential flat buildings up to 6 storeys, on single lots or consolidated two-lot parcels. This represents a potential under-development for sites in close proximity to heavy rail, and the resulting built form does not present much potential for the creation of quality open spaces and streetscapes.

On larger sites near the station, the Kellyville Station Precinct Proposal envisages master-planned mixed use development with good communal and public open space, low street wall heights and tall slender towers up to 15 storeys. This typology, that is only achievable on larger sites, is a far superior outcome for the neighbourhood and the amenity of individual apartments.

Because the landowners have agreed to sell their land as one consolidated parcel (a Memorandum of Understanding to this effect will be provided as part of the detailed submission) it can be planned for as one large site, where this same typology can be achieved.

The treatment of the subject site as one lot, and increased height and density controls provide the opportunity for the following outcomes:

1. High quality built form: pedestrian scaled street walls with slender, well-spaced towers



Preferred building typology for this context – 6 storey street walls and a slender tower in Pyrmont.

2. Large, consolidated common open spaces that allow for active and passive recreation



Common open space – The Emporium, Brisbane

3. Coordinated public domain – landscaped setbacks



Because Victoria Park, Zetland was carefully master planned on large sites, 10m vegetated setbacks could be achieved and provide fantastic streetscape character.

4. Coordinated public domain – through site links



With such a large development site, laneways, or through site links can be provided to improve permeability and views and connections to the park from the surrounding streets.

5. More homes near the station and the local centre



Ultimately, more people in the Kellyville centre means more retail trade for business, and active, busy urban spaces in the local centre.

6. Design excellence



A site this large is more likely to be developed by a larger developer who can be pushed to achieve a high quality of architectural design and amenity.

Options being tested

The detailed submission being prepared by Architectus will demonstrate the significant benefits associated with allowing for a high density, master planned development on the consolidated subject site. To demonstrate the benefits of the proposed scheme, the following built form options are being tested, and will be presented in the final report:

- A scheme that complies with the proposed Kellyville Station Precinct Plan **(3 storeys, FSR 1.0:1)**.
- Option 1 - A scheme that adopts the principles of the Kellyville Station Precinct Plan with 6 storeys on the Elizabeth Macarthur Creek park frontage. **(6 storeys, FSR 2.0:1)**
- Option 2 - A scheme that maximises the site potential, based on an understanding of the site's context and the Department's vision for the town centre **(6-15 storeys, FSR 3.2:1)**.
- **Option 3 - the preferred scheme** - A scheme that tests taller tower heights, commensurate with the site's strategic location near a new station. This option provides the best opportunity for provision of public benefits as discussed in the previous section. **(6-20 storeys, FSR 3.5:1+)**.

Early concepts for the tested options are shown below:



Option 1



Option 2



Option 3

Next steps

Architectus is currently undertaking further analysis and testing and will submit a full and detailed submission to the Department of Planning and Environment in two weeks.

The report will comprise:

- Demonstrated understanding of the site's strategic context and the Department's vision for Kellyville.
- Options tested, and the identification of a preferred option
- Shadow and solar access assessment for each option.
- Public domain benefits associated with each option.
- Draft planning controls to ensure the coordinated delivery of the master plan scheme on the consolidated site.
- A Memorandum of Understanding between landowners, ensuring the orderly development of a high density scheme on the site.

We look forward to making our final submission, and meeting with you to discuss the proposed alternative controls.

Should you wish to discuss any of the above matters further in the meantime, please feel free to contact [REDACTED].

[REDACTED]ours sincerely,

[REDACTED]

[REDACTED]

[REDACTED] Design & Urban Planning
Architectus Group Pty Ltd

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 12:21:30 PM

Submitted on Sun, 21/07/2024 - 12:20

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Ashley

Last name

Jones

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I support it

Submission

I request the rezoning of Elizabeth Macarthur Estate to be rezoned to R4. Reasons include: The land is located within the 400-800 metres optimal range from Kellyville station; there is direct pedestrian access to the Kellyville Metro station; there is no community title land to delay or hinder development opportunities; the estate has convenient access to major arterial roads ensuring easy dispersion of traffic; and the estate corridor provides direct access to green space.

I strongly urge the State Government support an uplift in zoning for the Elizabeth Macarthur Estate to ensure the transition to higher density is achievable in the short timeframe available to meet the State Government housing targets.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 11:53:36 AM

Submitted on Sun, 21/07/2024 - 11:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I object to it

Submission

21 July 2024

To Whom it May Concern

Subject: Objection to Kellyville and Bella Vista State-Led Rezoning Proposal

I am writing to formally object to the proposed rezoning in Kellyville and Bella Vista due to significant concerns regarding various aspects of the plan. The proposed changes will negatively impact our community, and they must be addressed.

Loss of Light and Overshadowing: The proposed development will result in overshadowing of existing properties, leading to reduced natural light and compromised living conditions for current residents.

Environmental Issues and Nature Conservation: There are serious concerns about the loss of trees and natural habitats in the area, which are essential for biodiversity and local ecosystems.

Highway Safety and Traffic Generation: The increased traffic from the proposed development will exacerbate existing congestion issues and compromise the safety of residents and commuters along local highways.

Road Access: The adequacy of road access and infrastructure to support the proposed development needs thorough evaluation to prevent additional strain on existing resources.

Loss of Privacy: The increased density and height of buildings as per the rezoning proposal may lead to a loss of privacy for neighboring properties.

Smells and Hazardous Materials: Potential issues related to smells and hazardous materials must be rigorously assessed to safeguard public health and wellbeing.

In light of these concerns, I urge the planning authority to reconsider the current rezoning proposal and undertake further studies and consultations with affected stakeholders. It is imperative that any development plans prioritize the preservation of existing community amenities and the wellbeing of current residents.

Thank you for considering my objections to this matter. I look forward to your response and the opportunity to participate further in the planning process.

Yours sincerely,



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 10:05:21 AM

Submitted on Sun, 21/07/2024 - 10:05

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Shayne

Last name

O'Brien

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont Hills, 2155

Please provide your view on the project

I object to it

Submission

No way, until you sort out the surrounding road infrastructure, DO NOT, DO NOT add anymore units or houses. With the influx of Box Hill, Schofield's housing it is enough. It takes half an hour in the mornings at peak time to travel 200-300m up Samantha Riley and that's people either driving to work, driving to Station to catch train or bus. You say it will add an extra 2min or whatever your plan details? Have another look maybe don't do your tests during the holidays if that is when it was done, that is the only time roads are quieter. Old Windsor Road needs 3 lanes either way before anything is considered. The latest upgrade to Old Windsor Road and Sunnyholt road intersection is a joke. Took over 3 years possibly more for 1 intersection to finish only to open 3 lanes for 50m for drivers to speed down the inside lane and create more Road Rage.....ridiculous. Who is planning this crap without considering what is not already working.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 8:21:07 AM

Submitted on Sun, 21/07/2024 - 08:20

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Holly

Last name

Russell

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

Absolutely no to Stanhope Gardens redevelopment.. Do have any idea how bad the traffic already is? Just because you want to filter people onto the metro doesn't mean they will. It is a beautiful green leafy suburb and this will annihilate it. Will you pay me costs to cover moving? Stamp duty? Find my daughter a spot in daycare? You've complete disregard for the people's lives you be upending, all to build apartments to be bought most likely by overseas investors.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 8:18:02 AM

Submitted on Sun, 21/07/2024 - 08:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I object to the rezoning of Stanhope Gardens. The infrastructure does not support additional dwellings. As has been stated previously, leave suburbia as suburbia, I did not sign up to live near apartments when I moved out here.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 8:13:51 AM

Submitted on Sun, 21/07/2024 - 08:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Hi

I am currently residing in the Eastbourne community and are part of the Eastbourne community title. I firmly object to the rezoning of Stanhope Gardens for the following reasons:

- 1) we have recently moved into the area with the desire to live an estate that is "low density residential area" that is easy to move around and allows the children plenty of space to grow
- 2) the infrastructure in Stanhope Gardens does not support high density properties being built. The roads are difficult to navigate due to their narrowness with the current population, adding several thousand people with their own motor vehicles will cause further degradation. Apartments have their own challenges with several vehicles registered

to the same address without sufficient onsite parking catered for.

3) Getting out of Eastbourne and into Eastbourne during peak hours is currently difficult. A short run to my childrens daycare and school in Kellyville which should take 15 minutes can double and sometimes triple during peak hour. Increasing the population with further strain the intersection at Newbury and Old Windsor roads.

4) Furthermore Parks and amenities like schooling are insufficient or at capacity.

Further comment, in one of information sessions one of the presenters gave a reason for Stanhope Gardens and Glenwood being considered was the "older stock" of properties. I disagree with this statement. I would argue that suburbs such as Kellyville and Bella Vista are about the same age and this should not be a key consideration.

Thanks and regards



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 7:24:39 AM

Submitted on Sun, 21/07/2024 - 07:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Traffic in peaks times slows to a crawl on all roads in these areas. Parking for staff and shoppers in business areas is inadequate.

Unit complexes now do not have enough parking for residents forcing them onto the streets and clogging roads.

I am in full support of affordable housing if roads and other infrastructure is in place first.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 6:23:17 AM

Submitted on Sun, 21/07/2024 - 06:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I am just providing comments

Submission

We are not against it nor for it. We know growth is always good. But as a current resident in the affected areas. It is very important for us to know 1. when this would push thru 2. and if the buying price for houses affected in the area is enough for us that are residing here to move out to a better place or suburb. As house prices all over Sydney are still skyrocketing. We are just worried we could not afford to move to a better or at par place as what we have now. Pls. Make sure the payout is enough for us to move into a better location. Thank you.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 10:24:51 PM

Submitted on Sun, 21/07/2024 - 22:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

West Pennant Hills

Please provide your view on the project

I object to it

Submission

I wish to object to the proposal to build the high- density development at Kellyville Ridge/Stanhope Gardens. My nephew moved there with his young family so that they could enjoy the moderate-density housing at that time. The extra traffic and congestion would impact their quality of life and add extra stress and worry raising a young family.

[REDACTED]

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 9:19:25 PM

Submitted on Sun, 21/07/2024 - 21:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood, 2768

Please provide your view on the project

I support it

Submission

Hi, overall I support the rezoning. As population grows, we do need to provide more housing and ideally not too far from public transportation. I have two comments / concerns to share. One, I don't quite understand the reasons why some units/apartments can be allowed to go up 30 levels, while others only up to eight levels. They are all going to be in the same area and some of them will be on the same road even (Old Windsor Rd). I can't imagine an eight level apartment looking nice next to a 15 level apartment in Glenwood and facing off a 30 level apartment over at Bella Vista which is just across the road. I do feel more even building height is more appropriate. Two, there will be a massive increase in households after the new apartments are built, will Old Windsor Rd be widened to accommodate the increase in population?

Thanks.

Regards



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 9:19:13 PM

Submitted on Sun, 21/07/2024 - 21:18

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Quakers Hill 2763

Please provide your view on the project

I object to it

Submission

The roads are already so busy and so many of the local community centres (playgrounds, sporting facilities, shops, schools) are very busy. Extra people is only going to cause more stress on an area that is at capacity

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 8:58:00 PM

Submitted on Sun, 21/07/2024 - 20:57

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Traffic congestion already severe along Old Windsor Road & surrounding streets

Any medium or high density housing must have restrictions on car ownership and parking

Bike commuting paths, & bus lanes should be prioritised

Car share spaces required

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 7:58:35 PM

Submitted on Sun, 21/07/2024 - 19:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I am a resident in Bella Vista Waters. I am very concerned about this proposal as even now we are experiencing so much traffic.

We don't have schools or high schools to support this proposal.

It is not fair for people who paid millions for their land and now with this high density proposal this will make it less favourable for future residents.

I know everything has been decided already by the government so putting this submission will not make a difference as I know this project will go ahead.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 7:08:23 PM

Submitted on Sun, 21/07/2024 - 19:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I object to the proposed plans for Glenwood. I currently reside in Glenwood and as Glenwood is already a small residential area with 5 schools and only 1 shopping area, the streets are already congested and it is almost impossible to leave the area in a timely manner at peak traffic times. I can understand that this area would be ideal for many families, however by making these changes it will make this small residential town an unliveable place.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Sunday, 21 July 2024 11:52:38 PM

Submitted on Sun, 21/07/2024 - 23:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Box Hill NSW

Please provide your view on the project

I object to it

Submission

Dear state govt,

With such apartments coming up the traffic congestion would get worse on old Windsor road. Moreover such supply of apartments will not necessarily help the first home buyers cheaper options to buy into property. Very very bad idea on part of our state govt for such a proposal. First honour the previous govt pledge to build a hospital at rouse hill rather than build more housing.

Regards,

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 10:36:15 PM

Submitted on Mon, 22/07/2024 - 22:36

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2167

Please provide your view on the project

I object to it

Submission

Traffic in this area is terrible. We keep build new subdivisions but infrastructure can't cope. Yes we have public transport options, but it is not possible to not have a vehicle in Sydney. You build more accommodation, you have more vehicles. Unfortunately that's a fact.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:45:57 PM

Submitted on Mon, 22/07/2024 - 20:45

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Laura

Last name

Tan

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I support the building of more housing, particularly the plan for 3-8% mandatory affordable housing (although a higher percentage would be preferable). However, I am skeptical that public infrastructure can/will meet the demands that an extra 20,000+ new homes proposed.

I would prefer the housing development on the eastern side of Old Windsor Rd, where land is already available.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:05:48 PM

Submitted on Mon, 22/07/2024 - 20:05

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Don't think the current infrastructure can support so many people.. Everything currently is already overwhelmed and would put a lot of strain on the owners who have worked extremely hard to afford our homes. Blocked roads, overwhelmed schools and hospitals, no parking spots are only a small portion of the issues that are currently already affecting the residents in the area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:05:33 PM

Submitted on Mon, 22/07/2024 - 20:05

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

North Kellyville,2155

Please provide your view on the project

I object to it

Submission

I object this submission cause this area is already too populated. Lots of traffic, schools don't have spots available for kids , infrastructure not in place to accommodate new people. So please try to make peoples life easier not hard..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:01:17 PM

Submitted on Mon, 22/07/2024 - 20:01

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I don't think our infrastructure can support additional 20,000-50,000 people. Roads are already filled to the brim, schools are at capacity, public hospitals are overflowing and overwhelmed. No parking spots at any metro station post 7:30am. Limited police and fire stations. I think the infrastructure needs to be upgraded a lot before this is agreed.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 7:32:25 PM

Submitted on Mon, 22/07/2024 - 19:32

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I object based on the fact that property prices will go down

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 7:13:25 PM

Submitted on Mon, 22/07/2024 - 19:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████████

Last name

██████████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I object to this proposal. Local infrastructure has recently been improved, developed or expanded to account for the already overflowing traffic on the roads. Parks and recreational facilities have been built and expanded to account for the overarching need for this within an already heavily populated and expanding community due to new development including both housing and low rise developments. Schools are at capacity with new schools barely coping with the influx from current new development and the already existing increase in population.

You are naive to think that further low rise development of 20000+ housing that is close to transport hubs will mean that people will not have vehicles that contribute to already congested roads, that they won't have young families that will contribute to already congested schools and sports facilities. Your proposal fixes one problem but creates so many more and in this respect is very narrow minded in consideration of the environment and current residents within the area.

Further to this and rather importantly, there are already many apartment blocks built within the area that are still not fully occupied, so why build more! If affordable housing is an issue then use subsidies to allow the correct people to buy the existing vacant apartments.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 7:11:11 PM

Submitted on Mon, 22/07/2024 - 19:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I object to it

Submission

This whole proposal is poorly designed showing zero knowledge of the area.

Homeowners sought this area for its family friendly environment. Adding several high rises completely takes away from that.

Traffic leaving/entering the suburb is already a nightmare often taking 20-30 minutes to cross Old Windsor Rd. Adding high density housing will only make matters worse. If this project does go ahead, the intersections along Old Windsor Rd will require overpasses at a minimum.

The Metro carriages are already full in peak hours. There are already no seats available by Kellyville Station, and limited standing space. The metro extension is already going to add to this issue. Adding high density housing will make this even worse. The metro carriages

will need to be replaced with 2x storey or there will be queues for the carriages with passengers from Bella Vista to Epping not being able to board.

This proposal addresses none of these issues?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:59:17 PM

Submitted on Mon, 22/07/2024 - 18:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

This is a highly sought after suburb. Most of the people we have spoke to would only accept offers 200% above their home valuations.

This project outline does nothing to address the already horrendous issues the metro created with exiting the suburb, and the plan is to add MORE people into the suburb?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:49:38 PM

Submitted on Mon, 22/07/2024 - 18:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood,2768

Please provide your view on the project

I object to it

Submission

How is it possible to have affordable housing in non affordable suburbs of Glenwood, Bellavista and Kellyville. Affordable housing should be considered in affordable areas like Marayong, Quakers hill, Rooty hill etc

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:48:08 PM

Submitted on Mon, 22/07/2024 - 18:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I STRONGLY OBJECT to the proposed rezoning because we feel CHEATED IN MANY WAYS-

1. This was NOT ON CARDS when we bought the property paying high price to live in a low density residential area - the transport came later - how do you justify TAKING AWAY the very purpose of our buy.
2. Whilst the houses covered in the proposed rezoning will fetch a fortune - there will be no demand for the houses outside the zone particularly ours which will be opposite to apartments - our property value will DROP heavily - our LIFESAVINGS IMPACTED - how do you justify PUNISHING us for no fault of ours.
3. The suburb as it is NOT PREPARED to take more TRAFFIC - how do you justify

making OTHERS LIVES BETTER AT OUR COSTS and SAFETY.

PS -The BUS STOP in front of our house [REDACTED] is a SAFETY HAZARD as it is being TOO CLOSE TO ROUNDABOUT - this is a safety concern for us and the SCHOOL CHILDREN - please move elsewhere before it is TOO LATE.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 10:34:44 PM

Submitted on Mon, 22/07/2024 - 22:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Simone

Last name

Reynolds

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

This is a gross over development with no plan for schools, parks, health care, child care. The existing local road network has nowhere near enough capacity to handle the traffic that will be generated by this development even though it is anticipated that a proportion of its peak travel will be well served by the metro. The metro, however does not serve all the travel needs of this community, eg kids to/from school, sports etc. It will be an absolute nightmare and ruin the community if this proposal goes ahead.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:37:24 PM

Submitted on Mon, 22/07/2024 - 18:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

NSW 2153

Please provide your view on the project

I object to it

Submission

I object to this project.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:36:03 PM

Submitted on Mon, 22/07/2024 - 18:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Yogeswaran

Last name

Nadesu

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista NSW 2153

Please provide your view on the project

I object to it

Submission

I object to the project.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:34:09 PM

Submitted on Mon, 22/07/2024 - 18:33

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Emma

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

[REDACTED]

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

To whom it may concern,

I thoroughly object to the rezoning of the Bella Vista, Stanhope Gardens and Glenwood areas as outlined in the Kellyville and Bella Vista rezoning proposal as a part of the TOD program.

Currently, as a resident of Bella Vista, there are a number of problems that are already apparent across the area that will only be exacerbated if these rezonings occur.

Firstly, traffic and parking are already troublesome. Travelling up and down Norwest Boulevard plus into main thoroughfares such as Lexington Drive and Solent Circuit are at a standstill during the day, making it difficult for workers and parents alike to get to their place of work and/or getting their kids to school not only on time but in a safe manner.

There is no plans to help create more roads, fix current roads or ensure there are adequate facilities to park now let alone with thousands more cars to be placed on the road if it is rezoned.

Secondly, we do not have education infrastructure to adequately service the current residents of the area with only one Public school (Bella Vista Public School) and no high school. This is ludicrous and forces us to travel outside of our area to find suitable education for our children. How can we rezone if we cannot ensure our current residents and our children are looked after and have the services we need when we are hard working tax payers.

Thirdly, other services such as supermarkets, doctors surgeries and parks are at full capacity for current residents with no thought or planning for ensuring these grow with the population boom. Why introduce these dwellings with no thought or precise plan as to what will be needed to service the residents?

I am adamantly against this proposal and will also be providing a petition from the parents and carers at Our current school to petition the government for better education facilities for our young residents that should be shown priority over introducing tens of thousands of new residents into our beautiful neighbourhoods where we have built forever homes. We have not bought and built in this exclusive area to be surrounded by high rise developments obstructing light and being an eyesore across the area.

Please contact me further should you wish to discuss..

Many thanks,



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:06:31 PM

Submitted on Mon, 22/07/2024 - 18:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

Getting to Glenwood is already so tough due to high traffic, this will further screw up things.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 6:00:46 PM

Submitted on Mon, 22/07/2024 - 18:00

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I object to it.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 5:48:48 PM

Submitted on Mon, 22/07/2024 - 17:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

The NSW & Commonwealth Governments have collectively and obviously overlooked the current need for Infrastructure in the area. The traffic is already horrendous and parking for the metro, train and bus services is already @ 200%. This is an absurd proposal - not only for the 2768 area but for wider Sydney.

I suggest you align with the majority of NSW voters and stop this B/S and to push to regulate immigrant numbers and the remainder to relocate them to other areas of Australia!

Also, STOP overseas (especially Chinese) "Investment" in property/land in NSW / Australia - which is NOT investment - it's ownership. Question - How would I buy a property in China? 1. I wouldn't want to. 2. I couldn't even if I was dumb enough to do so.

This allowance for overseas Australian land ownership is the root cause of our housing

issue. The result is causing property prices to be over inflated and promoting substandard new homes / units being built by (largely) Chinese owned dodgy building companies - of which the NSW and Commonwealth Governments have "A buyer be ware" approach. The net result being, My children and grandchildren cannot / will not be able to rent / purchase a home in Sydney and surrounds, after being 7th generation Australians.

Get a grip, you so called "leaders", grow a pair and look after our State and Country!



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 5:23:41 PM

Submitted on Mon, 22/07/2024 - 17:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Upamni

Last name

Hewamalage

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The area is already congested. State government should develop more areas and spend on infrastructure.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 4:41:39 PM

Submitted on Mon, 22/07/2024 - 16:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Dear NSW Planning team,

I completely object to the proposal to amend The Hills 2019 Land Zoning Map to rezone the land from R3 Medium Density Residential to R4 High Density Residential for part of the land situated east of Elizabeth Macarthur Creek.

I also object to the proposal of amending the building heights around Bella Vista Metro Station.

The main reason for most of us to choose this area is due to the uniqueness and how prestige the suburb is in north west of Sydney, as some people would call it 'Vaucluse' or the Norwest. Increasing the high density dwellings like apartments in such an established area will do more harm than benefits for all the residents in the area. I strongly urge the

NSW planning team and Hills Shire Council to rethink the rezoning proposal and split the load along the Metro line rather than putting a large number of dwellings in one small suburb.

Thanks for your time and considerations.

Kind regards,



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 4:27:47 PM

Submitted on Mon, 22/07/2024 - 16:27

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

aman

Last name

dhaliwal

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

There is no infrastructure to support this kind of proposal. Suburban areas like Glenwood should be left alone or else people are forced to keep on the move further.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 4:12:15 PM

Submitted on Mon, 22/07/2024 - 16:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Roads are already car parks.

Windsor & Old Windsor Road should have been upgraded before the development at Bella Vista, Kellyville Ridge, The Ponds, Tallawong, Rouse Hill, Box Hill, Grantham Farm, Hills of Carmel, Gables, Nelson, Riverstone, Schofields.

Already shortages to see Doctors & long wait times at local hospitals.

Development of agricultural land will result in more flooding which has been seen with the development in areas of Riverstone, Schofields and the Hawkesbury.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 10:34:25 PM

Submitted on Mon, 22/07/2024 - 22:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Alicia

Last name

McCarty

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Castle Hill 2154

Please provide your view on the project

I object to it

Submission

This is such a terrible idea. We simply do not have the infrastructure available to support this kind of development.

The roads in the area are shocking already, with terrible traffic. While the plan would be for the new residents to use the metro, this simply isn't going to be a reality - they're still going to need cars to get their groceries, and to travel to other parts of Sydney that don't have public transport.

And the lack of schools. The schools in this area are already so overpopulated. They simply can't cope with the amount of people this development would bring in.

Also, there would be absolutely nothing "affordable" about this development. Most young people can't afford to buy in the Hills District. The only people who would be buying in

this development are investors or those well off.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 3:49:53 PM

Submitted on Mon, 22/07/2024 - 15:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I object to this proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 3:46:01 PM

Submitted on Mon, 22/07/2024 - 15:45

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I would like to object it. Glenwood is not appropriate area to build high rise buildings.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 3:45:48 PM

Submitted on Mon, 22/07/2024 - 15:45

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

GLENWOOD

Submission

Greenhill Drive also should be considered for Rezoning

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 3:11:28 PM

Submitted on Mon, 22/07/2024 - 15:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2763

Please provide your view on the project

I object to it

Submission

Have you ever travelled on the streets of your planned rezoning. Weekday mornings are bumper to bumper and this is just with the people that live here. NOW you want to put more people in. Talk about just thinking about the almighty dollar than your constituents. So very selfish. Most people living here are living in houses that were constructed brand new just a few decades ago. You can't just uproot people because some little rich developer decided to make money and council couldn't care less. Why should resident of this community be uprooted because of your poor planning. You should have known then that you made people buy brand new homes only to uproot them years later. This is so unfair and despicable. Why don't you build in Bella Vista since it is the metro for Bella Vista? Interesting!!!! I guess you don't want to upset people in mansions.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 2:41:46 PM

Submitted on Mon, 22/07/2024 - 14:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Arjuna

Last name

Jayasooriya

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I support it

Submission

The suburban areas of Bella Vista and Kellyville in NSW present an opportune setting for the development of high-density housing, which is imperative to address the prevailing housing demand as well as to enhance sustainable urban growth.

With their strategic location and proximity to key infrastructure, including the Sydney Metro Northwest line, these areas are well-poised to support increased residential capacity. High-density housing facilitates efficient land use, reduces urban sprawl, and supports the creation of vibrant, walkable communities.

Additionally, it can alleviate housing affordability pressures by increasing the supply of diverse housing options, thereby catering to a range of demographic needs, from young professionals to growing families and retirees.

This approach also promotes environmental sustainability by reducing reliance on private vehicles and enhancing public transportation networks. Consequently, advancing high-density housing developments in Bella Vista and Kellyville is crucial for fostering resilient, inclusive, and sustainable suburban communities.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 12:39:59 PM

Submitted on Mon, 22/07/2024 - 12:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Jaswinder

Last name

Singh

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont hills and 2155

Please provide your view on the project

I object to it

Submission

I object it as the area is already struggling with space issues. There is hardly any parking at stations and the streets are filled

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 12:08:07 PM

Submitted on Mon, 22/07/2024 - 12:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

SURINDER

Last name

SINGH

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

GLENWOOD 2768

Please provide your view on the project

I object to it

Submission

I am writing to express my deep concern regarding the proposed rezoning of the Glenwood Area as outlined in the recent planning documents. As a resident of Glenwood, I believe that this rezoning proposal could have significant negative impacts on our community.

1.. Impact on Community Character: The proposed rezoning appears to involve a shift to R4 Zoning. This change has the potential to alter the unique character of our neighbourhood, which is known for its residential charm and green spaces. Such a transformation could disrupt the cohesion of our community and diminish the quality of life for current residents.

2. Increased Traffic and Infrastructure Strain: One of my primary concerns is the potential for increased traffic and strain on existing infrastructure. The introduction of high-density residential or commercial developments could lead to significant congestion on already

crowded roads and overburden our local services such as schools, public transportation, and emergency services

3. Environmental and Ecological Effects: Our neighbourhood is also home to several green spaces and parks, Rezoning could jeopardize these valuable natural resources, leading to loss of habitat and negatively affecting local biodiversity. The environmental impact assessment provided does not fully address these concerns, and I urge a more comprehensive review.

4. Economic Considerations: While development can bring economic benefits, it is important to consider the economic impact on current residents. Potential increases in property taxes and cost of living could make it difficult for long-time residents to remain in the community. Furthermore, the economic benefits of new developments should be weighed against the potential loss of community value and character. With the already increase in Inflation, the people who would be into a situation to vacate/sell their houses to create a space for high rise buildings because of Rezoning will suffer a lot, Sydney being one of the costliest cities in the world, how can affected people will find another place to live? It took us 8 to 10 years to save a 10% deposit to buy a property in Glenwood because we wanted to live here in this suburb to raise our children where they are close to their cultural amenities, this rezoning will destroy will dream to raise our kids in Glenwood.

5. Lack of Community Consultation: There appears to have been limited engagement with residents regarding this rezoning proposal. Effective community consultation is essential to ensure that the voices of those most affected by the changes are heard. I request that additional public forums be held to discuss these plans in detail and to consider community feedback more thoroughly.

In light of these concerns, I respectfully request that the planning authorities reevaluate the proposed rezoning plan. I believe that a more balanced approach, considering both the benefits and the potential drawbacks, would better serve the interests of our community.

Thank you for your attention to this matter. I look forward to your response and hope for a solution that considers the needs and wishes of all stakeholders involved.

Sincerely,

[REDACTED]

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 11:41:48 AM

Submitted on Mon, 22/07/2024 - 11:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am deeply concerned with plan due to numerous reason

1 infrastructure does not support, highly concerned to consider the area near to public school, kids will not get enough sun and whole area which already blocked with current population during school time will be never ending jammed, parklea public and glenwood high school doest not built with this change in mind, also houses which are near by schools will forever blocked, children will also suffer because of development activities near school

2 over crowded school

3 not having enough teachers

4 narrow streets and it takes plenty of time to cross Miami streets

5 not having enough supports for emergency services

6 general necessity like grocery stores and others doesn't have ample parking

7 bella vista metro station doest have enough parking to accommodate the change

8 houses will be covered , so no sunlight

9 there plenty of streets where no pedestrian pathway exists

I kindly and strongly request not to add glenwood streets before or after glenwood Park Drive to be consider of rezoning

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 11:09:09 AM

Submitted on Mon, 22/07/2024 - 11:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Julia

Last name

Surace

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

1. What is affordable homes ? - Units ? What cost are these units ? More affordable than a house ?
2. Why not complete building on current vacant land on metro side before rezoning whole suburbs Glenwood
3. Current infrastructure would not be able to cope with rezoning. Glenwood streets are not designed for parking cars on both sides ? Where are people going to park as unit blocks do not supply enough parking.
4. Entry/Exits into Glenwood limited to 4, 3 schools, 1 shopping centre ?
5. Why not redevelop Parklea markets, could create and design to suit unit blocks, close to metro.
6. You say to reduce cars off the road, only a small percentage would use public transport, still a huge percentage that will still use cars.
7. Unit blocks creates slums, I have seen this in suburbs such as Westmead, Fairfield,

Bankstown and now in Epping, the people living in these areas mostly renters and particular immigrant's do not care or look after their building, rubbish dumped on streets, washing from balconies, all against strata rules but they don't care. I work in these suburbs weekly cleaning strata buildings.

8. Existing residents will not benefit as were do we move too ? The resident would be out of pocket to move to find a suitable replacement home.

9. Not everyone wants to live in units/apartments.

10. Only people making money is councils, governments and developers, no way they would be selling affordable homes, look at the current prices in Norwest units selling I see nothing under \$700K is that affordable.

11. Glenwood is a great suburb, and will be destroyed by these plans.

12. Why not build on all open land along the metro to Tallowang, Riverstone, Rouse Hill.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 11:02:56 AM

Submitted on Mon, 22/07/2024 - 11:02

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Zubair

Last name

Ahmed Shafeeq

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

I object to it as move is going to make the suburb crowded & a living hell. This can already be seen in north kellyville, Hazlett road, where traffic chokes in the morning. There is going to be significant burden on Kellyville Public school too.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 10:14:48 PM

Submitted on Mon, 22/07/2024 - 22:14

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Nikita

Last name

Tongia

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

We live in a residential house and already struggling with traffic problems, don't want further housing to make it worse

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 10:09:28 AM

Submitted on Mon, 22/07/2024 - 10:09

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

To whom it may concern,

The current infrastructure is already at its limit. One only needs to be in these area during a school and work day and see the immense traffic that already occurs when dropping off kids to school, going to the main roads and finding parking to use metro.

The developments in Box Hill, Gables, New Rouse hill, Marsden park and beyond suburds all use the same infrastruture to get to the Metro. Weekend traffic is no better especially on morning when most the family either have to bring their kids to sport or do grocery shopping.

Adding more housing and higher density for that matter will further degrade the situation.

For transparency sake, my address is impacted in the rezoning. I do not intend to sell because I have 2 school kids that go to John the 23rd Catholic school. This is unless you guarantee families a house in relatively same area and relative same size. Supporting families you intend to displace should be one key consideration much like when a walk way is to be fixed, an alternate one is provided.

Thanks,

[REDACTED]

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:42:27 AM

Submitted on Mon, 22/07/2024 - 09:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

The surrounding roads are already gridlocked with traffic going to and from the trains stations. The size of Kellyville train station carpark is already way undersized.

If you want to develop more housing move out west past the mountains, why must we endure medium / high density housing with all the issues it provides inc schooling, hospitals, parks, traffic etc.

Typical NSW planning rules, squash more into a small space so we can become like Beijing or Calcutta.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:42:08 AM

Submitted on Mon, 22/07/2024 - 09:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Briony

Last name

Burton

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

Fantastic idea! We need more development and infrastructure. More cafes and restaurants please.

Just also please make sure the roads can handle the extra residents. There are only 4 ways in and out of Glenwood.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:28:23 AM

Submitted on Mon, 22/07/2024 - 09:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

Glenwood infrastructure and roads can't support further density ,already jammed - one way on 1 way out single lanes.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:26:55 AM

Submitted on Mon, 22/07/2024 - 09:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I strongly object to this proposal, it's takes almost 30 minutes just to get out of Glenwood in the mornings, we don't have the infrastructure or schools or shops to accommodate 20000 plus apartments!! Regardless of the Metro, not everyone uses it, people still have cars! Blacktown council needs to stop being so greedy and think about the community instead

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:22:36 AM

Submitted on Mon, 22/07/2024 - 09:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

This will create a congestion in the area, already the entry exit points are jammed, schools are above capacity.

No additional playgrounds .

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:01:41 AM

Submitted on Mon, 22/07/2024 - 09:01

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Srilakshmi

Last name

Dola

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens, 2768

Please provide your view on the project

I object to it

Submission

I am writing to express my strong objection to the Kellyville and Bella Vista state-led rezoning proposal currently on exhibition.

There has been inadequate community consultation and transparency in the development of this proposal. Residents and local stakeholders must be given a greater voice in decisions that will profoundly impact their lives.

As a resident, I request that our community be left intact. The proposed changes are not in the best interest of the current residents and will fundamentally alter the nature of our neighborhoods.

The uncertainty and rapid changes proposed by this development have already caused significant mental stress and agony among residents. Many of us moved to this suburb

recently for its greenery and quieter nature. The fear of overcrowding, loss of green spaces, and disruption to our daily lives is severely impacting the well-being of our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:32:22 AM

Submitted on Mon, 22/07/2024 - 08:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I do not support

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:27:37 AM

Submitted on Mon, 22/07/2024 - 08:27

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Ashwitha

Last name

Alva

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Increasing the population density will lead to a lot of congestion particularly traffic and services

The current facilities for schools and public hospitals are absolutely inadequate

There is not enough parking available for trains to commute. Connecting bus services are poor

There is a possibility of increased crime with denser population., and police and emergency services will be strained

The proposed plans don't have adequate business and entertainment provisions

Overall it negatively affects quality of life for existing residents as well as any new residents

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:53:17 PM

Submitted on Mon, 22/07/2024 - 21:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

North Kellyville

Please provide your view on the project

I object to it

Submission

I strongly object to the proposal. The amount of housing proposed is grossly excessive! There is insufficient infrastructure to support so much housing. There are already insufficient schools, parks, recreational facilities and community facilities in the area at the moment. The traffic is already a nightmare and adding this unbelievably increased housing numbers is madness. Only a small amount of people in these TOD developments would solely rely on the metro that is not very well connected, for transport an will need to drive cars adding to already over congested roads. The Hills already has the state's most over congested schools and development of this proportion would make the area undesirable. I am strongly against this proposal along with the majority of our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:42:23 PM

Submitted on Mon, 22/07/2024 - 21:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Kristy

Last name

Nowak

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

What about the Parklea Masterplan, with an influx of apartments in Glenwood and planning for infrastructure to accomodate the community - schools, parks, shopping centres, hospitals.

Has a traffic assessment been completed covering the impacts on both the rezoning and Parklea masterplan?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 9:07:46 PM

Submitted on Mon, 22/07/2024 - 21:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Although I understand the need for more housing in Sydney, I feel that the significant increase proposed in this area will be detrimental to us. I think the infrastructure (schools, medical care, water and sewage) are at their limit at the moment and although there have been upgrades to our major roads, they have been of limited value.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:51:53 PM
Attachments: [elizabeth-macarthur-estate.pdf](#)

Submitted on Mon, 22/07/2024 - 20:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I support it

Submission file

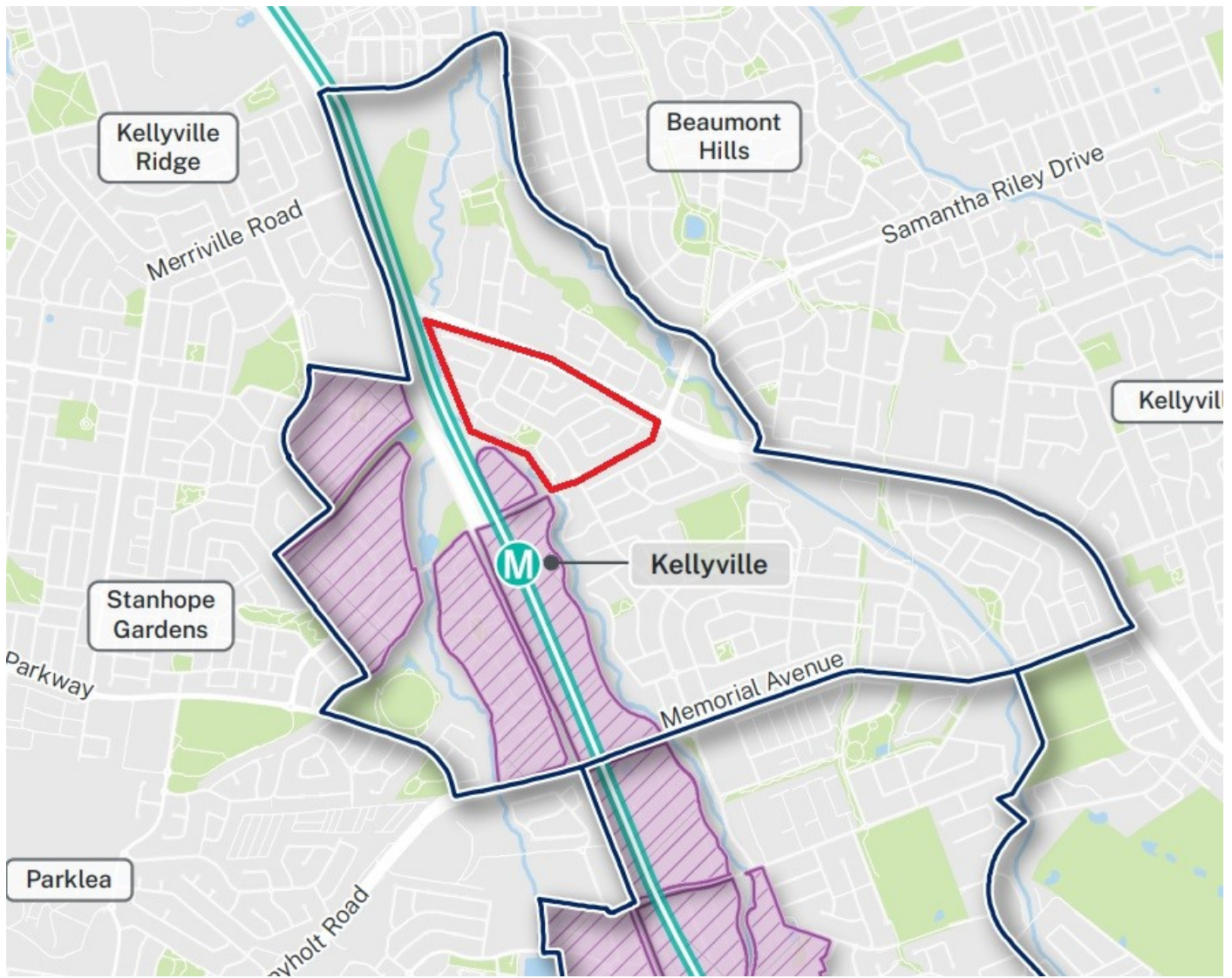
[elizabeth-macarthur-estate.pdf](#) (170.67 KB)

Submission

I would like further rezoning, in the Elizabeth Macarthur Estate, the land bound by Windsor Road, Samantha Riley Drive and Elizabeth Macarthur Creek. This area is within 400-800m of the Kellyville Metro Station, is bordered by dual carriage way roads for easy traffic dispersion and also faces existing parkland.

I agree to the above statement

Yes



From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 8:48:47 PM

Submitted on Mon, 22/07/2024 - 20:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Castle hill

Please provide your view on the project

I object to it

Submission

Am strongly against the proposal

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Monday, 22 July 2024 11:29:58 PM

Submitted on Mon, 22/07/2024 - 23:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

STANHOPE GARDENS

Please provide your view on the project

I object to it

Submission

Worse planning proposal I have ever seen. Thoughtless and not well researched.

This will severely change the landscape of this area and increase congestion in an already congested area that is lacking in infrastructure.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 10:34:22 PM

Submitted on Tue, 23/07/2024 - 22:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Traffic already a night mare here in Glenwood, can't imagine what would happen after bring in so many apartments.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 8:40:08 PM

Submitted on Tue, 23/07/2024 - 20:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I STRONGLY OBJECT to the proposed rezoning because of below reasons –

1. The disadvantage it causes to the current residents in terms of quiet low density residential area that we paid a fortune to buy into.
2. Moreover, it will lead to a severe drop in house prices, especially the ones just outside the new zones.
3. The infrastructure roads and trains and buses) will not be able to handle impact due to increased traffic and congestion in the area and not to mention the Old Windsor Road which is pathetic as it is.
4. PS there is a bus stop in from of [REDACTED] which is a safety concern for us and other residents being so close to the roundabout and also for the school children in

the area which should be moved further down the road..

I strongly suggest using the Parklea Markets are which will not punish Glenwood existing properties as well as serve your purpose.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 8:32:27 PM

Submitted on Tue, 23/07/2024 - 20:32

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

The Ponds NSW

Please provide your view on the project

I object to it

Submission

This plan indicates the population will increase significantly with the amount of new dwelling with no public hospital, no high school, no widening of Old Windsor road, no police station, no social services included in the proposed plan. This government has lost my vote.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 8:23:22 PM

Submitted on Tue, 23/07/2024 - 20:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

bella Vista

Please provide your view on the project

I object to it

Submission

You are overdeveloping a region that has poor road infrastructure and will not be able to accomodate. Greed leading the greedy like the blind off a cliff.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 8:20:12 PM

Submitted on Tue, 23/07/2024 - 20:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

Focus on the development of infrastructure and roads before rezoning and building dense populated buildings.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 7:44:36 PM

Submitted on Tue, 23/07/2024 - 19:44

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

Those areas are quite and nice areas to live, like that you are damaging more green areas. The government should invest more in undense areas and expand, nor sensing the already densed areas. The government proposal is similar now to what has happened in middle east areas, they start with houses and then ends with hughe buildings. This is a big mistake from a human rights prospective.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 6:40:26 PM

Submitted on Tue, 23/07/2024 - 18:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I am just providing comments

Submission

The row of houses along Shaun Street in Glenwood bordering the back of PICAC should also be zoned as R1, together with PICAC.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 5:58:39 PM

Submitted on Tue, 23/07/2024 - 17:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Penrith 2750

Please provide your view on the project

I support it

Submission

I agree with this proposal, we need more homes!!!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 5:45:53 PM

Submitted on Tue, 23/07/2024 - 17:45

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont Hills

Please provide your view on the project

I object to it

Submission

Having lived in the area for over 20 years I have witnessed local infrastructure, roads, schools, and other areas of society where it now struggles to accommodate existing population density.

Moving in and around the area is already stressful with over utilisation due to the constant development in the local area.

There is no parking at the metro now by 7:30 in the morning or the town center parking is always full with local patronage.

There are plenty of opportunities for this development towards the new west Sydney airport with infrastructure being built now.

Capitalize on the perfect opportunity to develop a new community lifestyle there.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 5:11:23 PM

Submitted on Tue, 23/07/2024 - 17:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

Both Windsor Road and Old Windsor Road have been congested during morning and afternoon peak hours, and all metro station carparks are full in early morning. If high density buildings are up around Kellyville station, traffic and commuter parkings will be heavily and negatively impacted..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 5:08:54 PM

Submitted on Tue, 23/07/2024 - 17:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Anupriya

Last name

Ramesh

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

In Stanhope gardens, the roads are extremely narrow and it is not able to accommodate existing traffic and more importantly there is a lot of easements due to community titles.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 10:28:23 PM

Submitted on Tue, 23/07/2024 - 22:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Sandesh

Last name

Suradkar

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

Hello, I have below concerns about the proposed project.

1. There are no public hospitals available in and around Kellyville. Increase population will put more strain on already fragile system.
2. The traffic in the area is already chaotic. It takes more than 40 minutes for 6-7 km. Forget Pick hours, Traffic is bad throughout the day.
3. These suburbs are so far from the city, why is government not focusing on inner city suburbs?
4. Why Northern suburbs and Eastern suburbs are excluded from this rezoning development?
5. It will adversely affect the livability of the area.
6. It may have adverse effects on property prices.

Thanks.



I agree to the above statement
Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 4:43:31 PM

Submitted on Tue, 23/07/2024 - 16:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

Please plan the infrastructure required and then put across housing as part of your development plans .

why are you disturbing a suburb that is quite new and have good quality homes.
You should have planned development on newer areas not somewhere which is already too congested already currently.

The Parklea markets area is also being taken over to build flats which so overhead and i cant see any infrastructure to support all these people in Glenwood.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 3:49:33 PM

Submitted on Tue, 23/07/2024 - 15:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Currently poor infrastructure around the area with traffic blocks. Please prioritise infrastructure before the massive influx of people to the area..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 3:37:38 PM

Submitted on Tue, 23/07/2024 - 15:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

The proposal if put into action will add severe stress on the infrastructure in the suburbs.
Not just to the road but to all basic amenities, utilities and services.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 2:56:48 PM

Submitted on Tue, 23/07/2024 - 14:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

KELLYVILLE

Please provide your view on the project

I object to it

Submission

Local traffic is currently the biggest issue need to be solve during peak hours on old Windsor Road, Belmoral Road, Fairway Drive for further housing development. Community car parks are packed and full during weekdays, should consider for more community parking spots with future developing plan in the Bella Vista and Kellyville stations area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 2:32:17 PM

Submitted on Tue, 23/07/2024 - 14:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Stanhope gardens 2768

Please provide your view on the project

I object to it

Submission

What provisions have been made to increase security/ social services in the vicinity of Kellyville metro station to offset the impact of increased crime coming from housing low-lower income earners in this area

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 1:23:23 PM

Submitted on Tue, 23/07/2024 - 13:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768 Stanhope Gardens

Please provide your view on the project

I object to it

Submission

I appose sections of the proposal.

Especially the rezoning and/or amalgamation of property /common property in Stanhope Gardens.

I also oppose any highrise or building heights in excess of 3 stories in Stanhope Gardens.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 12:59:49 PM

Submitted on Tue, 23/07/2024 - 12:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

The suburb is already overpopulated. Building high rise and accomodating more families will create more issues with traffic , transport and many other facilities in the neighbouring areas

I highly object to this proposal

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 12:55:50 PM

Submitted on Tue, 23/07/2024 - 12:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I object to the proposal for the following reasons. I live in Glenwood in the area marked as red on the proposed map.

Glenwod exit points are already severly congested.

Assuming everyone will chage behaviour and walk to metro is not practical.

Bella Vista has massive houses on masive lands which should never have been allowed, as that land would have been ideal for rezoning. (length of Balmoral rd).

Proposal just brings too much uncertainty. Eg. if Developers want some lots and not all then half my street will be apartments and the rest houses. This should not be allowerd.

Either the entire street is bought or none at all. (minimum 4 lots is ludricious).

Hope this conveys some of my conerns. I am open to chnaging my mind if the above poits are addressed.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 12:41:56 PM

Submitted on Tue, 23/07/2024 - 12:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Why destroy people's homes to provide homes to other people.. Families will have to move. Kids will be uprooted from their schools, friends. We have enough people with mental health. Are you as a government trying to add to more stress on families who are already struggling.

There's enough land in this country to build Concrete towers, you do not have to ask people who have worked hard and who are part of a community to relocate. We are a community and now you want to destroy us.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 12:38:09 PM

Submitted on Tue, 23/07/2024 - 12:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

I support the proposal. As a young Australian I believe addressing the housing crisis is of paramount importance to relieving the economic stresses and imbalances facing the younger generation. This is caused by housing supply and overly advantageous investment policies which have favoured older Australians and existing home owners for numerous years. Amending this issue by increasing supply and adding affordable housing especially near transport hubs will not only have short and long term positive economic effect but will have a downstream psychological and personal implications for young people and young families. Overall this proposal and proposals like this should be followed through as quickly as possible to begin to address the structural issues caused by decades of inaction and policy stagnation favouring certain class of Australians over the general population.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 10:08:07 PM

Submitted on Tue, 23/07/2024 - 22:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

Hi,

I have concerns and object to the rezoning of areas in Glenwood as R4 (particularly BV17). Reason for objection.

1. Rezoning is an administrative decision. As per the council rate notice , if a person lives in a single dwelling on land that could be subdivided or developed, the rate able value of land may be more. Why should a person be liable to pay more for a property purchased before re-zoning ? Re-zoning should not penalize existing property owners and force them to pay more and put them at a disadvantage.

2. Many streets enable one car to pass at a time. With large apartment complexes , this situation will worsen. I have not come across a plan to minimize the negative impact due

to the small and awkward streets of Glenwood. Went through most documents I could find online relating to the rezoning issue.

3. There is very heavy traffic leaving Glenwood every weekday morning. Many internal streets do not connect to the main roads causing key road dependency.

4. Not all areas of Bella Vista are being rezoned to R4 with the same proximity to the metro. This feels unfair.

Recommendations :

1. Explore limiting the rezoning to empty plots of land and not run a blanket rezoning exercise. This is likely to reduce the negative impact with the same time providing additional housing.

2. Provide a bus from existing bus stops to shopping malls and attractions not serviced by Metro (Grove Shopping complex in Baulkham Hills , Winston Hills Mall etc.) . The idea is to connect key areas of public interest not serviced by metro.

3. Limit impact on council rates , other costs and traffic hassles to residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 12:29:17 PM

Submitted on Tue, 23/07/2024 - 12:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood, 2768

Please provide your view on the project

I support it

Submission

I'm supporting the proposal. The constant urban sprawl is ruining the North West. Over reliance on cars is having a detrimental impact.. More concentrated housing options around the metro are desperately needed..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 11:59:01 AM

Submitted on Tue, 23/07/2024 - 11:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

jai

Last name

jay

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my objection to the proposed rezoning project near Bella Vista Station, as outlined in the plan set to take effect soon. As a resident of Glenwood I am deeply concerned about the impact this development will have on our community, particularly the upheaval of residents, the financial burden of increased taxes, and the disruption to families with school-aged children.

The proposed rezoning and subsequent development threaten to displace families, forcing them to bear the cost of relocation and the emotional toll of uprooting their lives. The financial implications are also significant, as selling properties in a market influenced by development can lead to increased taxes on profits made, which many residents may not be able to afford.

Furthermore, the relocation process poses a challenge for families with children enrolled in

local high schools. The stability and continuity of education are crucial for our youth, and this project jeopardises that. Additionally, the cost of purchasing another property in a different area is a substantial financial strain that many families may not be prepared for.

I urge you to consider the long-term effects of this rezoning project on the existing residents and to explore alternative solutions that will not only address the housing crisis but also preserve the integrity and well-being of our community.

Thank you for your attention to this matter. I look forward to your response and hope that the voices of the residents will be taken into account in the final decision-making process.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 11:58:30 AM

Submitted on Tue, 23/07/2024 - 11:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens, NSW

Please provide your view on the project

I object to it

Submission

Additional Comments for Council

Dear Council,

I am writing to formally object to the rezoning proposal in Stanhope Gardens 2768. My primary concerns are as follows:

1. **Traffic Congestion:** The current traffic conditions during peak hours are already problematic. The introduction of high-rise units will significantly exacerbate the situation, leading to increased congestion and longer commute times for residents.
2. **Infrastructure Strain:** The existing infrastructure in Stanhope Gardens is not equipped to handle a substantial increase in population density. This poor planning could lead to various issues, including inadequate road maintenance, insufficient public transport

options, and overburdened utilities.

3. Parking Issues: High-rise developments typically fail to provide adequate on-site parking, leading to an overflow of vehicles onto already crowded streets. This could cause chaos and reduce the overall safety and livability of the area.

4. Impact on Green Spaces: There is a possibility that existing parkland may be converted to accommodate these new developments, depriving the community of valuable recreational areas and negatively impacting the environment.

I urge the council to consider these points carefully and reject the rezoning proposal to maintain the quality of life for all constituents in Stanhope Gardens.

Thank you for your attention to this matter.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 11:56:35 AM

Submitted on Tue, 23/07/2024 - 11:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

Dear Sir/Madam

I strongly object to any rezoning of the Newbury estate community titled land as described below

Community title DP270346 has approx..254 established homes and very little unused land*

Shows proposal must have full support from all 100% Community Title owners.
High rise units would dramatically increase traffic congestion in Stanhope Gardens*

High rise does not support proper parking on site*

Street parking would cause chaos in already overcrowded streets*

Peak time exiting/Arrival times are a nightmare*

Possibility BCC may convert existing park land to high Rise units will have detrimental effect on peoples health wellbeing

The Newbury community has a peaceful and relaxed environment and many birdlife are flourishing in our central drainage reserve, any increase in development will have a detrimental effect on natural flora and fauna and increase in people will cause ecological damage by way of noise, litter and pollution from overcrowded roads.

Our children will be at risk from increased traffic volume not to mention safety concerns with more people comes more crime

Please put the mental and physical health safety and well-being of our residents first before destroying our beautiful Newbury community

Kind Regards

A solid black rectangular box used to redact a signature.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 11:24:03 AM

Submitted on Tue, 23/07/2024 - 11:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Sze

Last name

Ng

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I must express my strong reservations regarding the proposal to construct affordable housing in the prime areas. Such a development does not seem to align with the existing land values and could be unfair to current homeowners. A more suitable alternative would be to consider locations such as Box Hill for this initiative.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 11:35:46 AM

Submitted on Tue, 23/07/2024 - 11:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

Getting in and out of Stanhope Gardens , especially Newbury Estate is already a nightmare. The signal at Old Windsor Rd and Newbury Ave is poorly planned and a bottle neck.

With added traffic from The Ponds suburb , entry and exit via Stanhope Gardens has become even more congested , and with a highrise in that vicinity, it'll become even worse..

- High rise does not support proper parking on site*
- Street parking would cause chaos in already overcrowded streets*
- Peak time exiting/Arrival times are a nightmare*
- Possibility BCC may convert existing park land to high rise units*

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:30:13 PM
Attachments: [architectus-submission-report---ssd-10343---copy.pdf](#)

Submitted on Thu, 25/07/2024 - 18:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I am just providing comments

Submission file

[architectus-submission-report---ssd-10343---copy.pdf](#) (4.62 MB)

Submission

Please see the attachment to my letter. Thank you

I agree to the above statement

Yes

Kellyville Station Precinct Proposal

**PRELIMINARY submission on behalf
of the landowners of 2-18 Macquarie Avenue,
4-26 Bridget Place, Kellyville**

26 February 2016

Architectus Group Pty Ltd
ABN 90 131 245 684

Nominated Architect
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NSWARB 6359

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Managing Director Melbourne
Mark Wilde

www.architectus.com.au

Purpose of this preliminary submission

Architectus has been engaged by the landowners of 21 residential lots in 2-18 Macquarie Avenue & 4-26 Bridget Place, Kellyville, to investigate the development potential of this site, and provide a submission on the Kellyville Station Precinct report.

The combined site is over 11,600sqm and located 250m from the new Kellyville Train Station, scheduled for opening in 2019. The landowners have come to agreement about the coordinated sale of the land, creating an opportunity for a significant, master planned development on this key site opposite the station and the parklands. The coordinated development of this site results in a number of public domain, built form and density opportunities, which are presented later in this submission.

This submission is a **preliminary** response to the public exhibition only. Architectus is currently testing and refining built form recommendations for the site, and plans to make a detailed submission within 2 weeks. The detailed submission will present our analysis, detailed testing and draft alternative controls for the site, should the NSW Department of Planning and Environment support an increase in built form for the consolidated site.



Fig. 1 – The consolidated 11,600sqm site area comprising 21 lots

The opportunity

The 2013 NSW Government Structure Plan for the Kellyville Station set an expectation for the urban renewal of the Kellyville area for a high density, mixed use centre focussed around a new train station and local centre. The strategy is consistent with the underlying principle of the State Government's 'A Plan for Growing Sydney' - large sites in well-connected and serviced centres should be investigated for their potential to accommodate higher densities and provide diverse housing opportunities.

Kellyville's role in the corridor is as a primarily residential centre, with a landscaped character and quality public domain that balances the impacts of increased densities. The subject consolidated site is a pivotal part of this strategy – the site is highly visible from the station precinct and has the critical role of providing the edge to the existing linear open space that will form the spine of the new precinct.



Fig. 2 – Precinct Plan for the Kellyville Station Precinct (the proposed site area is outlined in blue).

The analysis presented in both the 2013 Structure Report, and in the 2015 Kellyville Station Precinct Report demonstrates that many sites within 800m of the station are constrained and development potential is limited. The key challenge for the renewal of the Kellyville centre is fragmented ownership. Apart from the several large lots near the rail line, the vast majority of land near the station is developed for single dwellings.

The Kellyville Station Structure Plan prepared by the NSW Department of Planning and Environment anticipates that much of this subdivided area will develop for residential flat buildings up to 6 storeys, on single lots or consolidated two-lot parcels. This represents a potential under-development for sites in close proximity to heavy rail, and the resulting built form does not present much potential for the creation of quality open spaces and streetscapes.

On larger sites near the station, the Kellyville Station Precinct Proposal envisages master-planned mixed use development with good communal and public open space, low street wall heights and tall slender towers up to 15 storeys. This typology, that is only achievable on larger sites, is a far superior outcome for the neighbourhood and the amenity of individual apartments.

Because the landowners have agreed to sell their land as one consolidated parcel (a Memorandum of Understanding to this effect will be provided as part of the detailed submission) it can be planned for as one large site, where this same typology can be achieved.

The treatment of the subject site as one lot, and increased height and density controls provide the opportunity for the following outcomes:

1. High quality built form: pedestrian scaled street walls with slender, well-spaced towers



Preferred building typology for this context – 6 storey street walls and a slender tower in Pyrmont.

2. Large, consolidated common open spaces that allow for active and passive recreation



Common open space – The Emporium, Brisbane

3. Coordinated public domain – landscaped setbacks



Because Victoria Park, Zetland was carefully master planned on large sites, 10m vegetated setbacks could be achieved and provide fantastic streetscape character.

4. Coordinated public domain – through site links



With such a large development site, laneways, or through site links can be provided to improve permeability and views and connections to the park from the surrounding streets.

5. More homes near the station and the local centre



Ultimately, more people in the Kellyville centre means more retail trade for business, and active, busy urban spaces in the local centre.

6. Design excellence



A site this large is more likely to be developed by a larger developer who can be pushed to achieve a high quality of architectural design and amenity.

Options being tested

The detailed submission being prepared by Architectus will demonstrate the significant benefits associated with allowing for a high density, master planned development on the consolidated subject site. To demonstrate the benefits of the proposed scheme, the following built form options are being tested, and will be presented in the final report:

- A scheme that complies with the proposed Kellyville Station Precinct Plan **(3 storeys, FSR 1.0:1)**.
- Option 1 - A scheme that adopts the principles of the Kellyville Station Precinct Plan with 6 storeys on the Elizabeth Macarthur Creek park frontage. **(6 storeys, FSR 2.0:1)**
- Option 2 - A scheme that maximises the site potential, based on an understanding of the site's context and the Department's vision for the town centre **(6-15 storeys, FSR 3.2:1)**.
- **Option 3 - the preferred scheme** - A scheme that tests taller tower heights, commensurate with the site's strategic location near a new station. This option provides the best opportunity for provision of public benefits as discussed in the previous section. **(6-20 storeys, FSR 3.5:1+)**.

Early concepts for the tested options are shown below:



Option 1



Option 2



Option 3

Next steps

Architectus is currently undertaking further analysis and testing and will submit a full and detailed submission to the Department of Planning and Environment in two weeks.

The report will comprise:

- Demonstrated understanding of the site's strategic context and the Department's vision for Kellyville.
- Options tested, and the identification of a preferred option
- Shadow and solar access assessment for each option.
- Public domain benefits associated with each option.
- Draft planning controls to ensure the coordinated delivery of the master plan scheme on the consolidated site.
- A Memorandum of Understanding between landowners, ensuring the orderly development of a high density scheme on the site.

We look forward to making our final submission, and meeting with you to discuss the proposed alternative controls.

Should you wish to discuss any of the above matters further in the meantime, please feel free to contact [REDACTED]

Yours sincerely,

[REDACTED]

[REDACTED]

[REDACTED]

???

I agree to the above statement
Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 10:40:57 AM

Submitted on Tue, 23/07/2024 - 10:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

Strongly object TOD proposal for the following:

- * most land has existing established homes*
- * current roads cannot cope with currents traffic*
- *in my Community title there are approx..254 homes*
- * street parking is a nightmare and could not cope with the massive increase in car parking*
- * high rise building do not supply enough off street parking*

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 7:56:20 AM

Submitted on Tue, 23/07/2024 - 07:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I object to multi storey high density buildings in the Glenwood area that will effect existing houses and families.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 7:35:52 AM

Submitted on Tue, 23/07/2024 - 07:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

We paid premium to buy our house in Kellyville, the intention was to be in a family friendly less density suburb.

This proposal will make our area busier and will increase criminal activity.

The redeveloped roads are only capable to handle current population.

With the affordable housing plan I can already foresee crime rate rising.

These houses should be built further away where land is cheaper and have the public transport extend to those places.

Instead build more parking spaces around Kellyville and Bella Vista station for local communities' convenience.

I strongly oppose this project of rezoning and bringing more house around Kellyville.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 10:04:05 PM

Submitted on Tue, 23/07/2024 - 22:03

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

Hi,

I have concerns and object to the rezoning of areas in Glenwood as R4 (particularly BV17)

.

Reason for objection.

1. Rezoning is an administrative decision and as per the letter from Blacktown council, if a person lives in a single dwelling on land that could be subdivided or developed, the rate able value of land may be more. Why should a person be liable to pay more for a property purchased before zoning ? Zoning should not penalize existing property owners and force them to pay more and put them at a disadvantage.

2. Many streets enable one car to pass at a time. With large apartment complexes , this

situation will worsen. I have not come across a plan to minimize the negative impact due to the small and awkward streets of Glenwood. Went through most documents I could find online relating to the rezoning issue.

3. There is very heavy traffic leaving Glenwood every weekday morning. Many internal streets do not connect to the main roads causing key road dependency.

4. Not all areas of Bella Vista are being rezoned to R4 with the same proximity to the metro. This feels unfair.

Recommendations :

1. Explore limiting the rezoning to empty plots of land and not run a blanket rezoning exercise. This is likely to reduce the negative impact with the same time providing additional housing.

2. Provide a bus from Existing bus stops to shopping malls and attractions not serviced by Metro (Grove Shopping complex in Baulkham Hills , Winston Hills Mall etc.) .

3. Limit impact on council rates , other costs and traffic hassles to residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 7:24:49 AM

Submitted on Tue, 23/07/2024 - 07:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Mitta

Last name

Yin

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

Dear Sir/Madam,

I am writing to voice my support for the Kellyville and Bella Vista draft rezoning proposal. As a Stanhope Gardens resident, I am excited about the positive changes this plan will bring. The focus on affordable housing is particularly important for maintaining a diverse and balanced community.

The collaboration with local councils and government agencies has produced a well-rounded proposal that considers growth impacts and necessary infrastructure. Including Stanhope Gardens and Glenwood in the master planning process is a strategic move that benefits all involved areas.

In summary, I strongly support this rezoning proposal and encourage the Department to

move forward with the plans.

Yours faithfully,



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 7:23:53 AM

Submitted on Tue, 23/07/2024 - 07:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Eric

Last name

Rong

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

To Whom It May Concern,

I am writing to express my strong support for the Kellyville and Bella Vista draft rezoning proposal. As a resident of Stanhope Gardens, I appreciate the thoughtful planning behind this initiative. The inclusion of mandatory affordable housing is a vital step toward creating an inclusive community.

The collaboration between the Department, The Hills Shire Council, and Blacktown City Council has resulted in a comprehensive plan that addresses growth impacts and infrastructure needs. Combining the planning for Kellyville, Bella Vista, Stanhope Gardens, and Glenwood ensures a holistic approach to development.

In conclusion, I fully support the proposal and believe it will enhance our community's

livability and sustainability. I urge the Department to proceed with the proposed changes.

However, community title of the area in Stanhope Garden is a huge barrier. Every family agrees to sell the property is almost impossible. Please look into this issue as early as possible.

Sincerely,



I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 9:30:32 PM

Submitted on Tue, 23/07/2024 - 21:30

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

This area has been known as home for over 20 years. This rezoning takes out multiple homes and our community from what we are and what we hold. We have upcoming housing across all of our local area, in New Kellyville, Rouse Hill, Box Hill, the Ponds and more. Many of these suburbs including Norwest, have tonnes and tonnes of apartment buildings which are actually empty. They are struggling to be rented out. Why do I know this? I have been looking at the property market and investments in our own area. Majority of these apartments can't hold tenants for long at all. The rent is absurd which just comes down to the rental crisis. Further just 10-15 mins away from Bella Vista we have Blacktown, a very central location for transport with lots of connecting lines and fast trains available. You can get literally anywhere in NSW. Blacktown has had various apartments build up in their local space over the past 15 years, again, these are all vacant. I find it absurd that you want to create more homes, turn our beautiful homes into an area with all these apartments and it won't be suburban friendly at all. My house will literally be taken

away that has been in our family for years. And not just mine but also my extended family and friends in the same situation. We do not support your recommendation. Do not bring this to Glenwood or Bella Vista.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 9:14:24 PM

Submitted on Tue, 23/07/2024 - 21:14

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Tam

Last name

Tran

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I am writing to formally object to the proposed rezoning and development plan for Kellyville that includes the construction of high-rise buildings and micro cities. As a long-term resident of Kellyville, I have significant concerns about the negative impacts this development will have on our community.

1. ****Traffic Congestion and Infrastructure:****

The proposed high-density development will exacerbate traffic congestion on our already strained roads, leading to longer commute times and increased pollution. The existing infrastructure is inadequate to support such a significant increase in population density.

2. ****Environmental Impact:****

The development threatens to disrupt local ecosystems and reduce green spaces that are

vital for the well-being of residents. The loss of open areas will negatively impact local wildlife and the overall environment.

3. ****Quality of Life:****

High-rise buildings will alter the character of Kellyville, transforming it from a peaceful suburb into a congested urban area. This change will diminish the quality of life for current residents, who value the tranquility and community spirit of our suburb.

4. ****Strain on Local Services:****

The influx of new residents will place additional strain on local services such as schools, healthcare facilities, and public amenities. These services are already operating at capacity and will struggle to meet the increased demand.

I urge the council to reconsider this rezoning plan and explore alternative solutions that prioritize the needs and concerns of Kellyville residents.

Thank you for considering my objections. I look forward to your response and hope that our voices will be heard in this critical matter.

Sincerely,

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 9:10:01 PM

Submitted on Tue, 23/07/2024 - 21:09

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

North Kellyville, 2155

Please provide your view on the project

I object to it

Submission

I am a resident who also works within the area. The traffic in this Hills Area, due to lack of infrastructure, has gotten worse. There is traffic as early as early as 7:30 am heading to Showground road metro coming from North Kellyville. Afternoon/evening traffic is getting longer and longer. Weekend traffic is also now out of control within the area. There seems to be no relief from traffic whether it is a weekday or weekend. Public schools are also being pushed to the limit, in particular, high schools.

This proposal is unfair to the residents who have chosen to live in the suburbs not only to avoid traffic experienced in Sydney and even Parramatta CBD, but to also live in a more friendly and safe environment. The value of properties in the Hills area has also greatly benefited the residents, which has made houses in the area an excellent investment.

The proposal of adding almost 21,000 new homes will create havoc in the area....an area already not coping with current problems due to lack of infrastructure. I object this proposal.

I agree to the above statement
Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 8:58:27 PM

Submitted on Tue, 23/07/2024 - 20:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

HOME BUSH

Please provide your view on the project

I support it

Submission

I agree with the proposal only if there is a high school built in Bella Vista. I am thinking of moving into the area but with the recent proposals if 20,000 homes going to be built there needs to be a high school to cater for the growing population. Yes bella vista has a public school from K to year 6 but there needs to be a brand new high school built for Year 7 to year 12.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 8:42:28 PM

Submitted on Tue, 23/07/2024 - 20:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I support it

Submission

I believe this development will be good for the area providing much needed housing. The proximity to the metro train line will benefit future residents traveling to the city and other areas.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Tuesday, 23 July 2024 11:24:52 PM

Submitted on Tue, 23/07/2024 - 23:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I object to the magnitude of the proposed construction of housing near the Bella Vista train station.

The Precinct Transport Statement you have produced acknowledges that "the current road network within the Kellyville and Bella Vista Station Precincts operates at or near capacity during peak periods" already. The proposal makes reference to some proposed intersection reconfigurations in the long term, but doesn't really address how an influx of people in ~20000 homes will be dealt with in the surrounding areas when they use the cars they will come with. No significant upgrades to the existing road infrastructure are provided, and it's naive to believe that the vast majority of new residents won't have their own motor vehicles to further contribute to congestion. Roads already at capacity can't handle the tens of thousands of new residents proposed - build infrastructure to support the population before they move in or don't build the housing.

Additionally, the report also acknowledges "there is poor bus travel time reliability" already along multiple road segments around Glenwood. The plan proposes that the new development residents will be encouraged to use public transport, but the public transport is already broken. Make dedicated bus lanes down the main arterials and provide a public transport service that people will want to use - and that will support the influx of new residents. Trying to fit in dedicated public transport infrastructure in retrospect is folly. The main arterials should have lanes added, and these lanes should be T3/T4 24 hours to encourage car pooling.

With Old Windsor Road noted to be already at capacity, the only way for people in Glenwood and surrounding suburbs west of Old Windsor Road to get to the metro involves them having to cross extremely congested roads to get to the parking on the east side of the road. Your plan should include significant new parking on the Western side of the road to encourage locals (outside the 1200m radius of the station) to get to, and use the metro.

The drastic increase in housing density within Glenwood is ridiculous. Glenwood only has 3 exit roads from the suburb and getting into and out of the suburb is already a nightmare in peak hours. The Urban Design Report notes : "The western side of Old Windsor Road that includes parts of Stanhope Gardens and Glenwood, consists of older residential subdivisions and narrow streets." With the proposal that every 3 houses could potentially be made into high density housing, how do you expect the roads within the suburb to handle the additional load? For the residents within Glenwood and not in the rezoned area, the congestion will cause them a lot of problems, and you haven't addressed how you intend to resolve travel through and into/out of the suburb. I very strongly object to the existing housing within Glenwood being rezoned to allow the building of units. This idea might look good in terms of the new dwellings built, but it will be a nightmare for existing residents, and for the new residents, all of whom will struggle to get through and out of the suburb as part of their daily lives.

The rezoning of the suburb also ruins the suburban feel of the suburb where people chose to live because of its low density housing. If the residents wanted to live in a high rise suburb, they would be in one already.

The large number of new residents will put increased demand on the nearby M2/M7 - the plan should address how this additional load will be managed.

There is not a huge increase in bike paths suggested through Glenwood. If you don't want people to drive to the station, you need to prove bike paths for them to utilise.

The proposal makes no mention of how affordable housing goals will be achieved or enforced. As a resident I'd like some level of confidence that the development has a guarantee that it will achieve its goals, rather than just making grand statements with no backing.

The proposal only mentions one potential new primary school. Where do you expect all the new children in the area to go to school? How are high school needs being addressed? How are the residents in these new apartments getting to the schools they will need to attend? Please address this in your plan.

Where will these new residents get medical care? GPs, specialists and hospital services are not addressed in the plan. It's vital that the influx of new residents have access to the health services they need. Please factor this into the plan.

Where will the new residents shop? Please address how thousands of new residents will get the food they need to eat each week - new shops, and increases to car parks at existing

shops need to be factored in to the plan.

As new residents will come with a number of cars, there should be significant electric charging infrastructure incorporated into the plan to encourage take up of electric vehicles - lowering pollution in the area brought on by the increase in the number of vehicles from thousands of residents.

The plan proposes replacing a significantly sized sporting complex (Valentines sports park) with units - where do you expect all the new residents to play sport if you remove the sporting fields. Please remove this from your plan.

If houses in Glenwood/Stanhope Gardens will be rezoned to allow them to be replaced with units, the ones along the edge of the rezoning boundary should be much smaller than all other units such that their shadow doesn't impact existing low-density houses across from them.

In summary, while I acknowledge that the vacant land next to the train line is an ideal place for additional housing, and houses have to be built somewhere, I cannot see any way in which rezoning the existing low density housing of Glenwood and Stanhope Gardens is beneficial to the area in any way other than meeting a housing quota. Build the blocks of units east of Old Windsor Road if you must, in the space that's already free and available for them, but leave the suburbs west of Old Windsor road as-is. Fix the nearby roads so they have some hope of dealing with the huge influx of residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 10:11:15 PM

Submitted on Wed, 24/07/2024 - 22:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Beaumont Hills 2155

Please provide your view on the project

I object to it

Submission

The Kellyville area is already heavily congested on our roads as well as schools. Bringing in more housing will put more pressure on already stretched infrastructure. And the so called improvements to infrastructure are not adequate for more people.

Also why is the hospital that has been planned for many years now mentioned as part of the upgrades? The hospital has been approved and should be built as a greater priority for those residents in the Hills area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 6:59:01 PM

Submitted on Wed, 24/07/2024 - 18:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I strongly object to the High Density zoning in Glenwood . Glenwood should be excluded from this zoning.

Traffic is already chaotic. Bus stop near 345 Glenwood Park Drive is close to roundabout on Meurants Lane and causes a traffic jam . It is very unsafe as is and putting more cars and passengers will make it worse.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 6:41:52 PM

Submitted on Wed, 24/07/2024 - 18:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Amit

Last name

Godse

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Earlier, I was in support of this development. However, after going through the detailed plan, I have changed my opinion for the following reasons:

1. This plan is called the Bella Vista and Kellyville rezoning and development, whereas most of the dwellings are planned for Glenwood and Stanhope Gardens.
2. A massive amount of land in Bella Vista and Kellyville has been rezoned, but despite that, most of the dwellings (around 80%) are planned for Glenwood and Stanhope Gardens, which have narrow roads and insufficient exits.
3. All the amenities are planned on the other side, and Glenwood is completely ignored, which will make Glenwood more densely populated with few amenities, making it a less desirable area.

4. Glenwood's existing infrastructure cannot support these many dwellings, as it is already congested with heavy internal traffic and long traffic queues on the exits.

5. There is no plan for widening Old Windsor Road.

6. The planned affordable housing is a joke. By redeveloping these areas, the builders will be the only ones who will mostly profit. It is ridiculous to portray this as an affordable housing plan.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 6:31:39 PM

Submitted on Wed, 24/07/2024 - 18:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

After watching the planning meeting and looking at the details of the proposal which includes 10700 proposed new dwellings in Glenwood and 7000 in Stanhope on a very small area compared to the total area proposed for redevelopment including Bella Vista and Kellyville which will have 1500 and 1000 dwellings despite being the larger area considered in the rezoning. So a major share of the population increase will be on the western side of the metro line whereas the eastern side remains relatively low density zones. This plan will make Glenwood more densely populated without any immediate increase in amenities including open spaces, schools and major exits in and out of the suburb (we are facing long queues around the exit points with the existing population itself).

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 6:13:31 PM

Submitted on Wed, 24/07/2024 - 18:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I totally object this proposal as it creates traffic havoc in the local areas with already fewer arterial roads, dense housing population and ever increasing patronage.

This would be a total disaster and would make it unattractive to people living and people trying to buy or sell.

Windsor Road, Old Windsor Roads are already clogged with heavy traffic during peak hours and why no thought process applied here to develop arterial roads which are heavily used by all the respective areas mentioned in the proposal??

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 5:42:12 PM

Submitted on Wed, 24/07/2024 - 17:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Absolutely not, too much traffic as it is with little infrastructure causing major traffic. Amount of units currently being built in the area adding to this constantly. Area over populated. I do not agree with the proposal. Perhaps a solution would be venturing out to rural county locations in the states west with smaller populations and plenty of room for government housing would be more beneficial and cheaper for the people utilising the facilities.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 5:42:05 PM

Submitted on Wed, 24/07/2024 - 17:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

0430209735

Please provide your view on the project

I object to it

Submission

I do not agree with proposal as this is already a highly populated area with a large amount of apartments already available. The traffic around our area is at an absolute stand still during peak hour traffic and is a nightmare at the best of time. This area is already over populated as it is.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 2:09:28 PM

Submitted on Wed, 24/07/2024 - 14:09

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

Stanhope Gardens is a unique suburb with community title. Would love to preserve this and remain R2 for our area.

Increase in housing units means more traffic, not enough school placement for our kids, increase population on our area with combine units, apartments, housing which also could attract a lot more people / investors whose priority are for *profit* rather than living in harmony and community focus.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 2:08:13 PM

Submitted on Wed, 24/07/2024 - 14:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista

Please provide your view on the project

I object to it

Submission

The current infrastructure especially the roads around the proposed builds is not sufficient to sustain the amount of people expected to live there. What about green space i.e parks. There needs to be a thorough review of all existing facilities (or lack of) before any new proposal is put forward.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 1:38:35 PM

Submitted on Wed, 24/07/2024 - 13:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I am objecting to this proposal. I have no faith that the necessary infrastructure (schools, parks etc) will be built in a timely manner to accommodate the extra people who would be moving into the area.

I also have concerns with the amount of parking that would be provided.. People still need a car even if they live near a train station and somewhere to store/park their car.

Also, traffic is getting worse in peak time everywhere, especially at the intersection of Samantha Riley drive and Old Windsor Road. Introducing more traffic in that area will be disastrous and again, even if there are plans to change the roads to accommodate this extra traffic, I have no faith that it will be built in a timely manner. For example, the Memorial Avenue upgrade has been delayed and caused traffic chaos for everyone in the area. Another example is the widening of Samantha Riley Drive. That was also delayed and caused traffic chaos.

Another point - if you are going to rezone areas, perhaps rezoning an area which is

Community Title is not ideal as you need the majority of the residents to agree to the rezoning. This would potentially be a waste of time.

If you are going to power ahead with this proposal then please consider rezoning the Elizabeth Macarthur Estate so I can sell up and afford to move to a quieter area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 12:53:26 PM

Submitted on Wed, 24/07/2024 - 12:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

The area immediately around the station on the Eastern side of Old Windsor Road between celebration drive and Balmoral road no problem with redeveloping this area.

The Parklea markets site would be a better option to develop than rezoning existing houses as its boundary is 1.2 - 1.5 km from the station, bordered on two sides by main roads and bus T-ways.

Rezoning the existing residential areas will increase the rates that the home owners will pay which will put upward pressure on household budgets.

I live within the accelerated precincts area and have walked to Bella vista station several times and can confirm it is over 2 km walk.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 9:13:47 PM

Submitted on Wed, 24/07/2024 - 21:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Romin

Last name

Khan

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

We have recently completed a knock down rebuild on [REDACTED] and our house price will be significantly devalued due to the rezoning proposal. Had we known about this earlier, we wouldn't have gone ahead with this knockdown project. This will cause my family and me significant stress and having high rise apartments around us eventually was never the vision. We incurred significant losses due to knocking down a house that wasn't very old initially and now the rezoning will only take the prices down further since the site wouldn't be very appealing for prospective buyers. The house will lose its appeal as per our original planning and who will compensate us for these losses ?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 12:53:23 PM

Submitted on Wed, 24/07/2024 - 12:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville, 2155

Please provide your view on the project

I object to it

Submission

As a property owner in the direct area I do not support high density development.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 11:50:05 AM

Submitted on Wed, 24/07/2024 - 11:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I object to it

Submission

Please see below concerns regarding re-zoning and re-development as per the proposal around Stanhope Gardens area. I'm a current resident in the area.

1. Traffic and Congestion in the area is already at its peak during morning hours and evening hours. No level of road widening or traffic management is going to resolve congestion in around the area with the proposed changes specially when residents closer to 1200m starts using their personal vehicles to travel to station. Not all residents in the area will be using public transportation at all times, adding 20,000 appartments which is more than 20,000 vehicles on the road.

2. Childcare, Schools, Hospitals are not suffiecient for the current number of residents. We were on a waiting list for over 2 years for child care access.

3. 100% rezoned area consists of community title properties. These properties requires 100% owners agreement to provide their land for re-development as per the community guidelines. These properties also has ownership to common property such Clubhouses, Swimming Pools, Tennis Courts etc., These are currently maintained by a contribution from each owner. Seperating or reducing the number of owners will cause further issues to management and cost to existing owners.

Recommendations.

1. Start building Hospitals, Schools and Child Care centres prior to building high rise apartment complexes.
2. Reduce the Precinct area to less than 600m radius (Practically walkable distance) from the Metro station for re-zoning and re-development while reducing the number of apartment buildings to match the capacity. Use land around the Kellyville area for re-development. This will provide required level of land and resolve traffic issues.
3. Go to maximum level of high rise buildings closer to the Metro station to resolve housing crisis issues.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 11:35:30 AM

Submitted on Wed, 24/07/2024 - 11:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

Bridget Place, Kellyville , 2155.

Please provide your view on the project

I support it

Submission

I support the TOD program and rezoning proposal near the Kellyville Metro station. Particular also support the Bridget and Macquarie Island submission in 2019 for R4 (400m from the kellyville Metro station), which today will help to meet the present TOD dwelling target.

Thank You.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 11:29:44 AM

Submitted on Wed, 24/07/2024 - 11:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Veronica

Last name

Dickinson

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

GLENWOOD

Please provide your view on the project

I object to it

Submission

I make this objection to the proposed rezoning for myself and on behalf of my co-owners.

To begin in this proposed rezoning if implemented will spell the destruction of an established community and comfortable lifestyle.

Being a senior and speaking for many others such a rezoning will lead to a undeserved disturbance of a secure lifestyle.

LACK OF AMENITY

All existing homes in the area already have very small back yards much smaller than the traditional quarter acre block. without an allocation of additional parkland these homes will suffer from reduced amenity.

INCREASED TRAFFIC CONGESTION

The amount of traffic congestion on this street already causes us trouble in leaving the property by car. The proposed rezoning will lead to further congestion and will increase the difficulty we experience.

LACK OF SCHOOLS

The existing High School will have to be upgraded or a new school built to cater for the increased number of students which the rezoning proposal will add.

[REDACTED]

24 July 2024

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 10:15:49 AM

Submitted on Wed, 24/07/2024 - 10:15

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood, 2768

Please provide your view on the project

I object to it

Submission

I would like to put forward my complete objection to the proposal for a playing field around Rothwell Cct in Glenwood.

You are going to displace over a 100 families for the sake of a playing which doesn't add to your housing crisis and instead creates more. There are already plenty of playing fields around here.

We haven't even been advised of how the houses would be acquired. Is the govt buying these properties or just taking them?

It's also been stated that this project could start by 2026 , leaving us little time to make arrangements and you have also destroyed our value to be able to sell our properties at a decent price now because no one will want them now.

I am fully opposed to this project, especially the time you have proposed to do this. Please do better.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 9:52:11 AM

Submitted on Wed, 24/07/2024 - 09:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I am just providing comments

Submission

Hi, I have recently purchased the property in R4 zoning area. Yesterday only I came to know about this zoning. I would like to attend the session which is happening on 29th July 2024 at Valentine sports park. Unfortunately I don't find a spot there. At the same time I don't know anything about this and I would like to understand more.

Can you please help me to get the spot for 29th July session, so that I will understand more.

I can't put my family and myself in pressure.. My mobile number to discuss further is + [REDACTED]

[REDACTED]

Appreciate the priority help.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 9:01:10 AM

Submitted on Wed, 24/07/2024 - 09:00

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

As a resident for over 20 years, we have watched the area become more crowded and have not enough infrastructure to support residents from schools, hospitals/medical centres or congestion on roads. Transport services are only just beginning to support the demand of the area. However still car park spaces are not enough at metro stations or bus stops in the area. Increase in social housing will increase the crime rates of the area and decrease housing prices. The area is already at capacity and have enough existing housing vacant for people to move into. The government should create further initiatives to assist in bringing more affordability to current housing. These areas are suburban and not areas where apartments should be created. There will be a large divide within the community. We already have limited space for recreation with an enhanced community traffic and space will become a further issue.

Areas such as Windsor and tallawong/ rousehill / Blacktown/ seven hills are more suited to such infrastructure with wider spaces for development and still close to transport systems.

Myself and my neighbours are strongly against this development. There clearly has not been a conversation with residents before this proposal and council members not taking account the true opinion of their residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 8:50:21 AM

Submitted on Wed, 24/07/2024 - 08:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Omnia

Last name

Kotb

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I object this proposal.

The area has heavy traffic already, and it'd be a nightmare to add to it.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 8:20:35 AM

Submitted on Wed, 24/07/2024 - 08:20

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

BELLA VISTA

Please provide your view on the project

I object to it

Submission

I am writing to formally object to the Kellyville and Bella Vista state-led rezoning proposal based on significant concerns regarding the adequacy of infrastructure to support the proposed population growth.

The government has allocated \$520 million dollars in regional infrastructure funding across eight station precincts. While this funding allocation is appreciated, it falls far short of what is necessary to adequately upgrade the infrastructure required for the proposed development. Specifically, the following points highlight the critical shortcomings:

1. **Traffic and Road Infrastructure:** The current traffic congestion on Windsor Road and Old Windsor Roads is already severe during peak times. Introducing a substantial increase in population without corresponding major road upgrades would exacerbate this issue significantly. It is unrealistic to expect all new residents to rely

solely on the metro system, leading to a substantial increase in local traffic congestion.

2. Education Facilities: Existing schools in the area are already operating beyond capacity. The introduction of approximately 100,000 additional residents would place an unsustainable strain on these schools. New educational facilities must be built to accommodate the influx of students and maintain educational standards.

3. Healthcare Services: Healthcare services in the area are currently under strain due to the existing population. There is a lack of clarity regarding plans for additional healthcare facilities such as hospitals and medical centers to serve the needs of the increased population.

4. Sporting and Recreational Facilities: Current sporting facilities would require significant upgrades, and additional facilities need to be constructed to meet the recreational needs of the growing population.

5. Environmental Impact: The proposed development raises concerns about its impact on local ecosystems, green spaces, and wildlife habitats. Comprehensive environmental assessments and mitigation plans should be integrated into the rezoning proposal to safeguard the natural environment.

6. Water and Utilities: Increased demand for water, electricity, and other utilities must be addressed to ensure reliable service to both existing and new residents. Plans for expanding utility infrastructure should be transparent and robust.

7. Community Services: Additional population growth necessitates expanded community services such as libraries, community centers, and social services to support the well-being of residents.

Given these multifaceted concerns, I urge the responsible authorities to reconsider the rezoning proposal or to allocate significantly greater resources to infrastructure development in the area. The current plan does not adequately address the foreseeable challenges posed by such rapid population growth.

Thank you for considering my objections. I look forward to your response on how these critical infrastructure and community concerns will be effectively addressed.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 8:08:29 AM

Submitted on Wed, 24/07/2024 - 08:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Old Windsor already has very heavy traffic and with these developments I can only imagine it will increase. I do not believe the area will be able to sustain and support such a high density population.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 9:10:17 PM

Submitted on Wed, 24/07/2024 - 21:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I do not happy with densification of area and need to find a new area to live.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 9:03:24 PM

Submitted on Wed, 24/07/2024 - 21:03

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I object to it

Submission

The traffic on Old Windsor Road and Windsor Road are at their maximum capacity even as early as 7am at times. It is impossible to entertain more residents at this stage unless new roads are built ahead.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 8:47:27 PM

Submitted on Wed, 24/07/2024 - 20:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I support it

Submission

I support it.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 8:17:08 PM

Submitted on Wed, 24/07/2024 - 20:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Roads are already congested. People reside around here drive not only to work but also for taking children to daycare, schools and sports activities. People live in TOD will still have to drive to go to facilities other than work. TOD should be in inner city suburbs. Not here in Kellyville or Bella vista.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 8:14:25 PM

Submitted on Wed, 24/07/2024 - 20:14

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Juliet

Last name

Docker

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I am just providing comments

Submission

You need to make more pedestrian access points out of Glenwood along Windsor road to get to the station and bus .

The church is closing its pedestrian access from August, so commuters who use it from this end of Glenwood will have to walk much further causing people to just drive instead.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 7:36:58 PM

Submitted on Wed, 24/07/2024 - 19:36

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Tanya

Last name

Doherty

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens, 2768

Please provide your view on the project

I object to it

Submission

When I first moved to Stanhope Gardens in 2003 it was a lot quieter. We could see green fields for the pool in the Blacktown leasiure centre. Now all the green fields have been built on for houses.

Traffic has increased. This area cannot take multiple storey apartment development. The public school are overflowing with students. They are becoming way too big. The people who move into these new multiple storey apartments probably won't use public transport such as the metro. Which means way more cars on the roads and more traffic jams.

The house that are going to be redeveloped are not very old and that is waste of resources. Which is terrible for the environment.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 7:29:13 PM

Submitted on Wed, 24/07/2024 - 19:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville, 2155

Please provide your view on the project

I object to it

Submission

We are already suffering from heavy traffic in these zones during peak hours. Also, the parking in Bella Vista station is not available after about 8:00 am in the morning.

There is no infrastructure to support more housing in these zones.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Wednesday, 24 July 2024 11:43:03 PM

Submitted on Wed, 24/07/2024 - 23:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Sean

Last name

Brodie

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista 2153

Please provide your view on the project

I object to it

Submission

I would like to know how the current infrastructure in Bella Vista & Kellyville is going to deal with 20,700 new homes to be built in this area?

I reside in Bella Vista on [REDACTED] so I can assume just in my area (not including Kellyville) that would equate to 10,000 new dwellings for the sake of the argument.

Normal thinking would be that four occupants will reside in each dwelling, two adults and two children and you could expect each residence to own two cars as both parents would need to be working to afford a mortgage.

This would increase the local population by 40,000 and increase the number of cars on the road by 20,000. This would also have another 20,000 children that will need schooling. Given the high majority of immigrants that already reside in this area it would be logical to

assume that the additional new dwellings will attract more.

If for example more people of Indian descent are attracted to this area, the number of occupants in these new residences will be doubled. Please don't brand me as a racist it's simply a fact – I do live in this area and I see what happens.

So my concerns are –

- 1) How will the roads cope with an additional 20,000 plus cars, Old Windsor Road is already choked in the morning and afternoon.
- 2) Where will all these new children be schooled? Bella Vista Primary is at almost capacity?
- 3) Where will all these additional cars be parked because we both know that the high density housing you plan build won't have adequate parking.
- 4) What measures will be taken in terms of building compliance? I assume private certification will continue which means sub-standard work resulting in my tax dollar being spent on remedial works long after the developer has collected his money and de-registered the development company.

This development is simply an ill-thought out hashed plan for political gain, it has no benefit for local residents, very little benefit for those who will reside in the proposed area but fantastic if you are a property developer.

It sickens me that the shit loads of Tax I pay every year employees you [REDACTED].

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:09:25 PM

Submitted on Thu, 25/07/2024 - 20:09

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont Hills 2155

Please provide your view on the project

I object to it

Submission

I object as medium and high density housing will directly result in an increase in traffic, pollution, congestion, crime, noise. Open spaces will be significantly reduced. There is already insufficient schools, especially high schools in the area. The current infrastructure and utilities like electricity and water will be burdened by the dramatic increase in population. New infrastructure will in turn reduce natural open spaces, impacting wildlife which directly impacts our mental and physical well being. The move to medium density will reduce the value of our property and change the overall community based appeal of the Hills Shire.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:10:47 PM

Submitted on Thu, 25/07/2024 - 18:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

7 Bridgeview Circuit Bella Vista

Please provide your view on the project

I object to it

Submission

The infrastructure around the proposed area is insufficient for such a future development. It is absolute chaos trying to get onto old windsor road from celebration drive, then once on old windsor road traffic is a standstill, lucky to be able to do 40 ks. in an 80k zone. I disagree whole heartedly to this proposal..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 9:29:52 PM

Submitted on Thu, 25/07/2024 - 21:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Why is the precinct boundary for Stanhope Gardens have changed compared to 2016 plan?
What does it mean if the affected houses are used for open space? Would the compensation value of the similar type properties in open space be the same compared to the properties within the precinct boundary? Who is the acquiring party for precinct boundary and open space?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 5:13:17 PM

Submitted on Thu, 25/07/2024 - 17:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Bella vista 2153

Please provide your view on the project

I am just providing comments

Submission

I hope that in the process of planning and construction, we must consider and build supporting facilities such as transportation, schools, shopping, medical care, security and police force. In addition, I oppose the construction of affordable housing and government housing here.

Thanks

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 5:12:37 PM

Submitted on Thu, 25/07/2024 - 17:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Yiqing

Last name

Zhang

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella vista 2153

Please provide your view on the project

I object to it

Submission

I totally don't agree with this plan, already too much traffic right now and if buildings like this I can't imagine how bad it will be, and it will absolutely destroy our community and privacy.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 5:11:04 PM
Attachments: [kellyville-and-bella-vista-tod-submission.docx](#)

Submitted on Thu, 25/07/2024 - 17:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission file

[kellyville-and-bella-vista-tod-submission.docx](#) (14.88 KB)

Submission

My submission is in the attached file.

I attended the public consultation at Valentines sports park on the 23/07/2024 so i have expressed my views there also.

I agree to the above statement

Yes

Kellyville and Bella Vista TOD Submission

Firstly, let me say that I vehemently object to any of this development on the Glenwood side of Old Windsor Road. I will go into chapter and verse below, but Glenwood is a lovely suburb with no existing high density housing and I cannot bear to see it turned into yet another slum like so many of these have turned into around greater Sydney. This development is not in keeping with the existing nature of the suburb.

Traffic:

Glenwood can only be accessed by four entry points. During peak hour these roads are clogged where it often takes 15 minutes or more to get out of the suburb. The streets are narrow and often clogged by parked cars. Each new apartment will bring another two cars into the suburb, you're dreaming if you think car usage will be reduced because of the proximity to the metro. Traffic lights at Miami street are already phased too short allowing only 2-3 cars to cross Old Windsor Road at a time.

In fact you shouldn't be building a thing out here until you widen Old Windsor Road from 2 to 3 lanes from Old Toongabbie to Box Hill. They put 40,000 homes out there with no infrastructure and trying to travel between Constitution Hill and Box Hill during peak is an absolute nightmare.

Glenwood is already a well-known rat-run for people living on the other side of Sunnyholt Road to avoid the Sunnyholt/Old Windsor Road intersection. So not only do we have to deal with our traffic but also traffic from Acacia Gardens, Parklea and Stanhope Gardens.

Schools:

I have a child at [REDACTED], and I know that both her school and Parklea public are over capacity with far too many demountables already, where will all these new children be schooled in Glenwood?

Parks:

Blacktown council is already terrible at building and maintaining parks and playgrounds, how are the thousands of new residents expected to access open space and playgrounds when what we have is insufficient for the current population.

Shops:

Glenwood village is already at capacity most of the time with inadequate parking and entry and exit routes. Where do you propose all these new residents will shop?

I'm excited that you finally gave us a metro that had been promised for decades. You bought and demolished a perfectly good house to build a cut through and then put timed parking on the surrounding streets! So even the existing locals can't access the Metro easily particularly if you wish to go to work for the whole day.

This planning proposal has disaster written all over it for the existing residents of Glenwood. We all know that once one block is built all of the surrounding houses sell up as well because they don't want to live next to high density housing and the issues that that brings. Please I implore you to reconsider this proposed change for the future of our fine suburb...

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 5:01:20 PM

Submitted on Thu, 25/07/2024 - 17:01

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

The proposed high-density rezoning will inevitably escalate traffic congestion to intolerable levels while simultaneously heightening the risk of increased crime rates in our neighborhood, posing dire threats to our community's safety and quality of life.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:59:26 PM

Submitted on Thu, 25/07/2024 - 16:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

The proposed high-density rezoning will severely exacerbate traffic congestion and heighten the risk of increased crime rates in our neighborhood, posing significant threats to our community's safety and quality of life.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:57:03 PM

Submitted on Thu, 25/07/2024 - 16:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I support it

Submission

I am writing to strongly oppose the proposed high-density rezoning in Glenwood. This plan raises serious concerns that will negatively impact our community's quality of life and sustainability.

Let's address the immediate issue of traffic congestion. Our streets are already overwhelmed during peak hours. Adding more housing without substantial improvements to our infrastructure will only worsen traffic jams, increase commute times, and create safety hazards for residents and pedestrians alike.

Furthermore, our schools and public services are already operating at or near capacity. Introducing more residents without expanding these essential services will strain resources and compromise the education and well-being of our children. Glenwood residents deserve access to quality education and community amenities without compromise.

Equally concerning is the potential loss of our neighborhood's character and sense of community. Many of us chose to live in Glenwood for its peaceful environment and close-knit community feel. Introducing high-density housing risks overcrowding, increased noise levels, and a loss of privacy that could irreversibly alter the fabric of our neighborhood.

Additionally, the environmental impact cannot be underestimated. More residents mean increased demand for resources, higher waste production, and potential degradation of our natural environment. It is crucial to prioritize sustainable development practices that minimize our ecological footprint and preserve green spaces for future generations.

In conclusion, I urge you to reject this rezoning proposal and instead focus on responsible growth that enhances our infrastructure, respects our community's character, and prioritizes the well-being of Glenwood residents. Our neighborhood deserves a development plan that considers the long-term impacts and ensures a sustainable and thriving future.

Thank you for considering my concerns. I trust that you will make a decision that reflects the best interests of Glenwood and its residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:55:46 PM

Submitted on Thu, 25/07/2024 - 16:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong opposition to the proposed high-density rezoning in Glenwood. This proposal disregards the concerns of residents and threatens to undermine the very fabric of our community..

Let's address the practical issues first. Traffic in Glenwood is already a daily headache. Adding more housing without upgrading our infrastructure will worsen congestion, increase commute times, and compromise safety on our roads.

Additionally, our schools and public services are already stretched thin. Introducing high-density housing without expanding these essential services will overcrowd classrooms, strain resources, and diminish the quality of education and public amenities for current residents.

Beyond the practical impacts, the proposed development risks altering the character and ambiance of our neighborhood. Many of us chose Glenwood for its peaceful environment and strong community bonds. Introducing dense housing complexes threatens to disrupt this tranquility with noise, density, and a loss of green spaces.

Furthermore, the environmental consequences cannot be ignored. More residents mean increased carbon footprint, greater waste generation, and potential loss of natural habitats. It is imperative to prioritize sustainable development practices that protect our environment and preserve our quality of life.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:53:36 PM

Submitted on Thu, 25/07/2024 - 16:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my firm opposition to the proposed high-density rezoning in Glenwood. This proposal disregards the existing challenges our community faces and threatens to exacerbate them significantly..

Let's address the fundamental issue: our current traffic situation is already a source of daily frustration. Introducing more housing without substantial improvements to our infrastructure will only amplify congestion, prolong commute times, and compromise road safety for residents.

Moreover, our schools and public services are already strained. Adding more residents without adequately expanding these essential facilities will strain resources further, potentially compromising the quality of education and community services that Glenwood residents rely upon.

Beyond practical concerns, our neighborhood's character and livability are at stake. Many of us chose Glenwood for its tranquil environment and strong sense of community. Introducing high-density developments risks disrupting this balance, leading to increased noise levels, overcrowding, and a loss of the peaceful atmosphere that defines our neighborhood.

Additionally, the environmental impact of high-density housing cannot be overlooked. More residents mean increased waste production, higher energy demands, and potential degradation of our natural surroundings. It is crucial to prioritize sustainable development practices that protect our environment for future generations.

In conclusion, I urge you to reject this rezoning proposal and instead focus on responsible growth that enhances our infrastructure, preserves our community's unique character, and prioritizes the well-being of current and future residents. Glenwood deserves a thoughtful and sustainable approach to development that considers the long-term impacts on our quality of life.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 7:25:07 PM

Submitted on Thu, 25/07/2024 - 19:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

This plan will make our living environment extremely crowded and destroy the peace.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:52:23 PM

Submitted on Thu, 25/07/2024 - 16:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to strongly oppose the proposed high-density rezoning in Glenwood. This proposal neglects the real concerns and needs of our community and threatens to undermine our quality of life.

Let's talk about the practical issues first. Our roads are already congested, and adding more housing without improving our infrastructure will only worsen traffic and safety hazards. Longer commute times and increased accidents will become the new norm if this plan moves forward unchecked.

Additionally, our schools and public services are already stretched thin. Introducing more residents without adequately expanding these vital services will overwhelm our resources and compromise the education and well-being of our children.

Our neighborhood's character and atmosphere are what drew many of us here. Introducing high-density housing risks destroying the peaceful, close-knit community we cherish. Noise, overcrowding, and a loss of privacy threaten to erode the very fabric of our neighborhood.

Moreover, the environmental impact cannot be ignored.. More residents mean increased waste generation, higher energy consumption, and potential loss of green spaces. We need a development plan that prioritizes sustainability and minimizes our ecological footprint.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:50:48 PM

Submitted on Thu, 25/07/2024 - 16:50

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my vehement opposition to the proposed high-density rezoning in Glenwood. This plan is not just misguided—it's a direct threat to our community's well-being and future.

Let's address the elephant in the room: our traffic is already a nightmare. Adding more housing without a clear plan to upgrade our roads and infrastructure is reckless. It will only lead to more congestion, longer commutes, and increased risks for accidents.

Furthermore, our schools and public services are already strained. Introducing high-density housing without expanding these essential facilities will overwhelm our resources and diminish the quality of life for current residents.

Our neighborhood's charm lies in its peaceful atmosphere and strong community bonds.

Introducing dense housing complexes threatens to disrupt this delicate balance with increased noise, overcrowding, and a loss of privacy.

Moreover, the environmental impact cannot be ignored. More residents mean more waste, higher energy consumption, and potential loss of green spaces. We owe it to future generations to prioritize sustainable development practices that protect our environment.

In conclusion, I urge you to reject this shortsighted rezoning proposal and instead focus on responsible growth that enhances our infrastructure, preserves our community's character, and ensures a sustainable future for Glenwood. Our neighborhood deserves thoughtful planning that prioritizes the long-term well-being and quality of life of its residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 9:17:53 PM

Submitted on Thu, 25/07/2024 - 21:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Quakers Hill 2763

Please provide your view on the project

I object to it

Submission

The area is so over populated and roads are unbelievable. The traffic is horrendous the area is becoming the slums.. We don't need any more homes.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:46:50 PM

Submitted on Thu, 25/07/2024 - 16:46

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I'm reaching out to voice my strong opposition to the proposed high-density rezoning in Glenwood. Simply put, this plan feels like a recipe for disaster.

Let's talk traffic—our streets are already a mess. Adding more homes without a serious upgrade to our roads? It's a surefire way to turn every drive into a headache.

And what about our schools and parks? They're bursting at the seams already. Packing in more people without a solid plan to expand these services is a disservice to all of us who call Glenwood home.

Our neighborhood's vibe is one of the reasons we settled here. Introducing high-density housing risks drowning out that sense of community we cherish. We need to protect what makes Glenwood special.

Let's also consider the environment. More folks mean more waste and less green space. We owe it to future generations to think green and plan smart.

I urge you to reconsider this proposal and prioritize sustainable growth that respects our community's needs and values.

Thank you for listening to my concerns.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:45:13 PM

Submitted on Thu, 25/07/2024 - 16:44

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I'm writing to oppose the proposed high-density rezoning for Glenwood. Adding more housing without fixing our current traffic mess is just asking for trouble. Commuting here already feels like an Olympic sport—more cars will only make it worse.

Plus, our schools and parks are maxed out. Packing in more people without beefing up these services is setting us all up for frustration. We moved here for the chill vibe, not to feel like sardines in a can.

Let's not forget the green stuff. More people mean more trash and less green space. We need a plan that's sustainable, not one that bulldozes our quality of life.

Please rethink this before it's too late. Our neighborhood deserves better.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:43:36 PM

Submitted on Thu, 25/07/2024 - 16:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

First and foremost, the current traffic congestion in Glenwood is already unmanageable. Adding more high-density housing without substantial improvements to our infrastructure will only exacerbate gridlock, increase commute times, and create unsafe conditions for both drivers and pedestrians. This disregard for addressing existing traffic issues is unacceptable and will severely impact our quality of life.

Furthermore, our local services, such as schools and public amenities, are already struggling to meet current demands. Introducing more residents without a clear plan to expand these essential services will strain resources further and compromise the quality of education, recreation, and public services that residents rely on.

Moreover, the proposed high-density development threatens the unique character and community spirit that define Glenwood. Many of us chose to live here for its peaceful

suburban atmosphere and strong sense of community. Introducing dense housing complexes risks overcrowding, increased noise levels, and a loss of privacy that will diminish our quality of life and erode our neighborhood's identity.

Additionally, there are serious environmental implications associated with high-density housing. More residents mean increased carbon footprint, higher energy consumption, and potential loss of green spaces. It is imperative that any development plan prioritizes sustainability and minimizes environmental impact to ensure a healthy and sustainable future for Glenwood.

In conclusion, I urge you to reject this rezoning proposal and instead focus on responsible growth that enhances our infrastructure, preserves our community's character, and safeguards the well-being of all Glenwood residents. Our neighborhood deserves thoughtful planning and consideration that prioritizes long-term sustainability and quality of life.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:42:19 PM

Submitted on Thu, 25/07/2024 - 16:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

strong sense of community. Introducing dense housing complexes risks overcrowding, increased noise levels, and a loss of privacy that will undermine the very reasons why residents love living here.

Additionally, there are significant environmental concerns associated with high-density housing. More residents mean increased waste generation, higher energy consumption, and potential loss of green spaces. It is imperative that any development plan prioritizes sustainable practices to protect our environment and ensure a healthy future for Glenwood.

In conclusion, I urge you to reconsider this rezoning proposal and prioritize responsible growth that enhances our infrastructure, preserves our community's unique character, and safeguards the well-being of all Glenwood residents. Our neighborhood deserves thoughtful planning that considers the long-term impacts and prioritizes the interests of

current and future generations.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:40:44 PM

Submitted on Thu, 25/07/2024 - 16:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to strongly oppose the proposed rezoning of Glenwood for high-density residential use. This proposal is deeply concerning and threatens to undermine the quality of life and character that attracted residents to our neighborhood in the first place.

Let me be clear: the current traffic situation in Glenwood is already unbearable. Adding more high-density housing without significant upgrades to our infrastructure will only exacerbate congestion and safety risks for pedestrians and drivers alike. Commutes will become longer, road rage incidents will increase, and the overall livability of our community will suffer.

Furthermore, our schools and public services are already strained. Classrooms are overcrowded, parks are at capacity, and essential services are struggling to keep up with existing demand. Introducing more residents without a comprehensive plan to expand

these critical resources will only dilute their effectiveness and diminish the quality of education, recreation, and everyday life in Glenwood.

Moreover, the proposed high-density development threatens to erode the unique charm and sense of community that define our neighborhood. Many of us chose to live here for its peaceful suburban atmosphere and strong community spirit. Introducing dense housing complexes will disrupt this balance, increase noise levels, and undermine the safety and privacy of residents.

Additionally, the environmental impact cannot be ignored. More residents mean increased waste, higher energy consumption, and potential loss of green spaces that contribute to our quality of life. It is imperative that any development plan prioritizes sustainability and preserves our natural environment for future generations.

In conclusion, I urge you to reject this reckless rezoning proposal and instead focus on responsible growth that enhances our infrastructure, preserves our community's character, and ensures a sustainable future for Glenwood. Our neighborhood deserves thoughtful planning that prioritizes the well-being and long-term interests of current and future residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:39:05 PM

Submitted on Thu, 25/07/2024 - 16:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my vehement opposition to the proposed rezoning of Glenwood for high-density residential use. This reckless proposal demonstrates a clear disregard for the concerns and well-being of current residents and threatens to devastate our community.

Let's cut to the chase: the traffic in Glenwood is already a disaster. Adding more high-density housing without substantial upgrades to our infrastructure is a recipe for total gridlock. Commute times will skyrocket, road rage incidents will escalate, and the safety of pedestrians and drivers alike will be jeopardized.

Beyond the traffic nightmare, our schools and public services are already bursting at the seams. Our children are crammed into overcrowded classrooms, our parks are overrun, and our local services are stretched to their breaking point. Introducing more residents without a solid plan to expand these essential services is not just negligent—it's downright

irresponsible.

Furthermore, the proposed high-density housing threatens the very fabric of our neighborhood. Many of us moved here for the peace and quiet of suburban life, and to foster a strong sense of community. Introducing dense housing complexes will destroy our quality of life, increase noise pollution, and erode the safety and privacy we currently enjoy.

Let's not forget about the environmental impact. More residents mean more waste, more energy consumption, and less green space. It's essential that any development plan prioritizes sustainability and ensures that our natural environment is protected from irreversible damage.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:37:29 PM

Submitted on Thu, 25/07/2024 - 16:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to vehemently oppose the proposed rezoning of Glenwood for high-density residential use. This ill-conceived plan is a blatant disregard for the well-being and interests of current residents and threatens to irreparably damage our community.

Firstly, the traffic situation in Glenwood is already a nightmare. Rush hour feels like a perpetual gridlock, and adding more residential units without substantial upgrades to our infrastructure is beyond irresponsible. It will only lead to more accidents, increased pollution, and unbearable congestion that makes our lives miserable.

Furthermore, our schools and public services are already stretched to their limits. Our classrooms are bursting, and our parks and community facilities are overwhelmed. Introducing high-density housing without a clear plan to expand these vital resources will diminish the quality of education, recreation, and everyday life for everyone in Glenwood.

Moreover, the proposal to cram high-density housing into our neighborhood threatens to destroy everything that makes Glenwood special. Many of us chose to live here for its peaceful atmosphere and strong community spirit. Introducing dense housing complexes will destroy our sense of community, increase noise levels, and erode the privacy and safety we currently enjoy.

Additionally, the environmental impact cannot be ignored. More residents mean more waste, more energy consumption, and less green space. It's imperative that any development plan prioritizes sustainability and protects our natural environment from irreversible damage.

In conclusion, I urge you to reject this reckless rezoning proposal and instead focus on responsible growth that enhances our infrastructure, preserves our community's character, and ensures a sustainable future for Glenwood. The well-being and quality of life of current residents should be your priority, not short-term gains that sacrifice our neighborhood's future.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:59:08 PM
Attachments: [31602889746844\(1.pdf\)](#)

Submitted on Thu, 25/07/2024 - 18:54

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Wayne Geoffrey

Last name

West

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

KELLYVILLE (NSW)

Please provide your view on the project

I support it

Submission file

[31602889746844\(1.pdf\)](#) (485.1 KB)

Submission

I support the proposal to increase zoning at Elizabeth Macarthur Estate, Kellyville.

I agree to the above statement

Yes

ZONING SUBMISSION TO NSW STATE GOVERNMENT FOR ELIZABETH MACARTHUR ESTATE

Online: via website, www.planning.nsw.gov.au/kellyville

I/we request the rezoning of Elizabeth Macarthur Estate to R4 zoning.

Reasons

- (a) This land is located within the 400-800 metres optimal range from Kellyville Metro station.
- (b) There is currently direct pedestrian access to the Kellyville Metro station via existing pathways, creek crossings and underpass.
- (c) There is no community title land to delay or hinder development opportunities
- (d) This estate has convenient access to major arterial roads ensuring easy dispersion of traffic
- (e) The Elizabeth Macarthur Creek corridor provides direct access to green space



Elizabeth Macarthur Estate – the land bound by Windsor Rd, Samantha Riley Dr and Elizabeth Macarthur Creek

I/we the undersigned strongly urge that the State Government support an uplift in zoning for the Elizabeth Macarthur Estate to ensure the transition to higher density is achievable in the short timeframe available to meet the State Government housing targets.

Name of Owner(s)	Address	Signature

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:36:03 PM

Submitted on Thu, 25/07/2024 - 16:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong opposition to the proposed rezoning of Glenwood for high-density residential use. This proposal disregards critical factors that could severely impact our community's livability and future sustainability.

First and foremost, the current traffic congestion in Glenwood is already overwhelming and disruptive to daily life. Introducing high-density housing without adequate improvements to our road infrastructure will exacerbate these issues, leading to increased traffic jams, longer commute times, and heightened safety risks for residents.

Additionally, our community's public services and facilities are already stretched thin. Our schools are near capacity, and our parks and recreational spaces struggle to accommodate current demand. Introducing more residents without a comprehensive plan to expand these essential services will inevitably strain resources and diminish the quality of life for all

residents.

Furthermore, high-density developments threaten to alter the character and charm of our neighborhood. Many of us chose to settle in Glenwood for its peaceful suburban atmosphere and strong sense of community. Introducing dense housing complexes risks disrupting this unique identity, potentially resulting in increased noise levels, decreased privacy, and a loss of the close-knit community spirit we cherish.

Moreover, there are significant environmental concerns associated with high-density housing. More residents mean increased energy consumption, greater waste generation, and potential loss of green spaces. It is crucial that any development plan prioritizes sustainable practices to minimize environmental impact and preserve our natural resources for future generations.

In conclusion, I urge you to reconsider this rezoning proposal and prioritize responsible, well-planned growth that enhances our community's infrastructure, preserves our quality of life, and protects our environment. Let's work together to ensure that Glenwood remains a desirable and sustainable place to live for current and future residents alike.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:33:51 PM

Submitted on Thu, 25/07/2024 - 16:33

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong opposition to the proposed rezoning of Glenwood for high-density residential use. This plan neglects critical considerations that could significantly harm our community's well-being and future sustainability.

Firstly, the current traffic congestion in Glenwood is already unbearable. Adding more residential units without substantial improvements to our roads and transportation infrastructure will exacerbate gridlock and safety hazards, impacting everyone's daily lives and increasing environmental pollution.

Moreover, our community's resources and services are already stretched thin. Our schools are at capacity, and our public amenities struggle to meet the needs of current residents. Introducing high-density housing without adequate plans to expand these facilities will strain resources further and diminish the quality of life for residents across Glenwood.

Additionally, high-density developments threaten to erode the character and charm that drew many of us to live here in the first place. Our neighborhood prides itself on its peaceful suburban atmosphere and strong sense of community. Introducing dense housing complexes risks disrupting this harmony, leading to increased noise levels, reduced privacy, and a loss of neighborhood identity.

Furthermore, the environmental impact of high-density housing cannot be overlooked. More residents mean increased energy consumption, greater waste production, and potential loss of green spaces. It is crucial that any development plan prioritizes sustainable practices to protect our local environment and preserve our natural resources for future generations..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:31:37 PM

Submitted on Thu, 25/07/2024 - 16:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to strongly oppose the proposed rezoning of Glenwood for high-density residential use. This proposal raises serious concerns that must be addressed before any decision is made.

Firstly, the current traffic congestion in Glenwood is already overwhelming. Adding more residential units without substantial improvements to our infrastructure will only worsen the situation. Long commutes, increased pollution, and safety hazards are inevitable consequences that we cannot afford to ignore.

Furthermore, our community's resources and amenities are already strained. Our schools are at capacity, and our parks and public services struggle to meet current demands. Introducing high-density housing without adequate plans to expand these facilities will lead to overcrowding, decreased access to recreational spaces, and a decline in the quality

of education for our children.

In addition to these practical concerns, there is a profound impact on our neighborhood's character and lifestyle. Many of us chose to live in Glenwood for its peaceful environment and close-knit community. High-density developments threaten to disrupt this tranquil atmosphere, bringing noise, congestion, and a loss of privacy that will diminish our overall quality of life.

Moreover, the environmental consequences cannot be overlooked. More residents mean more waste, increased energy consumption, and a greater strain on our natural resources. It is imperative that any development plan prioritizes sustainability and environmental stewardship to protect our local ecosystem for future generations.

In conclusion, I urge you to reconsider the rezoning proposal and prioritize the well-being and sustainability of our community. Let's focus on thoughtful growth that enhances our infrastructure, preserves our community spirit, and safeguards our environment.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:51:34 PM

Submitted on Thu, 25/07/2024 - 20:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I object

*Too high density for Glenwood area

*There is no plan for infrastructure to support the development I.e. access points, traffic, parking etc.

*Glenwood is unfairly facing the building of a large number of dwellings and population increase compared to surrounding suburbs such as Bella Vista, Kellyville and Stanhope Gardens, without any proposed amenities

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:30:11 PM

Submitted on Thu, 25/07/2024 - 16:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong opposition to the proposed rezoning of Glenwood for high-density residential use. This proposal is deeply concerning for several reasons that directly impact our community's well-being and future.

First and foremost, the current traffic situation in Glenwood is already unbearable. Adding more residential units without substantial improvements to our roads and transportation infrastructure is a recipe for disaster. It will exacerbate congestion, increase pollution levels, and turn our neighborhood into a perpetual traffic jam.

Additionally, the reckless push for high-density development ignores the strain it will place on our already overburdened public services. Our schools are already struggling to cope with existing enrollments, and our parks and recreational facilities are stretched thin. Without proper planning and investment in these critical areas, our community's quality of

life will suffer irreparably.

Moreover, the introduction of high-density housing threatens to irreversibly alter the character and charm of Glenwood. Many of us chose to live here because of its peaceful suburban vibe and sense of community. Introducing massive residential complexes will disrupt this delicate balance, leading to increased noise, decreased privacy, and a diminished sense of belonging for longtime residents.

Furthermore, the environmental impact cannot be ignored. High-density developments often lead to increased energy consumption, higher carbon footprints, and loss of green spaces. As stewards of our environment, we have a responsibility to protect and preserve our natural surroundings for future generations.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:28:01 PM

Submitted on Thu, 25/07/2024 - 16:27

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to vehemently oppose the proposed rezoning of Glenwood to high-density residential use. This reckless proposal disregards the well-being and interests of current residents in several critical ways.

Firstly, our community is already plagued by intolerable traffic congestion. Adding more residential units without a concrete plan to overhaul our inadequate road infrastructure is simply irresponsible. It will undoubtedly worsen gridlock, increase accidents, and make everyday commuting a nightmare for everyone who calls Glenwood home.

Secondly, the proposal completely ignores the strain it will place on our already stretched public services and amenities. Our schools are bursting at the seams, parks are overcrowded, and access to essential services like healthcare and shopping is already limited. Adding more residents without expanding these vital resources will lead to a

decline in quality of life and place an unfair burden on current residents.

Furthermore, the introduction of high-density housing threatens to destroy the very fabric of our neighborhood. Many of us chose to live in Glenwood for its peaceful environment and strong sense of community. Introducing high-density developments risks eroding this community spirit, undermining property values, and diminishing our overall quality of life.

Lastly, I am deeply concerned about the environmental impact of cramming more people into our already fragile ecosystem. High-density developments typically lead to increased pollution, reduced green spaces, and greater energy consumption. We must prioritize sustainability and environmental stewardship if we are to preserve the natural beauty and health of our neighborhood.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:24:12 PM

Submitted on Thu, 25/07/2024 - 16:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I hope this message finds you well. I'm writing to express my deep concerns about the proposed rezoning of Glenwood to high-density residential use.

One of the biggest issues for me is the potential impact on our community's traffic flow. As it stands, our roads are often congested, especially during peak times. Introducing more residential units without first addressing these traffic issues could lead to even longer commute times and increased frustration for residents trying to navigate our already busy streets.

Furthermore, high-density development could strain our local resources and services. Our schools and public facilities may struggle to accommodate a larger population, potentially leading to overcrowded classrooms and reduced access to essential community amenities like parks and recreational spaces. It's crucial that any rezoning plan includes provisions

for expanding these resources to support the needs of both current and future residents.

Another concern is the potential change in our neighborhood's character. Many of us moved to Glenwood for its quiet, suburban atmosphere and close-knit community feel. Introducing high-density housing may alter this dynamic, impacting our sense of community and potentially diminishing property values.

Additionally, there are environmental considerations to take into account. High-density developments often lead to increased energy consumption, waste generation, and loss of green spaces. It's essential that any development plan prioritizes sustainable practices and minimizes environmental impact to ensure a healthy and livable environment for all residents.

In conclusion, while I understand the need for growth and development, I believe the current proposal to rezone Glenwood for high-density residential use raises significant concerns about traffic congestion, strain on local resources, neighborhood character, and environmental sustainability. I urge you to reconsider this rezoning proposal and to engage in thorough community consultation to develop a plan that balances growth with preserving the quality of life we value in our neighborhood.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:21:44 PM

Submitted on Thu, 25/07/2024 - 16:21

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong objections to the proposed rezoning of Glenwood for high-density residential use. This proposal raises significant concerns that could profoundly impact our community in various ways.

Firstly, the current traffic situation in Glenwood is already problematic, particularly during rush hours. Adding more residential units without addressing the existing traffic issues will only exacerbate congestion and lead to increased frustration for residents. It is crucial that any rezoning plan includes comprehensive improvements to our roads and transportation infrastructure to ensure smooth traffic flow and safer travel conditions for everyone.

Secondly, the introduction of high-density housing could strain our community's resources and amenities. Our schools, parks, and local services may not be equipped to accommodate a larger population, potentially resulting in overcrowded classrooms, overstretched public

services, and reduced access to recreational facilities. It is imperative that any rezoning initiative includes robust provisions for expanding and enhancing these vital community resources.

Moreover, high-density developments often alter the neighborhood's character and lifestyle. Many residents, including myself, chose to live in Glenwood for its peaceful suburban ambiance and close-knit community feel. Introducing high-density housing could lead to increased noise levels, reduced privacy, and changes in the overall neighborhood dynamics, impacting our quality of life and property values.

Additionally, there are environmental concerns associated with high-density developments, including increased energy consumption, waste generation, and potential loss of green spaces. It is essential that any development plans prioritize sustainability practices such as energy-efficient building designs, green infrastructure, and preservation of natural areas to minimize environmental impact and promote a healthier living environment for all residents.

In conclusion, while I recognize the need for responsible growth, I believe the current proposal to rezone Glenwood for high density requires careful consideration of its impacts on traffic congestion, community resources, neighborhood character, and environmental sustainability. I urge you to reconsider this rezoning proposal and to engage in meaningful consultation with residents and stakeholders to develop a plan that balances growth with preserving the unique qualities that make Glenwood a desirable place to live.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:20:08 PM

Submitted on Thu, 25/07/2024 - 16:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I hope this message finds you well. I am writing to express my strong opposition to the proposed rezoning of Glenwood to high-density residential use. While I understand the need for development, I believe this proposal overlooks several critical factors that could significantly impact our community.

One of my primary concerns is the potential increase in traffic congestion. Our current infrastructure already struggles to handle existing traffic volumes, especially during peak hours. Adding more residential units without substantial improvements to roads and transportation systems will likely lead to gridlock and longer commute times. This not only affects convenience but also raises concerns about safety and air quality in our neighborhood.

Furthermore, high-density developments can strain local resources and services. Our parks,

recreational facilities, and public spaces may become overcrowded and inadequate to serve a larger population. It's essential that any rezoning plan includes provisions for expanding and enhancing these amenities to maintain our quality of life.

Additionally, introducing high-density housing could alter the character and charm of our neighborhood. Many of us chose to live in Glenwood for its quiet, suburban atmosphere and sense of community. Increased density may lead to changes in neighborhood dynamics, affecting property values and the overall lifestyle we cherish.

Lastly, there are environmental considerations. More residents mean greater demand for water, energy, and waste management services. It's crucial that any development plans prioritize sustainability and minimize environmental impact through green building practices, renewable energy initiatives, and preservation of green spaces.

In conclusion, while I support thoughtful growth and development, I believe the current proposal to rezone Glenwood to high density raises significant concerns about traffic congestion, community resources, neighborhood character, and environmental sustainability. I urge you to reconsider this rezoning proposal and to engage in thorough community consultation to ensure that any future development aligns with our community's long-term interests and values.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:17:47 PM

Submitted on Thu, 25/07/2024 - 16:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I hope this message finds you well. I'm writing to express my strong concerns regarding the proposed rezoning of Glenwood to high-density residential use, particularly its potential impact on our community's traffic, environment, and overall quality of life.

Firstly, the current traffic situation in Glenwood is already challenging, especially during peak hours. Adding more residential units without a comprehensive plan to improve road infrastructure will likely lead to increased congestion and longer commute times for residents. This not only affects our daily lives but also contributes to environmental issues such as air pollution and noise levels, which can impact everyone's health and well-being.

Moreover, high-density developments often strain local resources and services. Our current amenities, like parks, recreational facilities, and public spaces, may not be equipped to accommodate a larger population. It's crucial to ensure that any rezoning proposal includes

provisions for maintaining and enhancing these community assets to support a high quality of life for both current and future residents.

In addition, there's the concern about how such a rezoning might change the character of our neighborhood. Many of us moved here for its quieter, suburban feel. Introducing high-density housing could alter that, affecting everything from property values to our sense of community and safety.

Lastly, I'm worried about the broader environmental impact. More people mean more waste, more strain on our water and energy resources, and potentially less green space. It's essential that any development plans prioritize sustainability and green initiatives to minimize our footprint and protect our natural surroundings.

In conclusion, while I understand the need for responsible growth, I believe the current proposal to rezone Glenwood to high density overlooks critical considerations regarding traffic management, environmental sustainability, and community well-being. I urge you to reconsider this rezoning proposal and to engage in transparent dialogue with residents to ensure that any future development aligns with our shared values and vision for the future of our neighborhood.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:53:50 PM

Submitted on Thu, 25/07/2024 - 18:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

Great initiative. I hope the government would assist in getting development done quicker

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:14:47 PM

Submitted on Thu, 25/07/2024 - 16:14

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I hope you're doing well. I've got some serious concerns about the whole high-density rezoning thing for Glenwood.

Look, our roads are already a disaster zone during rush hour. Adding more people without fixing that mess is just asking for trouble. It's not just about inconvenience—it's about safety too. More cars jammed into the same space means more accidents waiting to happen.

And our schools? They're packed already. I don't know how they're going to handle even more kids without things falling apart. It's not fair to them or their teachers.

Then there's shopping. Have you tried finding anything around here lately? We need more shops and services before we even think about adding more people who need stuff. It's

common sense.

And let's talk about safety. More people usually mean more problems if we don't have enough cops and resources to handle it. It's not like crime disappears just because we want more neighbors.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:12:34 PM

Submitted on Thu, 25/07/2024 - 16:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I wanted to reach out about the rezoning proposal for Glenwood. I'm pretty concerned about it going high-density residential.

Our roads are already a bit of a mess with traffic, and I can't imagine what adding more houses would do without some serious upgrades. It's like trying to fit too many people into an already packed elevator—it just doesn't work. We've seen in other areas that high-density living can lead to increased traffic accidents and frustrations for everyone trying to get around.

And let's talk schools. They're already bursting at the seams, right? Bringing in more families without making sure there's enough space for our kids just doesn't seem fair. Overcrowded classrooms mean less one-on-one time with teachers, and that can really hurt students' learning experience.

Plus, shopping around here? It's already a bit sparse. We definitely need more stores and services before we add more folks who need stuff. High-density areas can sometimes struggle with access to basic amenities like grocery stores and healthcare facilities, which is a big concern for our community's well-being.

Lastly, I worry about safety. More people usually mean more issues if we don't have the right support in place. Studies have shown that densely populated areas can sometimes have higher crime rates if there aren't enough resources put into community policing and safety measures.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:09:06 PM

Submitted on Thu, 25/07/2024 - 16:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

The way I see it, our current infrastructure is already struggling to keep up with the existing traffic. Adding more residences without improving roads and transportation is like trying to fit too many puzzle pieces into one small frame—it just won't work smoothly. We need a plan that upgrades our infrastructure first before piling on more housing.

And let's talk about schools. They're already bursting at the seams. If we bring in more families without expanding school facilities, our kids might end up packed into overcrowded classrooms. They deserve better, and so do our teachers.

Plus, shopping around here? It's already a bit of a hike to find what you need. Adding more people without boosting our local businesses just doesn't add up. We need stores and services that can handle a bigger crowd, or we'll all end up driving miles just to grab groceries.

Lastly, I'm worried about safety. More folks moving in could mean more issues with crime if we don't have the right support in place. We need to know there's a plan to keep our community safe and secure.

In short, while I get that growth is inevitable, I think we need to slow down and plan it right. Let's make sure any rezoning considers the big picture—our roads, schools, businesses, and safety. I hope you'll take these concerns seriously and involve us residents in finding a solution that works for everyone.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:08:27 PM

Submitted on Thu, 25/07/2024 - 16:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I disagree with this approach it's already crowded

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:33:45 PM

Submitted on Thu, 25/07/2024 - 20:33

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

GABLES 2765

Please provide your view on the project

I object to it

Submission

I believe the excess houses plan without proper infrastructure around the Hills region which is already begging for amenities will only make the situation worse for the existing residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:06:27 PM

Submitted on Thu, 25/07/2024 - 16:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to formally oppose the proposed rezoning of Glenwood to high-density residential use. This initiative, as presented, raises significant concerns that warrant careful consideration and community dialogue.

Firstly, the current infrastructure in Glenwood is already strained and insufficient to support increased residential density. Traffic congestion is a daily challenge, and the proposed rezoning without substantial improvements to roads and transportation networks will exacerbate these issues, leading to longer commute times and decreased overall quality of life for residents.

Secondly, our local schools are already operating at capacity. Introducing high-density residential zoning without a concurrent plan to expand educational facilities will overcrowd classrooms, strain resources, and potentially diminish the quality of education

for our children. Any rezoning plan must prioritize the expansion of school infrastructure to accommodate the needs of both current and future residents.

Additionally, Glenwood lacks adequate retail and service amenities to sustain a larger population. Without concurrent development of commercial spaces, residents may face increased distances to access essential goods and services, impacting convenience and local business viability. It is essential that any rezoning proposal includes provisions for comprehensive commercial development to support the economic vitality of our community.

Furthermore, there are concerns regarding public safety and crime rates associated with high-density residential areas. Without assurances of enhanced law enforcement presence and community safety measures, rezoning to high density could potentially compromise neighborhood security and residents' peace of mind.

In conclusion, while I understand the need for responsible growth, I believe the current proposal to rezone Glenwood to high density lacks sufficient consideration of its impacts on infrastructure, schools, local businesses, and community safety. I urge you to reconsider this rezoning proposal and to engage in transparent and inclusive discussions with residents and stakeholders to develop a more balanced and sustainable plan for our community's future.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 4:05:05 PM

Submitted on Thu, 25/07/2024 - 16:04

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong objection to the proposed rezoning of Glenwood to high-density residential use. This rezoning initiative raises significant concerns that must be addressed before any decision is made that could impact our community.

First and foremost, the current infrastructure in Glenwood is already under strain and inadequate to support additional high-density development. Traffic congestion is a daily frustration for residents, and the proposed increase in residential units without substantial improvements to roads and transportation networks will only worsen this issue. It is crucial that any rezoning plan include comprehensive upgrades to infrastructure to ensure safe and efficient travel for all residents.

Secondly, our local schools are already operating at or near capacity. Introducing a high-density residential zone without a plan to expand educational facilities will put undue

pressure on our schools, potentially leading to overcrowded classrooms and compromised educational outcomes for our children. Any rezoning proposal must prioritize the expansion of school infrastructure to accommodate the needs of a growing population.

Additionally, Glenwood currently lacks sufficient retail and service amenities to adequately support an influx of new residents. Without concurrent development of commercial spaces, residents may face increased travel distances for basic goods and services, impacting both convenience and local businesses. It is essential that any rezoning initiative include provisions for the development of commercial infrastructure to maintain a balanced and thriving community.

Moreover, there are concerns about the potential impact on public safety and crime rates in high-density residential areas. Without assurances of enhanced law enforcement presence and community safety measures, rezoning to high density could compromise the safety and security of our neighborhood.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:56:44 PM

Submitted on Thu, 25/07/2024 - 15:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to voice my strong objection to the proposed rezoning of Glenwood to high-density residential use. As a long-term resident invested in the well-being of our community, I believe this rezoning initiative poses several significant challenges that need to be carefully considered.

Firstly, the current infrastructure in Glenwood is simply not equipped to support a high-density residential development. Traffic congestion is already a persistent issue, especially during peak hours, and without substantial improvements to our roads and transportation systems, adding more residential units will only exacerbate these problems. It is crucial that any rezoning plan includes comprehensive infrastructure upgrades to ensure safe and efficient mobility for all residents.

Secondly, the impact on our local schools is a major concern. Our schools are already

operating near capacity, and an influx of new residents from high-density housing developments could overload our educational facilities. This could lead to overcrowded classrooms, strained resources, and a decline in the quality of education provided to our children. It is essential that any rezoning proposal be accompanied by plans for the expansion of school infrastructure to accommodate the needs of a growing population.

Additionally, Glenwood currently lacks sufficient retail and service amenities to support additional residents. Without concurrent development of commercial spaces, residents may face longer travel times for basic goods and services, adversely affecting convenience and local businesses. It is imperative that any rezoning initiative includes provisions for the development of commercial infrastructure to maintain and enhance our community's economic vitality.

Furthermore, there are concerns about the potential impact on public safety and crime rates. High-density residential areas can sometimes experience higher crime rates if adequate measures are not taken to enhance community safety and law enforcement. It is essential that comprehensive plans are put in place to ensure the safety and security of all residents in the event of rezoning.

In conclusion, while I understand the need for responsible growth and development, I firmly believe that the current proposal to rezone Glenwood to high density is premature and lacks sufficient consideration of its impacts on our infrastructure, schools, local businesses, and overall community well-being. I urge you to reconsider this rezoning proposal and to engage in meaningful consultation with residents and stakeholders to ensure that any future development aligns with the long-term sustainability and quality of life in our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:51:17 PM

Submitted on Thu, 25/07/2024 - 15:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to formally register my objection to the proposed rezoning of Glenwood to high-density residential use. This proposal raises significant concerns regarding its potential impact on our community, particularly in terms of infrastructure, services, and overall quality of life.

Firstly, the current infrastructure in Glenwood is inadequate to support high-density development. Traffic congestion is already a daily frustration for residents, and adding more housing units without substantial improvements to roads and transportation networks will exacerbate this issue. It is imperative that any rezoning plan be accompanied by comprehensive infrastructure upgrades to ensure safe and efficient travel for all residents.

Secondly, our local schools are already stretched to capacity. Introducing a high-density residential zone without a corresponding plan to expand educational facilities will strain

resources and potentially compromise the quality of education for our children. It is essential that any rezoning proposal include provisions for the expansion of school infrastructure to accommodate an increased student population.

Additionally, Glenwood currently lacks sufficient retail and service amenities to support a growing population. Without concurrent development of commercial spaces, residents may face longer commutes for everyday necessities, impacting both convenience and local businesses. Any rezoning initiative must include strategies to promote balanced growth that supports the economic vitality of our community.

Moreover, concerns about public safety and crime rates in high-density residential areas cannot be overlooked. Without assurances of enhanced law enforcement presence and community safety measures, rezoning to high density could potentially compromise the safety and security of our neighborhood.

In conclusion, while I recognize the importance of responsible development, I believe the current proposal to rezone Glenwood to high density is premature and lacks sufficient consideration of the impacts on our infrastructure, schools, local businesses, and overall community well-being. I urge you to reconsider this rezoning proposal and to engage in thorough consultation with residents and stakeholders to ensure any future development aligns with the long-term interests and sustainability of our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:47:47 PM

Submitted on Thu, 25/07/2024 - 15:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to express my strong objections to the proposed rezoning of Glenwood to high-density residential use. This rezoning initiative, as it stands, raises several critical concerns that must be addressed before any decision is made.

First and foremost, the existing infrastructure in Glenwood is already strained and insufficient to support additional high-density residential development. Traffic congestion is a daily challenge for residents, and adding more housing units without substantial improvements to roads and public transportation options will only exacerbate this issue. It is crucial that any rezoning plan include comprehensive upgrades to infrastructure to accommodate the increased population density..

Furthermore, the impact on our local schools is deeply concerning. Our schools are currently operating at capacity, and any influx of new residents from high-density housing

developments could overwhelm our educational facilities. This could lead to overcrowded classrooms, stretched resources, and a decline in the quality of education for our children. It is imperative that any rezoning plan include provisions for the expansion of school facilities to meet the needs of a growing population.

In addition to infrastructure and educational concerns, the proposal fails to adequately address the impact on local businesses and amenities. Glenwood already struggles with limited shopping options and community services.. Without concurrent development of commercial spaces to support a growing population, residents will face longer commutes for essential services, leading to increased traffic and diminished quality of life.

Lastly, there are significant concerns about the potential impact on crime rates. High-density residential areas can sometimes experience higher crime rates if not properly planned and managed. Without assurances that adequate measures will be taken to enhance community safety and law enforcement presence, rezoning to high density could jeopardize the safety and well-being of our neighborhood.

In conclusion, while I appreciate the need for responsible growth, the current proposal to rezone Glenwood to high density lacks the necessary foresight and planning to ensure a sustainable and thriving community. I urge you to reconsider this rezoning proposal and to engage in a more inclusive and thorough evaluation of its potential impacts on our infrastructure, schools, local businesses, and overall community well-being.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:36:10 PM

Submitted on Thu, 25/07/2024 - 18:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I strongly object to the proposal, considering that it will affect the daily lives of our children and community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:43:16 PM

Submitted on Thu, 25/07/2024 - 15:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to formally object to the proposed rezoning of Glenwood to high-density residential use. As a concerned resident and taxpayer within this community, I believe this proposal poses significant challenges that have not been adequately addressed.

Firstly, the current infrastructure in Glenwood is insufficient to support a high-density development. Traffic congestion is already a pressing issue, particularly during peak hours, and adding more residences without a comprehensive plan for road expansion or public transportation enhancements will exacerbate this problem. Residents rely on the existing infrastructure, which has not kept pace with previous developments, leading to frustration and safety concerns.

Secondly, the impact on local schools is a paramount concern. Our schools are already operating at or near capacity, and an influx of new residents could overwhelm the system,

potentially leading to larger class sizes, strained resources, and a diminished quality of education for our children. Without a plan to expand school facilities concurrent with residential growth, the rezoning proposal is premature and ill-advised.

Thirdly, the current retail and shopping amenities in Glenwood are limited. Adding more residents without concurrent commercial development could exacerbate the situation, leading to increased travel distances for basic necessities and placing additional strain on surrounding communities' retail resources.

Lastly, the proposal's impact on crime rates cannot be overlooked. High-density housing can sometimes correlate with higher crime rates if not properly managed and supported by law enforcement. Without assurances from local authorities regarding increased patrols and community safety measures, residents' concerns about crime may rise, negatively impacting the quality of life in our neighborhood.

In conclusion, while I understand the need for responsible growth and development, I firmly believe that the current proposal to rezone Glenwood to high density lacks the necessary infrastructure support and comprehensive planning to ensure the well-being and prosperity of our community. I urge you to reconsider this proposal in light of these concerns and to engage in a more inclusive dialogue with the residents of Glenwood before moving forward with any rezoning decisions.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:39:05 PM

Submitted on Thu, 25/07/2024 - 15:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I oppose this development because it our roads are at full capacity and so is our land, how much more can you squeeze people into small land and houses!!

Not to mention we don't have the medical, school capacity either as we they are all at full capacity now.

No hospitals, the WINDSOR, OLD WINDSOR CONGESTED EVERY DAY !!!!

WHEN ARE YOU GOING TO START THINKING ABOUT THE RESIDENTS AND NOT ABOUT THE \$\$\$\$

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:34:58 PM

Submitted on Thu, 25/07/2024 - 15:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I support it

Submission

This project will be great for the community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:31:20 PM

Submitted on Thu, 25/07/2024 - 15:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Bindu

Last name

Talwar

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

We object to this project since it will become too much crowded.. Please select the suburb which is under development without any ammenities.

Please leave the suburbs which are already established.

Kindly consider our request.

Thank you.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 3:23:00 PM

Submitted on Thu, 25/07/2024 - 15:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I object to this as I have only one property in Glenwood which I wish to retire in . I don't want to go anywhere and I don't have anywhere else to go

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:25:38 PM

Submitted on Thu, 25/07/2024 - 20:25

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista NSW 2153

Please provide your view on the project

I object to it

Submission

I object

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 1:53:35 PM

Submitted on Thu, 25/07/2024 - 13:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont Hills 2155

Please provide your view on the project

I object to it

Submission

The infrastructure in the proposed area of Kellyville/Bella Visa/Stanhope Gardens is lacking to accommodate the proposed growth of people to the area. If this proposal goes through, then I believe this will really impact on the current community.

The bus service from my area in Beaumont Hills to Kellyville Station is lacking to say the least, particularly if you work outside of the normal business hours. If you are required to use the carparks provided at the Metro Stations, then good luck trying to get a spot.

It is nearly impossible to get appointments at medical services and the roads are overcrowded with traffic crawling not only during peak times during the week but also on the weekend. Good luck trying to get parking at any shopping centres on a weekend. That is nearly impossible unless you go first thing in the morning or very late in the day.

I believe that as these new housing estates are being built near the metro stations that you think this will not generate traffic in the local area as all the people would be using the metro station. I don't believe this is entirely true. The metro and buses do not service all areas for people to access for work and leisure. This would only add to the already atrocious conditions on the roads in the local community. From a personal point of view, I drive to work from Beaumont Hills to Norwest. I have been doing this trip for over 12 years. In that 12 year period, my trip has gone from a 10 minute drive to now a 35 minute drive. I have at times tried to do this trip by way of bus and metro. However due to the unreliability of the bus service, this is not a viable option for me.

I understand that all the local schools are overloaded which would also be further impacted by the rise in population in these areas. This is not a good situation for children to be learning in overcrowded classrooms and for teachers to try and teach enormous number of students in one class. I don't believe that any new schools are proposed for these areas to accommodate the growth in population.

I understand that with the growth of population, that suburbs will change and populations will grow. However is it too much to ask that the infrastructure and services also grow with the growth of people in the area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 2:37:15 PM

Submitted on Thu, 25/07/2024 - 14:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am submitting on behalf of my organisation

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I object your proposal

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 1:24:41 PM

Submitted on Thu, 25/07/2024 - 13:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

There are not enough schools in the area, particularly high schools to support this level of development. Our roads are already congested and this will only make things worse.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 12:49:06 PM

Submitted on Thu, 25/07/2024 - 12:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Karthik

Last name

Vetcha

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

I support this movement

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 12:36:12 PM

Submitted on Thu, 25/07/2024 - 12:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2156

Please provide your view on the project

I am just providing comments

Submission

You need a new FRNSW station in box Hill. RFS need to hand over area and funding towards upgrading real fire fighting equipment.

Ladder platform is desperately needed for the new apartments and the metro train line

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 11:35:18 AM

Submitted on Thu, 25/07/2024 - 11:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

I object to the proposed developments UNLESS roads are widened and upgraded especially on Old Windsor Rd, Windsor Rd and surrounding roads! The traffic at peak hour is already ridiculous both in the morning and afternoon and to think that majority of people living in these high density units will catch the Metro and public transport is incorrect!

Our area is growing at a rapid rate and the basics like roads and public transport are not growing at the same rate!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 11:24:13 AM

Submitted on Thu, 25/07/2024 - 11:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

It is already a nightmare to drive during the peak hours, and it takes more than 20 minutes to reach the old Windsor and Windsor roads. The new high-density homes will make life more miserable and difficult to go to work and school. Not all workplaces are close to public transport, and many in the Kellyville area are required to drive to work.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 10:43:48 AM

Submitted on Thu, 25/07/2024 - 10:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

My concerns are based on the lack of available infrastructure to support this unprecedented growth in population

No proposal for adequate schooling or child care or public hospitals in the vicinity. The proposed Rouse hill hospital is yet to ser progress

The roads leading in and out of the area remains clogged, public transport is quite inadequate and parking a nightmare

While metro is a good addition. There is not enough commuter parking facility for existing residents let alone new ones..

I am also concerned of lack of open areas and entertainment facilities..

The locality is known for leafy green areas and tranquil parks and bushes. Over populating these places will be unfair to residents now and an future

I would urge the government to focus first on core infrastructure before letting developers wild with high rises

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:24:59 PM

Submitted on Thu, 25/07/2024 - 20:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista NSW 2153

Please provide your view on the project

I object to it

Submission

I object

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 10:41:27 AM

Submitted on Thu, 25/07/2024 - 10:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

There is no school facility for children to accommodate

Old Windsor Rd and Windsor Rd are at its peak during day time this would become impossible to commute

Medical facility is not enough for existing residents

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:24:00 PM

Submitted on Thu, 25/07/2024 - 20:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista NSW 2153

Please provide your view on the project

I object to it

Submission

I object

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 8:23:05 PM

Submitted on Thu, 25/07/2024 - 20:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Bella Vista & 2153

Please provide your view on the project

I object to it

Submission

I object

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:27:47 PM
Attachments: [bella-vista-and-kellyville-response-to-the-eie-on-exhibition.pdf](#)

Submitted on Thu, 25/07/2024 - 18:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I am just providing comments

Submission file

[bella-vista-and-kellyville-response-to-the-eie-on-exhibition.pdf](#) (621.18 KB)

Submission

Please see attached letter and report.

I agree to the above statement

Yes

Executive Director – State Led Rezoning

Department of Planning, Housing and Infrastructure

4 Parramatta Square, 12 Darcy Street,

PARRAMATTA, NSW 2150

Attention: [REDACTED]

25 July 2024

Dear Ms Sargeant,

Public consultation of the Kellyville/Bella Vista TOD Rezoning Proposal

Thank you for the opportunity to review the documentation, including the Explanation of Intended Effects (EIE) in relation to the Kellyville and Bella Vista Transport Oriented Development (TOD) rezoning proposal.

Reference is made in the EIE to the range of plans and concepts that have guided the strategic planning process for Kellyville and Bella Vista over a period of considerable time and through a range of engagement and consultation with the community. I participated in this earlier engagement.

I am a long-term resident of [REDACTED], Kellyville, which is 250m from the Kellyville metro station. Bridget Place and Macquarie Ave comprise, 21 low scale residential properties and is bounded by Samantha Riley Drive and Macquarie Avenue. Those boundaries and the nature reserve at the rear of Bridget Place form a natural precinct.

We are a relatively small group of well organized owners who see the value of their location (Figure 1), its proximity to important transport infrastructure and the ability for this precinct to meet the government's objective of delivering more well located housing.

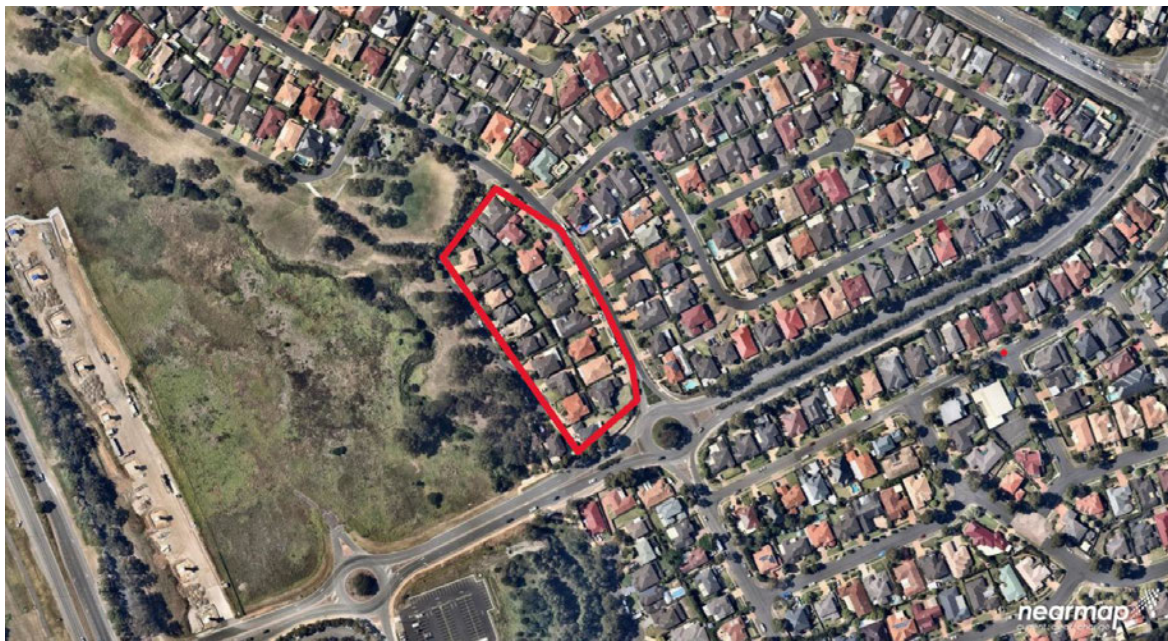


Fig. 1 – The consolidated 11,600sqm site area comprising 21 lots

The 2013 NSW Government Structure Plan for Kellyville Station established the strategic relevance of that centre for high density, mixed use to support the government's transport investment along the North West Corridor. During that time, and in response to the consultation, the residents of the Bridget Place and Macquarie Ave Precinct engaged Architectus to undertake site analysis of their precinct with the view to interrogate the precincts suitability in terms of density and built form massing.

At that time, the Structure Plan anticipated that much of this subdivided area would be developed for residential flat buildings up to 6 storeys, on single lots or consolidated two-lot parcels. This represented a potential under-development for sites in close proximity to the metro. On larger sites near the station, the Precinct Proposal envisaged a master-planned mixed-use development with good communal and public open space, low street wall heights and tall slender towers up to 15 storeys.

Architectus undertook an analysis of the Bridget Place and Macquarie Ave Precinct and tested several options to see how the precinct could accommodate density and this typology. Those options are included below and the **report attached**:



Option 1 – This scheme adopted the principles of the previous Kellyville Station Precinct Plan with 6 storeys on the Elizabeth Macarthur Creek park frontage. (6 storeys, FSR 2.0:1)



Option 2 – This scheme maximised the site potential, based on an understanding of the site's context and the Department's vision for the town centre in 2017. (6-15 storeys, FSR 3.2:1).



Option 3 – This scheme tested the taller tower heights, commensurate with the site's strategic location near a new station and provides the best opportunity to utilise the site for more housing outcomes, and greater permeability through the site and access to the reserve, whilst maintaining amenity. (6-20 storeys, FSR 3.5:1+).

This testing was completed in 2017, however that analysis and strategic content of the Architectus remain relevant. It was disappointing to see that in the recent exhibited material, the EIE had failed to reflect this precincts' strategic location and attributes, and had remained zoned R3 Medium Density.

We suggest there remains a strong case to pursue a higher density and appropriate zoning for the Bridget Place and Macquarie Ave Precinct, based on the earlier work prepared and analysis undertaken by Architectus as referenced, for the following reasons:

1. its **proximity to the Kellyville Metro** – the Precinct sits within the **400m radius** of the station,
2. it forms a **natural precinct** insofar that it is bounded by roads and is adjacent to natural landscape,
3. the higher density outcome would allow more orderly access off Bridget Place, minimizing direct access from Macquarie Ave,
4. it provides excellent **orientation, vistas, amenity and permeability** through the site and into the nature reserve adjoining, for residents and the broader community,
5. higher density provides more **efficient floorplates** than medium density, which in turn provides better permeability and access to the public reserve and greater amenity for residents, and
6. this precinct provides the potential for **additional housing yield**, which is aligned with government policy and may be necessary if other development uplifts are not realized, eg Community titled estates.

The NSW Government has been investigating this Corridor and its ability to meet the increasing need for more housing especially within the context of Transport Oriented Development. The Government has made considerable investment along this transport corridor and has identified areas suitable for density and mixed-use development. For the reasons outlined in this letter, it appears that our precinct would make a meaningful and necessary contribution to the government's commitments. We ask that NSW Planning, Housing and Infrastructure provide a high density zoning with the appropriate controls to our precinct through this rezoning process to achieve its potential and deliver the necessary and well located housing to meets its commitments and policy objectives.

Should you wish to discuss further, please feel free to contact me on [REDACTED].

Yours sincerely,

[REDACTED]

[REDACTED]

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 10:24:22 PM

Submitted on Thu, 25/07/2024 - 22:24

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Plan for increasing density in Kellyville and Bella Vista is sound, as there is lots of land available.

However, Glenwood areas are less feasible as there is no land available, and becoming further away from public transport. Increased density in Glenwood will increase traffic congestion further.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 10:14:55 AM

Submitted on Thu, 25/07/2024 - 10:14

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

Please don't increase the population in Glenwood area, Current roads , schools are not enough

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 10:12:17 AM

Submitted on Thu, 25/07/2024 - 10:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I support it

Submission

Support assuming there shall still be sufficient green spaces, parks, better traffic management as traffic on old Windsor road is getting worse by the day.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:19:45 PM

Submitted on Thu, 25/07/2024 - 18:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

Bella Vista 2153

Please provide your view on the project

I object to it

Submission

I strongly object to the proposal as many people have invested millions of dollars into building their new homes in Bella vista waters not expecting it to be invaded by high rise residential buildings so close by. With the amount of traffic congestion now it is already suicidal to get across the roundabouts on Norwest Boulevard. Bella vista waters is well known for its unique design and architecture and it is ridiculous planning for high rise buildings that don't complement the landscape there.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Thursday, 25 July 2024 6:16:16 PM

Submitted on Thu, 25/07/2024 - 18:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I currently live on the adjoining streets that will house these new developments. The congestion's here is already a big issue. A 5 minute trip in the morning for school and getting outside the hills turns into a 25 minute trip. With this new density and lack of new roads and schools will cause me to want to leave the hills council area.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:40:53 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Thursday, July 25, 2024 9:57 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Thu, 25/07/2024 - 21:57

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I am just providing comments

Submission

Windsor road is a nightmare at the moment, what sort of an impact will this have on Windsor road? What's the plans for updating the road to 3 lines so traffic can move quickly or be able to somewhat manage this development.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:31:45 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Monday, July 22, 2024 8:47 AM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Mon, 22/07/2024 - 08:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Baulkham Hills 2153

Please provide your view on the project

I object to it

Submission

The increase of high density housing will result in significant increase in congestion on streets as well as overcrowding in local schools. This is already happening with the organic growth in population and will be further accelerated by this proposal.

While it has been suggested that infrastructure will be funded in the future - it has been the case that population growth has marched ahead of infrastructure development - this project should only be considered once the infrastructure is in place and the residents feel comfortable in the increased population density.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:30:36 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Sunday, July 21, 2024 11:27 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sun, 21/07/2024 - 23:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Ram Prasanth

Last name

Alajangi

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I strongly object to this.

Our house is not even 15 years old.

My questions

1. How many from the planning team are living in Sydney and in especially in these Suburbs?
2. There are no new roads, no new schools, no hospital in this area yet. Why are you proposing this?

Many may be mentally affected, feeling harassed, under high stress due to this unwarranted proposal.

Will the planning team be responsible if anyone takes an extreme step citing this proposal as a reason?

Planning team maybe sitting outside Sydney and have no idea about these suburbs.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:30:01 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Sunday, July 21, 2024 11:13 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sun, 21/07/2024 - 23:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

GLENWOOD

Please provide your view on the project

I object to it

Submission

'NO' TO THE PROJECT - as a resident of Glenwood who already struggles every day to get out of Glenwood in the morning for school drop off (it takes us 20-30 min to get out of Glenwood due to heavy traffic on Meurants Lane) and then again in the peak hours in the evening (it takes 10-15 minutes to enter Glenwood from Norwest Blvd), I am submitting my categorical NO to the proposal.

Glenwood is already overpopulated, almost every household has 2 cars. Its narrow street and roads simply do not have capacity for more cars on the roads.

Also Glenwood is a flood-prone area. Only limiting (not increasing!) building will reduce risk of life and injuries in the event of a flood. That's why Glenwood has a significant number of floodways, basically Glenwood is a suburb built around floodways. I believe that increasing number of buildings or building height in a new buildings will increase pressure on the ground and that will have detrimental impact on existing stormwater and flood mitigation structures.

That's why I object to the project and all its proposals.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:29:04 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Sunday, July 21, 2024 8:00 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sun, 21/07/2024 - 19:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Please provide your view on the project

I object to it

Submission

I OBJECT TO THIS PLANNING

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:28:18 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Sunday, July 21, 2024 7:55 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sun, 21/07/2024 - 19:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Ming Wai

Last name

Ng

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Please provide your view on the project

I object to it

Submission

I OBJECT to this. Not in Bella Vista nor Kellyville pick somewhere further west or south. This area has reached it capacity.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:26:42 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Sunday, July 21, 2024 4:30 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sun, 21/07/2024 - 16:30

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

Glenwood is a nice, relaxing and peaceful suburb. Rezoning will increase too much traffic and pollution and the beauty of the suburb will fade away.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:26:09 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Saturday, July 20, 2024 12:09 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sat, 20/07/2024 - 12:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

Formal objection to the proposal

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:22:50 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Saturday, July 20, 2024 3:01 AM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sat, 20/07/2024 - 03:01

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

i believe we can have denser housing development, without the need for high rises.

personally, i think building dense housing on where the trades school is in glenwood will be beneficial as it is close to the pedestrian bridge above windsor road towards bella vista station itself.

it bothers me realising multiple small-lot homes in stanhope gardens will be demolished to make way for high-rises, but kellyville lots upwards of 600sqm in the hills district will not be destroyed despite being close to the station. Glenwood homes 300-500sqm will be demolished whereas large homes in bella vista worth around \$3 000 000 for 700sqm+ land will not, considering they are both close to the station.

personally i agree with more homes being built within a close proximity to transit, but not at the cost of destroying homes families have lived in for over 15 years for developers to build cheap and small apartments contesting the suburban charm of glenwood and stanhope gardens.

overall i think building homes atop of mostly not utilised space, such as the trades school, large parking lots at parklea markets, open field in front of the kfc at parklea, is a good idea. demolishing large amounts of established homes with familial history is not a good idea.

we should find better ways of adding dense housing to areas contrasted to the current proposal of demolishing existing area's to make way for high/mid-rises.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:21:41 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Saturday, July 20, 2024 2:25 AM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Sat, 20/07/2024 - 02:25

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Kuldeep

Last name

Kaur

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Totally against it as traffic is already bottleneck in these proposed rezoning areas. With more population in these areas will creat havoc on road, more anxiety, accidents and mental health issues. Don't do it.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:18:12 AM

Hi Bella Vista/Kellyville TOD team,

Please see a submission below.

Kind regards,

[REDACTED]
[REDACTED] Officer | Assessment and Systems Policy
Resilience and Sustainability
Department of Planning, Housing and Infrastructure

T [REDACTED] [REDACTED] [REDACTED]

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Friday, July 19, 2024 5:53 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Fri, 19/07/2024 - 17:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

In light of the current housing crisis in Sydney, I advocate for the construction of more affordable housing near new infrastructure. However, I am concerned that the existing infrastructure in Glenwood is inadequate to accommodate a larger population. If the government can assure us that essential infrastructure such as schools, preschools, daycares, gardens, parking, and the widening of Old Windsor Road will be addressed, I believe more people will support this initiative.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:39:38 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Thursday, July 25, 2024 1:24 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Thu, 25/07/2024 - 13:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Gurkamal

Last name

Singh

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

This plan will destroy Glenwood and nearby areas. Old Windsor will totally be choked. Norwest blvd is already a traffic choke point. Planning department has to find a place else where. This is not a good plan.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:37:45 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Thursday, July 25, 2024 10:52 AM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Thu, 25/07/2024 - 10:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Manoji

Last name

Sunda

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

It's a No to Overdevelopment!

The proposal to build 22,000 apartments in 35-level buildings between Bella Vista and Kellyville Metro is a recipe for disaster. Packing people into tiny, claustrophobic spaces is not the solution. Our area is already overwhelmed with commuters from the Hills, Glenwood, and Parklea, leading to crowded metros, congested roads, and packed school buses.

Why not develop further out and build the necessary infrastructure instead? Greedy developers are getting away with chopping land into tiny 300 sq metre plots, creating long-term mental and physical health issues for residents. This is not sustainable and will ultimately harm our community. These developments are going to end up making our area, Bella Vista, Norwest & Kellyville look like the slums of third world countries. We've worked hard and paid a lot of money to build where we have. Now the overcrowding will make it impossible to get out of our homes with the impending traffic chaos.

We will do everything to oppose this overdevelopment and urge the NSW Planning Dept & the Hills Shire Council to advocate for smarter, more sustainable growth.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:35:54 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Wednesday, July 24, 2024 7:32 AM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Wed, 24/07/2024 - 07:32

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I am just providing comments

Submission

My property sits on the accelerated zone. When I purchased the property there was a clause related to Compulsory Acquisition.. Will this be used by the government as a trump card should owners refuse to sell?

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:34:34 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Tuesday, July 23, 2024 7:56 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Tue, 23/07/2024 - 19:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Alison

Last name

Clark

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I [REDACTED].

[REDACTED].

Oppose the rezoning proposal for affordable housing..

My objection being. For myself upheaval, loss of security unable to raise a mortgage to stay in the area close to family support at age 77years & transport. Mental health.

For my Community. Families disrupted, driven out of their chosen area. Debt & mental health issues & transport.

For the Area. Traffic chaos, overcrowding, increased land rates. Education. Parking. Increased crime rates.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:34:15 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Tuesday, July 23, 2024 6:48 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Tue, 23/07/2024 - 18:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Submission

This is an excellent proposal and long overdue. Building more houses near transport hubs is a no brainer. I live in Stanhope Gardens and before you build more houses you must have a plan to relieve the pressure of Old Winsor Road and Sunnyholt road. You will also need more schools in Stanhope and Glenwood areas, the schools in these areas are full.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:33:53 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Tuesday, July 23, 2024 5:09 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Tue, 23/07/2024 - 17:09

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155³

Please provide your view on the project

I object to it

Submission

I would like the rezoning of Elizabeth Macarthur Estate to include high rise apartments. The properties in this Estate are located with 400 to 800 metres from Kellyville Metro station. There is currently direct pedestrian access to the Kellyville Metro Station. There is no community title land to delay or hinder development opportunities. The Estate has convenient access to major arterial roads, ensuring easy dispersion of traffic. Finally the Elizabeth Macarthur Creek corridor provides direct access to green space.

I believe the community within the Elizabeth Macarthur Estate have a supportive view of this as well.

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:33:30 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Monday, July 22, 2024 10:19 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Mon, 22/07/2024 - 22:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I support it

Submission

None

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:33:12 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Monday, July 22, 2024 10:18 PM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Mon, 22/07/2024 - 22:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I support it

Submission

None

I agree to the above statement

Yes

From: [REDACTED]
To: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: FW: Webform submission from: Proposed pathway changes to support Transport Oriented Development
Date: Friday, 26 July 2024 9:41:30 AM

From: Planning Portal - Department of Planning and Environment
<noreply@feedback.planningportal.nsw.gov.au>
Sent: Friday, July 26, 2024 7:56 AM
To: DPE PS ePlanning Exhibitions Mailbox <eplanning.exhibitions@planning.nsw.gov.au>
Cc: DPIE PA Systems Productivity Policy Mailbox
<SystemsProductivity.Policy@planning.nsw.gov.au>
Subject: Webform submission from: Proposed pathway changes to support Transport Oriented Development

Submitted on Fri, 26/07/2024 - 07:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2769

Please provide your view on the project

I object to it

Submission

The schools, roads and public transport are already at capacity. The metro is full at 7:20am at rouse hill station; it can take 40 mins to drive from Rouse hill to Bella Vista between 7:45 and 9:30 weekdays; it can take 25 mins from Ettamogah pub at Kellyville to Bella Vista on weekends at any time. The Ponds school is full of demountables. Everything is so jam packed an busy. Land lots are getting smaller and smaller. This planning makes it impossible to commute to jobs in the area, let alone going further.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 11:11:56 PM

Submitted on Fri, 26/07/2024 - 23:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I object. Why can't you build in Riverstone or Box Hill? Why touch existing homes when road network couldn't even cope?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:12:07 PM

Submitted on Fri, 26/07/2024 - 18:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Baulkham Hills 2153

Please provide your view on the project

I object to it

Submission

I have concerns that this area is becoming so over populated - one of the big draw cards to moving here was that it wasn't so populated, that there was space and houses instead of so many multi-living buildings.

I don't think there is the infrastructure to support all the new people that would be moving in.

If I wanted to live in a city I would not have bought in a suburban area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:34:36 PM

Submitted on Fri, 26/07/2024 - 22:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Julie

Last name

Sanchez

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2157

Please provide your view on the project

I object to it

Submission

The hills lga is at capacity already - current infrastructure is not in place yet to manage so many extra people . We need schools hospitals roads before more people come ! In peak hour we cannot move on the roads . you are changing also the charm and attraction of leafy beautiful hills area

A big objection from me and my family

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:40:50 PM

Submitted on Fri, 26/07/2024 - 13:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Object to this

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:40:20 PM

Submitted on Fri, 26/07/2024 - 13:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

We need more schools

Roads need to be developed

More public transport facilities

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:34:39 PM

Submitted on Fri, 26/07/2024 - 13:34

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Bin

Last name

Cai

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I object to it

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:29:54 PM

Submitted on Fri, 26/07/2024 - 13:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The road traffic in our area has become unbearable and we continue to add housing in this area and areas west of kellyville. Most of the location we need to travel to from our home can not be accessed through metro.

If this is approved, myself and my entire family residing in kellyville will vote for an alternative council leader

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:28:38 PM

Submitted on Fri, 26/07/2024 - 13:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

I object to the proposed plan. Existing infrastructures, roads and schools will not be able to cater to the growing population when this project pushes through.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:28:34 PM

Submitted on Fri, 26/07/2024 - 13:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The hills area is already a gridlock peak times. How can you feel justified to add to an already over populated area with no added plans for education and medical facilities

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:27:12 PM

Submitted on Fri, 26/07/2024 - 13:27

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Too grandiose-too many units -whoever design this is obviously doesn't live here

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:23:41 PM

Submitted on Fri, 26/07/2024 - 13:23

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Baulkham Hills 2153

Please provide your view on the project

I object to it

Submission

We enjoys the spacious environment. Can't deal with people crowd.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:00:05 PM

Submitted on Fri, 26/07/2024 - 17:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Saby

Last name

Mohanty

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood, 2768

Please provide your view on the project

I object to it

Submission

Rezoning parts of Glenwood to R4 and also increasing the height of buildings around Bella Vista station is a very short sighted approach to solving the housing problem. It is fraught with issues where the existing 2 lane Old Windsor Road would just not be able to handle an additional 20,000 cars . There is no public hospital to service such a big increase in population. The schools around Glenwood and Bella Vista are already over capacity . The state government has no plans to uplift the infrastructure but wants to put up around 20,000 new units . Absolutely poor urban planning.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:22:10 PM

Submitted on Fri, 26/07/2024 - 13:21

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Stephen

Last name

Sammut

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I support it

Submission

Just want to really know timeframe even if it's only a ball park figure?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 11:53:21 PM

Submitted on Fri, 26/07/2024 - 23:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I object to it as no enough infrastructures will be built accordingly.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:39:57 PM

Submitted on Fri, 26/07/2024 - 14:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

Definitely not ready for this type of rezoning - fix the issues before adding more to the area!!!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:26:25 PM

Submitted on Fri, 26/07/2024 - 22:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Udyan

Last name

Sharma

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Gables/2765

Please provide your view on the project

I object to it

Submission

I strongly oppose this rezoning proposal considering it one of the worst I have encountered in the past decade. While many countries and states are striving to reduce burdens on the public, the NSW Labor government seems intent on finding ways to punish residents. I am baffled by who within the government supports this proposal. It seems they are either rubber-stamp bureaucrats blindly following orders or they are completely out of touch with reality.

This proposal has several underlying issues that will not only impact Kellyville and Bella Vista but also the surrounding areas. Some of the key reasons for opposition are listed below:

1. Traffic and Transport Challenges:

Old Windsor Road and Windsor Road already face severe congestion and inefficiency.

The addition of such a substantial number of new homes will inevitably lead to a massive increase in traffic volume exacerbating existing problems. The current infrastructure is not equipped to handle this influx leading to even longer traffic jams and delays.

2. Impact on Neighboring Areas:

The issues will extend beyond Kellyville and Bella Vista. Neighboring areas like Gables, Schofields, Stanhope Garden, Kellyville Ridge and Box Hill will also face the burden of these challenges. These communities rely on Windsor Road for commuting and other essential travel needs. Residents from these areas frequently travel to Kellyville, Bella Vista, and Rouse Hill to go to Sydney CBD and then use these areas for shopping, and other activities. The increased traffic and congestion will severely impact their daily commutes and overall quality of life.

3. Parking Issues:

Parking is a significant issue in the area where spaces are fully occupied by 7 am. With the proposed increase in population this problem will only worsen, leading to increased frustration among residents and commuters. The lack of adequate parking solutions in the proposal indicates a shortfall in addressing the real needs of the community.

4. Insufficient Schools and Services:

The current population in Kellyville and Bella Vista already struggles with limited access to schools and essential services. Adding 20,700 new homes without a corresponding increase in educational and other critical infrastructure will strain the existing facilities further, diminishing the quality of life for both current and future residents. The proposal lacks a detailed plan on how to accommodate the educational needs of an increased population.

5. Community Displacement and Social Impact:

The introduction of such a large number of new homes could lead to the displacement of existing residents. The proposed affordable housing contribution, while beneficial, might not be sufficient to offset the negative impacts on the community. There is a risk that the character and cohesion of the current neighborhoods will be undermined leading to social instability.

6. Environmental Concerns:

The large-scale development could have significant environmental impacts including loss of green spaces, increased pollution, and strain on local ecosystems. The proposal does not adequately address these environmental considerations which are crucial for sustainable development.

7. Lack of Comprehensive Infrastructure Improvement:

Instead of focusing solely on increasing housing a more balanced approach is needed. This includes substantial improvements to the existing infrastructure such as adding additional lanes to major roads, enhancing public transport options and implementing smarter traffic management systems. Addressing these issues is essential to ensure that the area can sustainably support a larger population.

While the government's proposal aims to address housing needs it falls short in considering the broader implications for Kellyville, Bella Vista, and the surrounding areas. The current infrastructure, services, and environmental capacity are already under significant strain. Introducing 20,700 new homes without addressing these foundational issues will likely lead to increased congestion, reduced quality of life, and social and environmental challenges.

Neighboring areas like Gables, Schofields, and Box Hill, which depend on Windsor Road and commute to Kellyville, Bella Vista, and Rouse Hill, will also suffer from these issues. A more thoughtful and comprehensive approach is required—one that prioritizes infrastructure improvements, sustainable development, and the well-being of current and future residents. Only by addressing these critical issues can the area thrive and support a larger population effectively.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:19:58 PM

Submitted on Fri, 26/07/2024 - 13:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

Too congested already

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:18:08 PM

Submitted on Fri, 26/07/2024 - 13:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Sarah

Last name

Brown

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2156

Please provide your view on the project

I object to it

Submission

The greedy government strikes again! How horrendous changing the hills district and allowing it to become even more gridlocked than what it already is. No upgrades to major roads? How do you think this will actually work with so many people per square kilometre? The traffic along these roads in the morning is already horrendous. Only one new school, when realistically at a minimum there needs to be at least another 3 or 4?!! Where will you be expecting these children to go and learn? Children might have to travel to get to other semi local schools- this again will just increase more traffic. Open spaces and playing fields is another big concern- you have not adequately provided this in this plan. our kids need open spaces more than ever before with apartment living and smaller block sizes. Honestly it's just greed. As a mum of 4 who (with her husband) have worked so extremely hard to be able to live in the hills district, it just makes me so sad to think the roads will be even more congested, children at risk of full to capacity classrooms, not enough open spaces and who knows what other risks from all of this could occur. It's a

very sad and greedy proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:15:16 PM

Submitted on Fri, 26/07/2024 - 13:15

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Your active transport plan, opportunities are completely under estimated and too localised. Our main roads are already gridlocked. A lot of traffic flows south through Kellyville. Green road and showground intersection and windsor road showground intersections are gridlocked every day. Fix this first.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:05:50 PM

Submitted on Fri, 26/07/2024 - 13:05

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

CASTLE HILL

Please provide your view on the project

I object to it

Submission

The infrastructure required to support this type of development is inadequate.

Old Windsor Rd is already problematic and roads flowing on and off this are single laned and not designed to cope with this type of traffic.

Only one new school is proposed when at least 3-4 are needed and number of playing fields on offer is inadequate.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:11:17 PM

Submitted on Fri, 26/07/2024 - 13:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2155

Please provide your view on the project

I am just providing comments

Submission

Please upgrade Winsor road and Old Winsor Road to cope with huge demand to avoid congestion.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:07:01 PM

Submitted on Fri, 26/07/2024 - 13:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Gables, 2765

Please provide your view on the project

I object to it

Submission

Without the improvement of road infrastructure and additional schools, this will cause chaos in a suburb that is already struggling to keep up with the growth.

The government should be investing in the infrastructure first, and then can consider adding additional housing.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 12:38:54 PM

Submitted on Fri, 26/07/2024 - 12:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I object to it

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 11:08:38 PM

Submitted on Fri, 26/07/2024 - 23:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Castle Hill

Please provide your view on the project

I object to it

Submission

Existing Road going into Kellyview is already congested. Traffic already starting like a nightmare, I cannot imagine another 42,000 home build at around there.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 12:36:22 PM

Submitted on Fri, 26/07/2024 - 12:36

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Emma

Last name

Bott

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

The current roads and infrastructure won't accommodate this influx of housing. As someone who both teaches and lives in the area I have seen the traffic and congestion first hand and believe a development of this size will be problematic for the community, commuters and families.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 12:26:45 PM

Submitted on Fri, 26/07/2024 - 12:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Without supporting infrastructure such as schools, transport, health care, upgraded roads etc, this will impact surrounding areas negatively in many ways. Traffic is awful as it is without adding another 40,000 people to it. Where will the children go to school, play sport, shop? Not a well thought out plan.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 12:19:33 PM

Submitted on Fri, 26/07/2024 - 12:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Tim

Last name

Wheeler

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The local community is already overpopulated and doesn't have the correct infrastructure to support these plans even if they did go through with them

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:26:23 PM

Submitted on Fri, 26/07/2024 - 22:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

The infrastructure is inadequate for additional dwellings in this area. As of now, roads are heavily congested, schools are overcrowded, there's not enough teachers, health services are struggling already

First of all existing issues must be fixed before adding more to the population

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 12:16:41 PM

Submitted on Fri, 26/07/2024 - 12:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

I am writing to strongly oppose the NSW Government's high-density rezoning plan for Glenwood. This proposal is highly problematic, as it disregards the existing strain on infrastructure, including severe traffic congestion, overcrowded schools, and a lack of green spaces. Increasing the density will exacerbate these issues and significantly harm the quality of life for current residents. I urge the State Government to reject this plan and develop a more responsible approach that addresses infrastructure needs and supports the well-being of the community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:56:05 PM

Submitted on Fri, 26/07/2024 - 17:55

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Ellen

Last name

Burrow

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

You do not have sufficient infrastructure to handle the current traffic leaving Bella Vista station and going on to Mawson and crossing Old Windsor Road and into Glenwood. The delays at the intersection of Old Windsor Road are significant and traffic does not flow freely as the lights only change for 4 seconds. On average I am delayed in traffic for 20 minutes, and have waited up to 45 minutes between leaving the carpark, getting onto Mawson and getting across the main road and into Miami Road. There is no commuter parking within Glenwood otherwise I would park there and walk across the bridge.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:52:48 PM

Submitted on Fri, 26/07/2024 - 17:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

Why on earth would you do this? We already do not have sufficient schools!!!! Or road infrastructures. And not to mention no public transport infrastructure.

Daft goverment

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:51:54 PM

Submitted on Fri, 26/07/2024 - 17:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Sathvik

Last name

Adduri

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Gables

Please provide your view on the project

I object to it

Submission

This is not going to help! It will be a disaster. Are we trying to be HongKong?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:49:33 PM

Submitted on Fri, 26/07/2024 - 17:49

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

It will become horrendous traffic unless the infrastructure is upgraded.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:48:32 PM

Submitted on Fri, 26/07/2024 - 17:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Emily

Last name

Faulkner

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

Unbearable impacts on traffic, surround road and transport network, schools and infrastructure.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:47:57 PM

Submitted on Fri, 26/07/2024 - 17:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Gables

Please provide your view on the project

I object to it

Submission

NO

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:43:12 PM

Submitted on Fri, 26/07/2024 - 17:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

Mornings in Glenwood are already extremely busy with high levels of traffic that often delay you to work/school up to 20 minutes, the approval of this project would only increase traffic and make it even worse. Glenwood is busy enough as it is

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:21:23 PM

Submitted on Fri, 26/07/2024 - 18:21

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I do not agree with the proposed re-zoning and increased housing development proposal which will ultimately result in overcrowding. Kellyville in particular is already densely populated without enough infrastructures in place. Traffic, navigating through cars parked on narrow residential streets & accidents caused by these are a daily struggle. Local schools are at capacity. There is no hospital in the area. Community safety has been steadily declining and further housing growth will only make all of these issues worse. Zoning & housing development should instead be planned in vacant, undeveloped areas.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:40:08 PM

Submitted on Fri, 26/07/2024 - 17:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Pennant hills

Please provide your view on the project

I object to it

Submission

Density is way too high. Infrastructure is not there and never will be, government will make empty promises but infrastructure will never eventuate.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:40:03 PM

Submitted on Fri, 26/07/2024 - 17:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Leo

Last name

Dreyer

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

We live in the Gables next to Box Hill with literally only one way in and out..

Takes over 45min to reach any highways - more homes are being built around the area with no additional infrastructure with Old Windsor Road being the bottleneck and it is absolutely horrendous as it is.

Adding this level of housing on the same strip will be a nightmare and very irresponsible of the government with no real empathy with people using life saving to build houses in the west - because everything else is unaffordable for most people - and then just adding more to this already bursting metro lines.

To make matters worst it is impossible to get any parking at the metros station after 7am - which means it can't handle the traffic as it is.

Our bus lines are no where close to our homes and it takes 50min to reach a tramstation with public transport.

Please be human and consider the citizens that are being screwed!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:34:11 PM

Submitted on Fri, 26/07/2024 - 17:33

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

North Kellyville 2155

Please provide your view on the project

I object to it

Submission

Roads around and traffic around that area is already horrible, basics OSS plans to get infra ready for the change, schools as well is already a while another issue. Your guys are making our life's hell.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:57:21 PM

Submitted on Fri, 26/07/2024 - 22:57

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Joanne

Last name

Smith

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Roads are shocking. It's a disgrace that box hill was developed and NOW the roads are being done. Always the wrong way around. Sort out the infrastructure first!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:30:35 PM

Submitted on Fri, 26/07/2024 - 17:30

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Warren

Last name

Queenan

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

The Ponds 2769

Please provide your view on the project

I object to it

Submission

The infrastructure, including roads, schools, facilities and public transportation is not able to cope with the current population in the area and you want to increase the population to more than inner city Sydney is crazy, I am opposed until I see improvements to the local infrastructure.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:28:34 PM

Submitted on Fri, 26/07/2024 - 17:28

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Brian

Last name

Kim

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Rouse Hill

Please provide your view on the project

I object to it

Submission

The traffic situation must be sorted. All the roads around the Hills and leading to the hills are heavily congested.

Roads must be expanded and better flow managed before more population can be added

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:22:54 PM

Submitted on Fri, 26/07/2024 - 17:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Arjun

Last name

Mahajan

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I am concerned about the lack of provisions to manage traffic on Old Windsor Road, as well as the absence of adequate facilities for hospitals, GPs, and schools. The current plan, in its present form, will lead to significant congestion and strain on Stanhope Gardens.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:17:04 PM

Submitted on Fri, 26/07/2024 - 17:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I have moved into this area after a careful consideration of proximity and have substantially invested in buying and renovating my place. It will all go wasted if a developer buys the property.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:11:12 PM

Submitted on Fri, 26/07/2024 - 17:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I'm a community career , which means I'm on the road a lot, driving in traffic is not fun. Old Windsor rd is already congested bumper to bumper traffic..

With the extra apartments/ house we won't be able to move on the roads anymore , How about we think about the infrastructure of our roads and of the people who cant use public transport because

The line of work they do ... All I'm saying is the roads around Kellyville and Bella Vista are going to be a nightmare

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:10:35 PM

Submitted on Fri, 26/07/2024 - 17:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Box hill 2765

Please provide your view on the project

I object to it

Submission

The current traffic itself from box hill to bella vista (old windsor road) and james rouse drive is terrible even without these constructions.

Metro station car parks always gets full and other form of public transportation options to get to metro stations are very limited.

Build more at northern beaches.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:17:44 PM

Submitted on Fri, 26/07/2024 - 18:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

There is no proper road expansion in place for the high traffic. The traffic is already as bad during peak hours.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:07:35 PM

Submitted on Fri, 26/07/2024 - 17:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The traffic in and around Kellyville and Bella Vista is already extremely bad. There are limited access roads that are strained and congested. The idea that you would increase the density so dramatically without planning to improve the roads and traffic flow is absurd. Relying on everyone to use the Metro for all transport is naive at best. I feel if this was not such a strong Liberal voting area, this development would not being rushed through without any forethought. The proposal to alleviate traffic congestion by building more cycleways is pure nonsense. A government that supports such reckless expansion, without concern for the quality of life its residence will enjoy, is a government I cannot support any longer.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 5:06:13 PM

Submitted on Fri, 26/07/2024 - 17:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

The roads and public facilities cannot cope with the amount of housing that has been built now. This is not the area for high density.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:56:17 PM

Submitted on Fri, 26/07/2024 - 16:56

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Aswinraj

Last name

Dillibabu

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

I object it

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:51:14 PM

Submitted on Fri, 26/07/2024 - 16:51

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Hi sir/mam, hills council seems to be overly busy already and lots traffics in every corner of the road. It would be great if we can develop the new apartments in any other new/growing suburbs to get more attention. Thanks

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:50:51 PM

Submitted on Fri, 26/07/2024 - 22:50

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Michael

Last name

Ragno

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I do not support this move at all

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:47:51 PM

Submitted on Fri, 26/07/2024 - 16:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

No plans have been provided on how infrastructure are to be upgraded to support this increase in population. I strongly oppose this proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:43:23 PM

Submitted on Fri, 26/07/2024 - 16:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

I think schools and traffic problem should addressed first.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:37:18 PM

Submitted on Fri, 26/07/2024 - 16:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Gard

Last name

Linda

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The roads do not support current traffic let alone more traffic. The metro stations are already full each morning. The schools are already too crowded. There is not enough green space for relaxation other than sporting fields. This affects mental health. There are no swimming pools close enough for parents to get children too for learn to swim lessons. Drownings from migrant cultures is on the increase. Medical centres are already overly busy. Jobs are located outside of these proposed areas and so travel during peak hour will increase. Overall it will lead to overcrowding and poor mental health.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:31:57 PM

Submitted on Fri, 26/07/2024 - 16:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Tian

Last name

Xue

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Too many homes for the 2 suburbs.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:31:26 PM

Submitted on Fri, 26/07/2024 - 16:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Infrastructure around Kellyville metro station cannot cope up with current traffic. With high rise buildings around that area, it will increase the traffic and noise.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:17:06 PM

Submitted on Fri, 26/07/2024 - 18:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Glenwood 2768

Please provide your view on the project

I object to it

Submission

I find it amazing that we are going to fit this many more people and vehicles into an already congested area.

It currently takes upwards of 40 minutes to get out of, and then back into Glenwood during peak traffic times. I can't imagine what this would become with all this added housing!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:31:17 PM

Submitted on Fri, 26/07/2024 - 16:30

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

To Whom It May Concern,

I am writing to express my deep disappointment and frustration with the government's draft rezoning proposal for Kellyville and Bella Vista. The current infrastructure in the Hills District is already overburdened, and this proposal will only exacerbate the situation. The lack of adequate healthcare, transport, and education facilities to support the proposed 20,700 new homes is unacceptable.

This kind of behavior from the government is causing immense dissatisfaction and anger within the local community. Middle-class families, already struggling financially, feel abandoned and overlooked. The reputation of the government has plummeted, and if such actions continue, you will undoubtedly lose votes in the next election.

It is imperative that the government reconsiders this proposal and instead focuses on developing areas with better infrastructure capacity. Ignoring the voices of the community will only lead to further discontent and a loss of trust.

Sincerely,

A solid black rectangular box used to redact a signature.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:30:21 PM

Submitted on Fri, 26/07/2024 - 16:30

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

GLENWOOD 2768 NSW

Please provide your view on the project

I object to it

Submission

As a local resident of Glenwood for 24 years, I would like to provide my objection to the rezoning proposal for the area surrounding Bella Vista metro station. I live in [REDACTED] which borders Old Windsor Road and I have the path/bike way behind my property (located under BV18a in the proposal). I heard many of the developers would be looking for 3 to 4 blocks for building high density buildings with a height of 8 storey. The problem is many of the properties in my street only have a depth of 30 metres due to the path/bike way located behind their property. I do not see how a developer would be able to build 8 storey development on such a small depth. Would this be disadvantaging homes on this side of the road compared to homes on the other side of the road where developers could purchase homes on Emmanuel Terrace and Tarwin Avenue? If homes were developed on the western side of Emmanuel Terrace, it would create shade issues for many of the remaining homes on the eastern side of the road..

The other major issue with homes located in Glenwood, is the local traffic and how many

of the streets are occupied in the morning and afternoon peak hours, and around school drop off/pick up times. I am unable to turn right from Abdale Crescent into Tarwin Avenue many times. Further, the lights located on Old Windsor Road/Miami Street/Balmoral Road is chaotic. Often only 6 cars are able to proceed on green light from Miami Street or Balmoral Road, with traffic backing up many blocks. I also see there is consideration of a bus only lane in Balmoral Road and Miami Street and Tarwin Avenue. This would only add further congestion. Glenwood only have 4 entry and exit points for the 1000s located, and has been poorly designed, so a further 10,000 new residents will only make this worse without further entry and exit points.

I also strongly object that homes in Glenwood, which are only 25 years of age or less, are classified as old homes, compared to those over in Bella Vista. All homes should be classified the same no matter how old the home may be, and should not have determination on the height of the new development.

I should also add, the metro station parking at Bella Vista is full by late peak hour, so unless additional parking is created, many of the streets located around the station will need to be monitored to ensure streets are not congested. Unlike many other developments undertaken by government, can we please establish the infrastructure first before the development commences (e.g. schools, park lands, local shops). Amendments to intersections or adding additional lanes on Old Windsor Road, will need to be done first. As part of the new metro station at Bella Vista, the residents of Glenwood were promised lighting along the walk/bike way along Old Windsor Road. This was never done, and now much of the pathway is lifting and a trip hazard, and many tree branches are falling along the pathway, and the surrounds are a local rubbish area from users of the pathway and from people throwing rubbish out of cars along Old Windsor Road. We are also told, homes along Old Windsor Road would have double glazed windows caused by the traffic noise along Old Windsor Road. It is only getting worse now, so who knows what it would be like when additional dwellings are established in the area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:27:39 PM

Submitted on Fri, 26/07/2024 - 16:27

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Hi NSW Government,

I am writing to express my opposition to the draft rezoning proposal for Kellyville and Bella Vista. The current public infrastructure in the Hills District is already struggling to meet the demands of its residents. Adding 20,700 new homes without substantial improvements to essential services will significantly worsen this situation.

Current Infrastructure Challenges

1. Healthcare: The Hills District urgently needs a new hospital. Existing medical facilities are already overwhelmed, leading to long wait times and inadequate care. The proposed population increase will place even greater strain on these resources.

2. Transport: Public transport and road networks in the area are insufficient to handle the current population. Roads are frequently congested, and public transport options are limited and unreliable.. Major investments are needed to improve these services before considering further population growth.

3. Education: Schools in the district are already operating at or above capacity. Without the construction of additional schools and expansion of existing ones, the quality of education will deteriorate as student numbers increase.

Alternative Locations for Development

The government should consider directing new developments to areas in the northern and eastern suburbs of Sydney, where infrastructure is more capable of handling population growth. These areas have better schools, hospitals, and transport facilities, which can accommodate new residents more effectively.

Impact on Middle-Class Families

The current proposal disproportionately affects middle-class families in the Hills District, who are already struggling financially while contributing significantly to the nation's tax revenue. Adding further stress to this demographic is unjust and will lead to a decline in their quality of life.

Conclusion

In conclusion, the proposed rezoning for Kellyville and Bella Vista should be reconsidered. I urge the government to prioritize the development of essential services such as healthcare, transport, and education in the Hills District before proceeding with any significant increase in housing. Additionally, consider focusing new developments in areas better equipped to handle population growth.

Thank you for considering my submission. I hope these concerns will be addressed with the urgency and seriousness they deserve.

Sincerely,

[REDACTED]

[REDACTED]

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:25:25 PM

Submitted on Fri, 26/07/2024 - 16:25

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I object as it will be too dense and traffic will be heavily impacted by the current residents.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:22:20 PM

Submitted on Fri, 26/07/2024 - 16:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

This level of development is insensitive to the heritage of the hills, 'the Garden Shire'. Such a population increase is unsustainable, when my children's schools are already overcrowded, the roads are gridlocked and it is impossible to get a doctors appointment.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:49:37 PM

Submitted on Fri, 26/07/2024 - 22:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont Hills 2155

Please provide your view on the project

I object to it

Submission

There is absolutely no infrastructure to support this growth of residential housing. You need to build bigger schools, hospitals, more frequent buses and better bus routes to support the local communities prior to bringing more residents to the area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:19:19 PM

Submitted on Fri, 26/07/2024 - 16:18

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

To Whom It May Concern,

I am writing to express my strong opposition to the Kellyville and Bella Vista draft rezoning proposal currently on exhibition. While I understand the need for development and affordable housing, the current public infrastructure in the Hills District is already beyond its capacity to handle the existing population. Adding 20,700 new homes without significant upgrades to essential services will only exacerbate the existing problems.

****Inadequate Infrastructure****

1. ****Healthcare****: The Hills District is in dire need of a new hospital. Current healthcare facilities are stretched thin, resulting in longer wait times and reduced quality of care.

Without the construction of a new hospital, the proposed population increase will place an untenable strain on existing medical services.

2. ****Transport****: Public transport in the area is insufficient to meet current demand, let alone support a substantial increase in population. Roads are frequently congested, and public transport options are limited and unreliable. Any rezoning should be accompanied by substantial investment in both road improvements and expanded public transport services to ensure residents can commute efficiently and safely.

3. ****Education****: Schools in the district are already operating at or above capacity. Without the construction of additional schools and expansion of existing ones, the quality of education will deteriorate as student numbers increase. It is essential that educational infrastructure keeps pace with population growth to provide our children with the quality education they deserve.

4. ****Community Facilities****: The proposed development does not adequately address the need for additional community facilities, such as parks, recreation centers, and libraries.. These amenities are crucial for maintaining the quality of life for residents and fostering a sense of community.

****Unrealistic Affordable Housing Contribution****

While the inclusion of a mandatory affordable housing contribution is a positive aspect of the proposal, the percentage range of 3-8% is insufficient to meet the growing demand for affordable housing. Additionally, the focus should be on ensuring that the overall infrastructure can support this increase in population, rather than just meeting a quota for affordable homes.

****Conclusion****

In conclusion, the proposed rezoning for Kellyville and Bella Vista is premature given the current state of public infrastructure. I urge the government to prioritize the development of essential services such as healthcare, transport, education, and community facilities before proceeding with such a significant increase in housing. Failing to address these critical infrastructure needs will only lead to greater challenges and a diminished quality of life for all residents.

Thank you for considering my submission. I hope the concerns raised will be addressed with the urgency and seriousness they deserve.

Sincerely,

[REDACTED]

[REDACTED]

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:16:19 PM

Submitted on Fri, 26/07/2024 - 16:16

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Castle Hill 2154

Please provide your view on the project

I object to it

Submission

I believe the over saturation of the Norwest Precint will only further affect the poor infrastructure. The roads & traffic are struggling in Kellyville and Norwest as it is now, let alone introducing 100,000 new residents into these areas. Our council rates should be contributed toward further improvement of the areas that need the attention, not development of apartments that is an already saturated market.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:15:34 PM

Submitted on Fri, 26/07/2024 - 16:15

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Kristelle

Last name

Morgan

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

The plan is absurd. The suburbs are already overpopulated, one planned school is not enough when we need another 4+ to support the current growth of the area, let alone this number of homes. Where are the parks, open spaces, extra parking to accomodate metro users, shopping facilities, road upgrades and schools planned in this? We do not need further high density housing when the current infrastructure can't even support the current growing population.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:08:46 PM

Submitted on Fri, 26/07/2024 - 16:08

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Stanhope Gardens

Please provide your view on the project

I object to it

Submission

I am extremely disappointed with this proposal to rezone the area to high density. I live in Stanhope Gardens and did not buy here to live in a high density area with apartments built everywhere. This planning proposal will completely destroy the whole area and the lovely open spaces, creating crowded, busy streets with tens of thousands more cars trying to come and go. The traffic congestion is already extremely high during peak times, all intersections are completely clogged, and small upgrades like adding an extra lane on Old Windsor Road for a few hundred metres have done nothing to ease that. How can our roads possibly cope with any more development, let alone high rise apartments with thousands of extra residents?! If the planning board really think that all these new residents will be using the metro to get around, they are kidding themselves. Each dwelling will have at least 1 car, but realistically 2 (or more) are likely. This proposal has been slapped together without any consideration of the community who live here. We will be completely gridlocked and unable to get in and out each day to get to work/school within a reasonable

time.

That matter aside, we don't want our houses knocked down to make way for high density living! Don't destroy our community by making it unbearable to live in! The residents deserve better than this. Having this proposal pushed upon us with such unreasonable changes and with no regard for our opinions is enraging.. Having spoken with my neighbours, I haven't heard anyone who is happy with this rezoning. Also hearing that the proposal will go ahead, despite the wishes of the residents who live here is very concerning. Personally, I have just started renovating my home, and it is devastating to think that it will all be for nothing! I live within the community title area, so I can only hope there are laws that prevent the Government just coming and taking our houses from us and forcing us to move out. What can compensate us for having this thrust upon us with no choice? You need to find other areas that aren't already built communities, and use vacant land where you can actually provide the necessary infrastructure that will be required for so many dwellings. Our suburbs simply aren't equipped for this level of population. There are not enough schools, parklands, car parking, suitable roads, or shopping centres within our suburb. The high schools are literally bursting at the seams - are there plans to just add endless demountable buildings until there is no space left to move in the school? All these plans don't come with the actual infrastructure that is required. Every single suburban road will require at least 2 lanes for the sort of traffic that will be driving. The main roads will require 3-4 lanes each direction to even begin to cope with the land of traffic at peak hours. How is the Government planning on making this happen? All these details have been overlooked, because the submissions are not sufficient enough to cope with the reality of all these new dwellings. The suggestion that the planners have "identified enhancements to improve connectivity to the existing metro stations" doesn't explain at all HOW they plan on doing that. Keeping in mind that the majority of these new residents will drive to work, doesn't help that either!

If this proposal goes ahead, the whole area will be ruined. Housing values will go down significantly, if apartments are built all around current houses and 'affordable housing' takes over. It is grossly unfair on those who already live here. Our lovely, safe, family friendly community will become a target for crime and our children won't be safe to play outside with the amount of cars driving everywhere. Walking the dog alone around the block won't feel safe anymore. Everything about our wonderful suburb will be destroyed! Please listen to the community - this development is NOT wanted by the vast majority and will detrimentally change our lives forever.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:15:57 PM

Submitted on Fri, 26/07/2024 - 18:15

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Lana

Last name

Hume

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I am just providing comments

Submission

It is great that there are more residential opportunities, however the roads, Schools and parks are not equipped with the high density that is proposed.

We need at least 4 additional schools, more parks and green space and playgrounds for children.

The roads are in severe need of improvement and repair. Most roads are one- two lanes and are dangerous and ill equipped for current residents. We need major roads, increased amount of lanes and more connections to the m7 and major roads.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:07:24 PM
Attachments: [strata-company.pdf](#)

Submitted on Fri, 26/07/2024 - 16:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I support it

Submission file

[strata-company.pdf](#) (0 bytes)

Submission

We are a part of the Newbury Estate in Stanhope Gardens

(Newbury Estate Bentwood Terrace, STANHOPE GARDENS NSW 2768). This falls under [REDACTED]. I have attached our strata's detail as a file as was requested during the online meeting.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:06:30 PM

Submitted on Fri, 26/07/2024 - 16:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Stanhope Gardens 2768

Please provide your view on the project

I object to it

Submission

I am extremely disappointed with this proposal to rezone the area to high density. I live in Stanhope Gardens and did not buy here to live in a high density area with apartments built everywhere. This planning proposal will completely destroy the whole area and the lovely open spaces, creating crowded, busy streets with tens of thousands more cars trying to come and go. The traffic congestion is already extremely high during peak times, all intersections are completely clogged, and small upgrades like adding an extra lane on Old Windsor Road for a few hundred metres have done nothing to ease that. How can our roads possibly cope with any more development, let alone high rise apartments with thousands of extra residents?! If the planning board really think that all these new residents will be using the metro to get around, they are kidding themselves. Each dwelling will have at least 1 car, but realistically 2 (or more) are likely. This proposal has been slapped together without any consideration of the community who live here. We will be completely gridlocked and unable to get in and out each day to get to work/school within a reasonable

time.

That matter aside, we don't want our houses knocked down to make way for high density living! Don't destroy our community by making it unbearable to live in! The residents deserve better than this. Having this proposal pushed upon us with such unreasonable changes and with no regard for our opinions is enraging. Having spoken with my neighbours, I haven't heard anyone who is happy with this rezoning. Also hearing that the proposal will go ahead, despite the wishes of the residents who live here is very concerning. Personally, I have just started renovating my home, and it is devastating to think that it will all be for nothing! I live within the community title area, so I can only hope there are laws that prevent the Government just coming and taking our houses from us and forcing us to move out. What can compensate us for having this thrust upon us with no choice? You need to find other areas that aren't already built communities, and use vacant land where you can actually provide the necessary infrastructure that will be required for so many dwellings. Our suburbs simply aren't equipped for this level of population. There are not enough schools, parklands, car parking, suitable roads, or shopping centres within our suburb. The high schools are literally bursting at the seams - are there plans to just add endless demountable buildings until there is no space left to move in the school? All these plans don't come with the actual infrastructure that is required. Every single suburban road will require at least 2 lanes for the sort of traffic that will be driving. The main roads will require 3-4 lanes each direction to even begin to cope with the land of traffic at peak hours. How is the Government planning on making this happen? All these details have been overlooked, because the submissions are not sufficient enough to cope with the reality of all these new dwellings. The suggestion that the planners have "identified enhancements to improve connectivity to the existing metro stations" doesn't explain at all HOW they plan on doing that. Keeping in mind that the majority of these new residents will drive to work, doesn't help that either!

If this proposal goes ahead, the whole area will be ruined. Housing values will go down significantly, if apartments are built all around current houses and 'affordable housing' takes over. It is grossly unfair on those who already live here. Our lovely, safe, family friendly community will become a target for crime and our children won't be safe to play outside with the amount of cars driving everywhere. Walking the dog alone around the block won't feel safe anymore. Everything about our wonderful suburb will be destroyed! Please listen to the community and take your planned proposal elsewhere - this development is NOT wanted by the vast majority and it will detrimentally change our lives forever.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 4:06:06 PM

Submitted on Fri, 26/07/2024 - 16:05

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Nathan

Last name

Clark

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

I regularly frequent this area for work, recreation and other purposes.

The proposed rezoning and potential for the volume of homes in the area is completely inconsiderate to the amenities available, the road infrastructure, and the lifestyle that many people have chosen by moving so far out from more densely populated areas.

I strongly object..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:53:27 PM

Submitted on Fri, 26/07/2024 - 15:53

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Richard

Last name

Mammoliti

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I do not support this proposal. There is no consideration for the current issues of traffic congestion, 2 lane roads, green spaces, recreation areas, limited public schools and healthcare infrastructure. Adding tens of thousands of people will completely worsen these issues and make the area unlivable.

I agree to the above statement

Yes

Windsor Road and Norwest Boulevard is troubling. This upgrade is critical to handle the increased traffic and ensure safety for all residents.

I believe these issues need to be addressed to prevent our community from becoming overburdened.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:48:50 PM

Submitted on Fri, 26/07/2024 - 15:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

Before approve any new apartments, please at least fix the traffic chaos in the local area. Windsor Rd, Old Windsor Rd and Green Rd are literally gridlock in peak hours. There is not enough public parks, schools and facilities. Bella Vista and Kellyville Metro station parking spaces are no adequate to handle current demand already.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:42:36 PM

Submitted on Fri, 26/07/2024 - 22:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

It is insane to think that The Hills is able to cope with 42000 more homes which is around 80,000 more cars on roads that can't cope now.

It can take 45 mins to get from Kellyville to Nirth Kellyville in peak hour now. Imaging another 80k residents !!

You are ruining The Hills District. There are empty apartments everywhere. The buildings are getting taller and any glimpse left of the garden shire has been lost to concrete and a greedy government. Shame on you for destroying what was a beautiful place to live

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:47:01 PM

Submitted on Fri, 26/07/2024 - 15:46

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The construction of new apartments leads to population growth, but without supporting facilities, it will cause traffic congestion and a shortage of teachers for students, which will lower my quality of life. Therefore, I oppose this proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:44:40 PM

Submitted on Fri, 26/07/2024 - 15:44

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2154

Please provide your view on the project

I object to it

Submission

The high density will seriously impact the traffic and community facility usage. Also, the rush without proper planning is just to allow developers to leverage the policy without quality and effective planning.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:40:37 PM

Submitted on Fri, 26/07/2024 - 15:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

lucyalan@hotmail.com

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

As a long-time resident of Bella Vista, I am deeply concerned about the New South Wales government's proposal to construct a significant number of high-rise buildings and high-density residential units in our community. This plan threatens to drastically alter the character of Bella Vista, which we cherish for its suburban feel and close-knit community atmosphere.

Our local infrastructure is already under strain, and adding such a large influx of residents would only exacerbate issues with our schools, roads, and public transport systems. The potential environmental impact is also alarming; increased pollution and the reduction of green spaces would undermine the quality of life that we currently enjoy.

I urge the government to consider more thoughtful urban planning that takes into account the needs and desires of existing residents. We seek to preserve our community's identity

and natural environment while still addressing housing needs in a sustainable and balanced manner. Please listen to the voices of Bella Vista residents and reconsider this proposal for the sake of our future.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:15:53 PM

Submitted on Fri, 26/07/2024 - 18:15

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:40:18 PM

Submitted on Fri, 26/07/2024 - 15:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

Bella Vista

Please provide your view on the project

I object to it

Submission

With this large amount of new homes and population growth, we need proper public infrastructure being a vital part of this plan. So far I have not seen the adequate transport capacity increase, public primary or high schools, parks and parking spaces. Old Windsor road at this part is already choking at peak hours, not everyone can use the metro, not enough supermarkets or green grocer's are around here. The plan need some serious re-thinking before anyone can support it.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:25:12 PM

Submitted on Fri, 26/07/2024 - 15:25

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Box hill, 2765

Please provide your view on the project

I object to it

Submission

The current infrastructure is not enough to support these plans

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:23:28 PM
Attachments: [rezoning-proposal-feedback---260724.pdf](#)

Submitted on Fri, 26/07/2024 - 15:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission file

[rezoning-proposal-feedback---260724.pdf](#) (44.16 KB)

Submission

Please see attached submission document.

I agree to the above statement

Yes

Kellyville and Bella Vista state-led rezoning proposal

Submission

To DPHI,

I am writing to express my concerns regarding the Kellyville and Bella Vista state-led rezoning proposal. As a resident in the Glenwood suburb directly impacted by these changes, I would like to highlight several critical issues that need attention and clarification.

Consultation and engagement with existing landowners:

I understand that there is an accelerated timeline on the proposed rezoning as part of the TOD program, however, I'm not confident that the consultation approach taken to date has sufficiently informed everyone that is impacted by this proposal.

While I appreciate the effort to engage the community, many community members I have spoken to received notification letters in the mail well past the date that public consultation began. Our residence only received something in the mail on 22 July, 2 weeks after the consultation began. By this date, the webinar had already happened, and the in-person sessions are now fully booked out, leaving no opportunity for meaningful dialogue or questions.

As the state government, I would think it's important that the changes being proposed for the people of NSW are communicated to those people. What steps have been taken to ensure that all affected landowners in the impacted areas have been adequately informed (or will be kept adequately informed in a timely manner going forward) and have had enough time to digest the information, understand it and then provide meaningful responses?

Further, the EIE document mentions on page 4 that the proposal "builds on the past 10 years of consultation with the community" – can more information be provided on this? Consultation on what specifically and with who in the community? What channels were used for this engagement and consultation with the community? From my understanding, any previous community engagement is not relevant as it does not relate to this topic specifically.

I would also like clarification on what happens with the feedback and submissions received as part of this proposal. In particular, if there is strong objection to this idea, will DPHI reconsider this proposal or will the changes go ahead anyway? Will the objections vs. support information be shared widely to ensure transparency?

I don't believe we have had ample opportunity or been given enough information to participate in shaping the decisions that directly impact our properties, livelihoods and communities. It feels very much like these changes are being forced upon us within this short time limit. This consultation approach feels like a 'box tick' exercise by the government.

Clarity and education on other changes due to rezoning:

One of the most pressing concerns I have is around the other potential changes this proposed rezoning will bring that we have not been made aware of. How can we provide feedback – either in support of or objecting to – this change if we're not adequately informed of what this will actually mean for us? An example includes potential increases in council rates due to rezoning and development of high rises.

Further information and transparent communication need to be provided on all aspects of the rezoning so that we fully understand the broader implications of the proposed changes, enabling us to make more informed decisions and allow residents to voice specific concerns and objections if relevant.

Proposed areas for high-density housing:

Lastly, the proposed allocation of high-density housing zones raises serious questions about the rationale and planning process. There is substantial vacant land on the Eastern side of the proposed area for development, however that is being proposed as low-medium density housing. Whereas the areas that are further from the Metro station are proposed as high density.

The impact on current residents must be a central consideration in this rezoning proposal.

The way this rezoning has been framed keeps emphasising the new housing, but there is no mention of where all the people currently living on this land will go. Displacement of the existing community needs to be a central consideration and more information needs to be provided on how this will be managed.

The justification for demolishing older yet well-maintained houses lacks clarity. These houses are not derelict. Landowners have spent years of their time, money and effort to maintain and renovate their homes. And that's what they are – people's homes. Many of these residents probably don't wish to sell their homes. We also do not want to live in apartments, so where does the government propose we move now that all these areas close to public transport are being converted to apartments?

Transport infrastructure support:

Another significant issue is the inadequacy of transport infrastructure to support the proposed developments. The existing traffic congestion in the area is already a significant issue, and the lack of comprehensive information on planned infrastructure improvements isn't confidence inspiring.

I understand that the Department is seeking community feedback on potential active transport opportunities, however as the EIE document acknowledges, personal vehicles are still high utilised in this area and will continue to be as the active and public transport options (e.g. enhancements to improve connectivity to the existing metro stations as stated in the proposal) will not be enough.

It is essential for DPHI to continue to work more closely with Transport for NSW to provide detailed plans for transport upgrades that will accompany the rezoning to prevent exacerbating current problems and ensure sustainable growth. Examples include increasing the Metro car park, reviewing pinch points and intersections etc. It currently can take over 20 minutes to get from the Metro car park to inside Glenwood during peak hour or vice versa.

In conclusion, I urge the government to address these concerns promptly and transparently. It is crucial to ensure that the consultation process is genuinely inclusive and that the voices of all stakeholders, particularly those directly affected, are heard and considered. I look forward to your response addressing these issues.

Sincerely,



Glenwood resident

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:21:41 PM

Submitted on Fri, 26/07/2024 - 15:21

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Strategically vision to build is good but plan shared is not sound.. Show timelines and budget allocation of infrastructure which needs to be build before approving massive development.

1. 700m hospital does seem to meet future demand. Currently, Blacktown and Westmead ED have 5+hr wait. Even with 700m hospital we probably making this area have hospital services worst than 3rd world country. We should be building hospitals similar to Blacktown Hospital as a start.

2. 1 school proposed does not seem logical. Would be good to know how this was proposed as 3-4 schools should be needed for this development.

3. Memorial is upgraded but what about Windsor and old Windsor road. 7 days a week

from 7am-7pm traffic is bumper to bumper. Where is the impact assessment?

4. Public transport: car parks are full by 7:30am at Kellyville and Bellavista so leaves no option to take public transport rather drive.. What are plans to upgrade car parking for public transport.

5. Shopping Center: no details on community facilities except high level comments.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:19:30 PM

Submitted on Fri, 26/07/2024 - 15:19

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2156

Please provide your view on the project

I object to it

Submission

Please stop wrecking our country and our peaceful semi rural area. This area was never designed for the amount of people already living here and definitely does not have the infrastructure or community support to expand it. Our local school is overflowing and it's to the detriment of the students education- our kids deserve better and so does our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:18:09 PM

Submitted on Fri, 26/07/2024 - 15:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Joanne

Last name

Ressler

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I am writing to formally object to the proposed Transport Oriented Development (TOD) accelerated precincts, located from Bella Vista to Kellyville. As a resident of North Kellyville, I have several concerns regarding this project that I believe must be addressed before any further action is taken.

1. Impact on Traffic and Safety:

The proposed development will significantly increase traffic in an area that is already experiencing heavy congestion. The current system cannot handle the increase in traffic as is.

2. Environmental Concerns:

The construction and operation of the new development could have detrimental effects on the local environment. This includes potential harm to local wildlife habitats, increased

pollution, and strain on existing green spaces.

3. Strain on Local Infrastructure:

Our current infrastructure, including roads, schools, and public services, will not be able to support the additional burden brought on by the new development. Local schools are already at capacity without the additional development.

4. Community Character and Aesthetics:

The proposed development is not in keeping with the character and aesthetic of our community. It will lead to a loss of the neighbourhood's unique charm and historical significance, which is important to both residents and visitors.

5. Noise and Light Pollution:

The construction and subsequent use of the development will result in significant noise and light pollution, disrupting the peace and quiet that residents currently enjoy.

6. Property Values:

There is a concern that the proposed development could negatively impact property values in the surrounding area. This would be detrimental to residents who have invested in their homes and expect a certain standard of living.

I urge the state government to reconsider this development proposal. It is crucial to undertake a thorough impact assessment and consider alternative solutions that would mitigate the above concerns.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:10:22 PM

Submitted on Fri, 26/07/2024 - 15:10

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Eva

Last name

Xu

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I object it.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:42:27 PM

Submitted on Fri, 26/07/2024 - 22:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Kara

Last name

Chain

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The roads and schools cannot cope already, let alone with tens of thousands more people in the area. Why???

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:08:07 PM

Submitted on Fri, 26/07/2024 - 15:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

No, no, no. No, no, no, no. No, no, no, no, no. I strongly reject the plan.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:07:41 PM

Submitted on Fri, 26/07/2024 - 15:07

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Should have the infrastructure update in place (road, school etc) before the proposal increase of housing.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:14:12 PM

Submitted on Fri, 26/07/2024 - 18:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Alice

Last name

Bullivant

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I absolutely understand the need for more housing, and the assumption of higher density housing near public transport hubs. However, when the plans do not include any attempt to increase road infrastructure, it is a completely foreseeable outcome of this plan that the already appalling traffic conditions along this corridor will be significantly worse. This will place additional pressure through glenwood, kellyville, norwest stanhope gardens where there is already a significant traffic issue in the suburbs due to significant congestion on the main roads. The assumption that people who live near a public transport hub will rely on public transport is a known fallacy, and therefore every additional residence needs to have a projected increase of at least 2 cars factored in. Where are the plans to triple parking capacity at the metro stations? These carparks are already at capacity. Why have you not connected this plan with the Parklea Markets development plan? Was this to be deliberately misleading about the true nature of the works to occur? Where are the plans for additional schools that will actually be built? I've personally seen 2

school sites sold off for housing in the last 20 years. The Parklea developer seems to have contracts for Glenwood High and John Palmer Public. Both of these schools, as are all the others in the affected area, are significantly over capacity. What is the impact on educational outcomes by pushing capacity even further. This will need more schools, and therefore more teachers that don't exist, and those extra teachers when they are found, will not be able to get to the schools, due to the gridlock created by the lack of road infrastructure with this plan. Are people aware of the exemption attached to this project so it doesn't need any more approval than the planning department? The plans do not reflect in any way the reality of the scale of issue this development will cause. And you've already stated the development will go ahead regardless of community input and legitimate concerns that are highly unlikely to be rectified or even addressed.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:02:02 PM

Submitted on Fri, 26/07/2024 - 15:01

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Navneet

Last name

Atwal

I would like my name and personal contact details to remain confidential

No

Info



Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Dear Hills Council,

I am writing to express my strong concerns regarding the planned development of a new city and apartments in Bella Vista. While I understand the need for growth and development, I firmly believe that this project will have devastating consequences for our community.

The increased density and population will inevitably lead to:

- Excessive traffic congestion on already busy roads, causing frustration and accidents
- Higher crime rates, as evidenced by studies showing a direct correlation between density and crime
- Loss of natural habitats and green spaces, harming local wildlife and reducing air quality

- Strain on local infrastructure, including schools, healthcare, and emergency services
- Destruction of the area's character and charm, replacing it with soulless high-rise buildings

I urge you to reconsider this project and explore more sustainable, community-focused alternatives that prioritize the well-being and quality of life for existing residents.

Thank you for your time and consideration.

Sincerely,

A solid black rectangular box used to redact the signature of the sender.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:01:31 PM

Submitted on Fri, 26/07/2024 - 15:01

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2765

Please provide your view on the project

I object to it

Submission

The roads, schools, community support systems are not in place to support these plans of overdevelopment. What is the long term objective here? Houses on top of houses with no plans in place to support the people living here? I can not support this project and I urge the government to reconsider the cost to our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 3:01:02 PM

Submitted on Fri, 26/07/2024 - 15:00

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

██

Suburb/Town & Postcode

2154

Please provide your view on the project

I object to it

Submission

I object to this proposal because I am already unable to park at a metro station due to capacity issues. I often have to stand all the way to the city and that's before the metro to the city opens. It takes 45 mins to drive 5km in peak hour along showground/windsor road and there are very few facilities to entertain our teens. We don't need more high density we need the facilities first.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:53:02 PM

Submitted on Fri, 26/07/2024 - 14:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Peter

Last name

Dawson

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenhaven 2156

Please provide your view on the project

I object to it

Submission

This area is already gridlocked daily. Windsor road will need to be rebuilt and widened from end to end. The metro will become standing room only.

Westmead hospital can't cope with the existing population, let alone what you're trying to inflict. Our quality of life will be destroyed by overcrowding. Be prepared for massive electoral backlash.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:52:45 PM

Submitted on Fri, 26/07/2024 - 14:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

████

Last name

████████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

I object to the number of proposed dwellings to Kellyville and Bella Vista for the following reasons:

- * Lack of planned infrastructure
- * The roads are already congested without the additional dwellings. Presently it took me 1 hr to travel 200 metres at 8.00 am weekday. I understand most planned dwellings will be units close to the metro but not everyone works along the metro lines. Additionally what about travelling for school, after school activities, shopping, weekend activities
- * no provision for additional parking at metro stations. Presently both sides of kellyville parking are full by 7.30 am weekdays
- * Only provision for 1 additional school. Insufficient already
- * Need for additional Healthcare. Public hospital was proposed for Rouse Hill but I believe that has been shelved

I agree to the above statement
Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:49:16 PM

Submitted on Fri, 26/07/2024 - 14:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Tania

Last name

Matin

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I absolutely object to this proposal. It's already a highly overcrowded area with no new school or hospital. Metros are already running above the capacity during peak hour. Pls bring infrastructure, schools, hospitals, shopping centers before rezoning.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:47:51 PM

Submitted on Fri, 26/07/2024 - 14:47

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2154

Please provide your view on the project

I object to it

Submission

This is going to have a massive impact on already limited roads and schools

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:46:18 PM

Submitted on Fri, 26/07/2024 - 14:46

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

Our schools and roads are already overwhelmed, please make more schools and improved health system before adding more houses

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:42:08 PM

Submitted on Fri, 26/07/2024 - 22:41

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville Ridge 2155

Please provide your view on the project

I object to it

Submission

The area is already at capacity especially in reference to roadways, which are currently always bumper to bumper, and all local schools, which can not sustain today's numbers (most schools have lost their open space to accommodate countless demountables), public transport is not at all sufficient ... how does the state govt plan to manage the extra thousands of people and their cars in this area, which is already at capacity?

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:43:47 PM

Submitted on Fri, 26/07/2024 - 14:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

The hills is the best place to live in Sydney. We have a great mix of nature and city. There are many species of native birds and trees. Adding higher density is going to take away what is great about the hills. Infrastructure is already a joke. It shouldn't take 45 minutes to travel a few kilometers and there doesn't seem any plans to improve this let alone schools and the proposed hospital is no where near started let alone complete. If there's a major bushfire incident it will put people's lives at risk. The current development was already [REDACTED], not approving this can undo a wrong.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:13:08 PM

Submitted on Fri, 26/07/2024 - 18:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

I am writing to express my strong objection to the recent planning proposal for the Kellyville/Bella Vista district, which aims to increase the population density to over 12,000 people per square kilometer. As a concerned resident living on the border of Kellyville and Bella Vista, I believe this plan has not been adequately thought out, particularly regarding its impact on local infrastructure and quality of life.

Traffic Congestion: The current traffic situation in our area is already challenging, with roads like Norwest Boulevard, Windsor Road, Old Windsor Road, and Showground Road experiencing significant congestion. This proposal will undoubtedly exacerbate these issues, leading to longer commute times, increased pollution, and reduced quality of life for all residents.

Educational Facilities: Our local schools are already struggling to accommodate the

current population. In the last five years, two new primary schools were opened, both of which are now at full capacity. This raises serious concerns about where the children from the proposed new developments will attend school. My own experience illustrates this issue: my son was fortunate to secure a place in a private school, as I had no other option. Crestwood, the only viable public high school option, which itself is at full capacity and poorly served by public transport. The situation is pushing families towards Catholic and private schools, which are also reaching capacity, further limiting educational options for our children.

Healthcare Access: The healthcare infrastructure in Kellyville is also under strain. The recent opening of a new medical centre has seen average wait times balloon to two hours. This situation will only worsen with the proposed influx of new residents, potentially compromising the quality of healthcare available to all.

Community Amenities: The proposal lacks consideration for essential community amenities such as parks, aquatic centres, and other recreational facilities. These spaces are vital for fostering a healthy and cohesive community and are already insufficient for the current population.

Environmental Impact: The environmental implications of such a high-density development have not been adequately addressed. Increased pollution, strain on local resources, and the loss of green spaces are just a few of the concerns that need to be thoroughly evaluated.

This proposal, if implemented, will significantly degrade the quality of life in our community. It appears to be driven more by a desire to accommodate rapid population growth rather than a balanced consideration of the existing community's needs and the district's capacity to support such an increase in population.

I urge you to reconsider this proposal and conduct a comprehensive impact assessment, involving community consultation, to address these critical issues. It is vital that any development in our area is sustainable and considers the well-being of current and future residents.

We, the residents of Kellyville and Bella Vista, are prepared to campaign vigorously against this proposal until our concerns are adequately addressed. We believe that responsible urban planning should not come at the expense of our community's well-being and quality of life.

Thank you for your attention to this urgent matter.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:43:22 PM

Submitted on Fri, 26/07/2024 - 14:43

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

Would be great if the roads could be upgraded for traffic flow and more schools as it is already overcapacity, as it is.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:39:55 PM

Submitted on Fri, 26/07/2024 - 14:39

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

School is already so full, infrastructure is full everywhere too, it is definitely not right and not equipped for more!

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:39:08 PM

Submitted on Fri, 26/07/2024 - 14:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Baulkham Hills

Please provide your view on the project

I object to it

Submission

This is ludicrous to increase the population so much without proper infrastructure in place. Strong objections are necessary because roads, schools, and hospitals need to have been built to accommodate the increase.

I do not suppose the proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:37:59 PM

Submitted on Fri, 26/07/2024 - 14:37

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

As a resident of Baulkham Hills we are already struggling with traffic on the surrounding roads and the local schools are already at or exceeding capacity. It is ludicrous that this housing proposal does not include the expansion of both Windsor and Old Windsor Roads as the major arterial roads of the area. It also does not adequately address the increase in schools that would be required, nor does it provide sufficient green and recreational space. We have lived in the area for almost 20 years and have seen a drastic change in development in recent years. Growth is inevitable but growth without the necessary infrastructure can only result in a reduction of our quality of life and a decrease in property values - both are unacceptable. As a government you have a responsibility to plan effectively and the ability to future proof areas - this proposal will only set us back. I am 100% against this proposal unless the necessary infrastructure is implemented.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:31:28 PM

Submitted on Fri, 26/07/2024 - 14:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

Consider the situation in 5 years time when all of the apartments shown in the Council article are completed and are now full of new residents adding to the road chaos, and with nowhere to park their cars after returning from work, other than in our nearby streets.

The other concern for BVW residents is the rezoning of vacant land adjacent to the Elizabeth Macarthur Creek from R3 to R4. This means that if this change in rezoning goes ahead, it could mean the construction of high rise apartments being built on the eastern side of the Elizabeth Macarthur Creek all the way through to Balmoral Road.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:31:05 PM

Submitted on Fri, 26/07/2024 - 14:30

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville & 2145

Please provide your view on the project

I object to it

Submission

The plan doesn't consider the infrastructure limitations.. Other parts of metropolitan Sydney have got potential but planning seems to be pushing further development into an area already suffocating.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:29:32 PM

Submitted on Fri, 26/07/2024 - 14:29

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

These plans are out of step with community sentiment, requirements and wishes:

- it will cause an over populated increase in density per square km of the local area
- it conflicts with the local environment of the Hills and is creating ghettos of concrete buildings
- it will create excessive thermal mass to the local environment
- no infrastructure and no improvements to the infrastructure (eg. roads, transport, schools, police, hospitals- didn't the current government cancel plans for an additional hospital!!) to support the proposed plans yet alone the urgent current needs of the local communities impacted by this politically motivated monstrosity of a plan
- please provide myself and the public which property developers (or their representatives) had initiated/had discussion/s (formal/informal) with government (or associated public departments/representatives) prior to/during/after the drafting of these plans? And please disclose if any representatives in the government or government entities had any

association (where formal or informal) with said developers (or their representatives)? If neither of these questions can be answered please advise why not? And if this has/has not been actively sought prior/during/after the drafting of these plans?

- it would appear that these plans are rushed, excessive, poorly executed, with no/little local (& council) voice input.

- I and the local rate paying community object to this proposal.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:22:58 PM

Submitted on Fri, 26/07/2024 - 14:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

The traffic is bad now. No space for more people living here.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 10:39:11 PM

Submitted on Fri, 26/07/2024 - 22:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Good evening

Reading that the area will become as densely populated as Surry Hills, with no consideration for infrastructure upgrades is an absolute outrage. We moved out to The Hills Shire to be surrounded by open plan living, open outdoor spaces and not congestion in traffic and urban development. It's already bad enough taking almost an hour to travel 8kms in the morning for school drop offs.

Do NOT build this project. Say NO. Push BACK.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 6:12:13 PM

Submitted on Fri, 26/07/2024 - 18:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

This project is not feasible and no infrastructure to support it..

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:18:56 PM

Submitted on Fri, 26/07/2024 - 14:18

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Phil

Last name

Collin

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Beaumont hills 2155

Please provide your view on the project

I object to it

Submission

Absolutely ridiculous what has been proposed. The Hills is already full and the traffic is a nightmare most of the day. Adding in 43000 homes is actually unfathomably that it's even being considered. Especially given the pathetic 500million which has been earmarked for all roadwork in nsw.

All roads around the area will need to be 4 lanes both ways in order to handle this traffic increase. The public transport is not enough. The metro only goes on direction. There is no getting away from car use so get that out of your heads as the solution for not upgrading the infrastructure.

The state gov [REDACTED] has a lot to answer for with these decisions. It just shows his complete lack of sympathy for his voters in the area and just how out of touch he is with what's going on already in the area.

I agree to the above statement
Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:18:02 PM

Submitted on Fri, 26/07/2024 - 14:17

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Ian

Last name

Gasson

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I object to the current proposal on the following basis.

1. There needs to be a graduated change between the high density housing adjacent to the station and the low density housing currently in Glenwood.
2. Glenwood has limit traffic entry and exit points which are already saturated in the am and pm peak periods. Any new high density plans should include additional entry / exit points to Old Windsor Road at Celebration Drive.
3. The additional housing density must come with the inclusion of additional public facilities such as multipurpose sporting. Pool. Library. Shops. Preschools etc.

4. Government needs to produce a comprehensive plan outlining how the area will be developed rather than letting developers place large high density apartment buildings in the middle of our community.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:13:21 PM

Submitted on Fri, 26/07/2024 - 14:13

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I object to the proposals as the area is already congested and can't support the current population.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:11:24 PM

Submitted on Fri, 26/07/2024 - 14:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Baulkham Hills & 2153

Please provide your view on the project

I object to it

Submission

It's not good for the community

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:09:58 PM

Submitted on Fri, 26/07/2024 - 14:09

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

2046

Please provide your view on the project

I object to it

Submission

Just concerning our local infrastructure is not sufficient for this plan yet.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 2:06:35 PM

Submitted on Fri, 26/07/2024 - 14:06

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I am against this as we do not have enough infrastructure to support that many dwellings, traffic is ridiculous right now and the metro won't be used by everyone. People will still be using cars to get around and the roads are gridlocked as it is. Why ruin a beautiful area. We have lived in Bella vista - built a house only 5 years ago and it would cheapen the area

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:58:59 PM

Submitted on Fri, 26/07/2024 - 13:58

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I support it

Submission

Follows Metro & TWay corridor, developments do not need car spaces (expect low cost housing would be less likely) or multilevel underground car parks due to proximity to public transport.

This Kellyville/Bella Vista proposal is also close to Norwest Business Park, Seven Hills Industrial area and the City of Parramatta for employment. WFH hybrid or full-time also supports this.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:52:49 PM

Submitted on Fri, 26/07/2024 - 13:52

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

We object to this planning proposal because it will make the area too crowded with high-density apartments. It will totally change the atmosphere and feel of the suburbs. At the moment, the area is already getting very crowded with many high-rise apartments in nearby Norwest, with inadequate infrastructure to support it (insufficient public transport and new school already overcrowded).

Many of us (if not, all of us) moved to this area because we want the bigger space with leafy atmosphere and green space for our children to run around. The planning proposal threatens this way of life and will result in overcrowding like the inner city suburbs.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:48:28 PM

Submitted on Fri, 26/07/2024 - 13:48

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Too many people, cars and not enough infrastructure to support the amount of people.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Friday, 26 July 2024 1:42:25 PM

Submitted on Fri, 26/07/2024 - 13:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Rob

Last name

Lovejoy

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

I have lived in the Hills for 20 years and the traffic in and out of the area during peak times is unbearable.

This cannot proceed without the appropriate infrastructure.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 1:35:19 PM

Submitted on Sat, 27/07/2024 - 13:35

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Glenwood

Please provide your view on the project

I object to it

Submission

This new proposal will make the area congested & put more strain on the existing infrastructure..... schools , transportation, open space /playground to name a few .

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 9:42:42 PM

Submitted on Sat, 27/07/2024 - 21:42

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

■

Last name

■

I would like my name and personal contact details to remain confidential

Yes

Info

Email

■

Suburb/Town & Postcode

Kellyville

Please provide your view on the project

I object to it

Submission

Already the traffic is horrible to get in and out of all Bellavista and kellyville main roads.
It would be more worse if so many houses and living comes in

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 3:23:05 PM

Submitted on Sat, 27/07/2024 - 15:22

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Jessica

Last name

Polak

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Rouse Hill

Please provide your view on the project

I object to it

Submission

This was clearly created by someone who has never had to drive down Windsor Rd at peak hour traffic.

This will be a huge jump in people living in this area and you plan to have this wonderful walkable locations, realistically not everyone's going to use it. How will the metro cope with that jump in people? Are all the streets going to have cars parked everywhere because families with children have 1 parking spot in their 2 bedroom unit?

Only one new school is being proposed to be built as well? Are you expecting that barely anyone will either have kids or move in with their existing kids?

Maybe work on making houses more affordable before building huge apartment blocks that will likely turn into investments for the wealthy.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 8:46:44 AM

Submitted on Sat, 27/07/2024 - 08:46

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

David

Last name

Smith

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

I am writing to express my opposition to the proposed rezoning and proposed development along Old Windsor Road. As a resident of the area, I have serious concerns about the current traffic congestion and the lack of critical infrastructure planning to support further growth.

Old Windsor Road is already heavily congested during peak hours, with traffic often resembling a car park from Norwest Boulevard to Kellyville. This existing congestion causes significant delays and frustration for residents and commuters alike. Introducing further development without addressing these issues will only exacerbate the problem.

Moreover, the proposed development plan fails to include essential infrastructure such as schools and hospitals. The local community is already struggling with overcrowded schools and limited healthcare facilities. Adding more residents without increasing these

critical services will put undue pressure on the existing infrastructure, severely impacting the quality of life for current and future residents.

Additionally, the assumption that residents will predominantly use public transportation and forego driving is unrealistic. Despite improvements in public transport, many people still rely on their cars for various reasons, including convenience and the lack of direct routes. Without substantial enhancements to the public transportation network and ensuring it is a viable and convenient option for all, car usage will remain high, further aggravating traffic congestion.

In conclusion, I urge the NSW Government to reconsider the proposed development plan. Addressing the existing traffic congestion, and incorporating adequate planning for schools, hospitals, and realistic public transportation options are crucial steps that need to be taken before any new development proceeds.

Thank you for considering my submission.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 8:41:11 AM

Submitted on Sat, 27/07/2024 - 08:40

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Alan

Last name

Moogan

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

The area is already congested, and lacks infrastructure to support the current population.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 8:27:00 AM

Submitted on Sat, 27/07/2024 - 08:26

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Box Hill 2765

Please provide your view on the project

I object to it

Submission

The residents of hills shire district especially those close to Kellyville and Bella vista are struggling with the existing infrastructure. The travel taken for any critical infrastructure is an hours long as there simply are none. For example, my wife was allocated to Westmead hospital when she was pregnant. It took us 1 hour each way to go from home even with a tough pregnancy journey. It's now the same with schools, etc. The roads in the area are also under performing during peak hours compared to other places in Sydney. As a high ways civil engineer myself it is quite visible that the traffic models undertaken at the time of proposals are not valid anymore as there are more housing approvals done on the fly and the demand is more. There are no fast buses to the train stains. The tallawong station parking is full prior to 7.30 am nowadays. With a child to be dropped off at school or day care only at 7.30am and to reach the station, it is not possible to be on time at work. The residents in the area are already frustrated enough with the basics not being provided. Adding more pressure to the system is only adding fuel to burning fire. Fix the existing

problems before committing to new.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 8:13:09 AM

Submitted on Sat, 27/07/2024 - 08:12

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

I object to proposal

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 2:31:26 PM

Submitted on Sat, 27/07/2024 - 14:31

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville, 2155

Please provide your view on the project

I object to it

Submission

I am disappointed with this proposal as it does not address the current issues at hand.

There is already a lot of traffic congestion on Old Windsor Road and Samantha Riley Drive especially during peak hours on weekdays.

Most of the time I see cars and buses lining up over the roundabout to exit to Old Windsor Road or to turn into Decora Drive.

There is no parking after 8am at the parking area in Kellyville Metro and many drivers are forced to park in other areas.

You should build a bigger carpark near the metro station because there isn't enough.

By building up areas near the metro is inviting more traffic and people around the area when it is already struggling to cope with the current amount. Can you make another road leading into Kellyville metro station so people do not have to rely on using Samantha Riley Drive and lessen on traffic?

I agree to the above statement
Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 8:12:09 AM

Submitted on Sat, 27/07/2024 - 08:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

Roads are already to congested and schools are overflowing.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 8:11:52 AM

Submitted on Sat, 27/07/2024 - 08:11

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Matthew

Last name

Burton

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

Baulkham hills 2153

Please provide your view on the project

I object to it

Submission

This so ridiculous.

The roads, schools and facilities cannot cope.

Our kids local sports club is 5 minutes from this planned stupidity and we are at capacity now with no ability to increase, where will these new residents play sports? the other 2 clubs near by are also in the same boat.

Where will the open spaces be to play?

Schools cannot cope and area at capacity.

This plan needs to be re thought and dramatically reduced the number of dwellings.

This seems like knee jerk reaction by the government and hills once again cops all the development without the required infrastructure.

I do not support any 15 minute city proposal.

Give planning back to local councils who actually know what is happening in our areas to make the correct decisions for the locals.

Or better still build it the premiers street.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 7:59:45 AM

Submitted on Sat, 27/07/2024 - 07:59

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

Kellyville 2155

Please provide your view on the project

I object to it

Submission

This is a really bad idea - needs to be moved further out where there is less congestion and road trouble already.

Kellyville & Rouse Hill is already very populated, the roads are so slow and over-loaded, there already isn't enough parking for the stations that exist already. It's very clear that the infrastructure is not in place to support the building of this many new high density homes in this area.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 7:45:42 AM

Submitted on Sat, 27/07/2024 - 07:45

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

[REDACTED]

Last name

[REDACTED]

I would like my name and personal contact details to remain confidential

Yes

Info

Email

[REDACTED]

Suburb/Town & Postcode

2155

Please provide your view on the project

I object to it

Submission

In short, too many high rise buildings and lack of planning of how to upgrade the surrounding infrastructure such as traffic, park and school to reduce the impacts to existing residents in Kellyville area. I object.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 9:21:41 PM

Submitted on Sat, 27/07/2024 - 21:21

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

Natasha

Last name

Mayne

I would like my name and personal contact details to remain confidential

No

Info

Email

[REDACTED]

Suburb/Town & Postcode

2768

Please provide your view on the project

I object to it

Submission

The population in this area is already extreme. We can not cope with major population increase.

I agree to the above statement

Yes

From: [Planning Portal - Department of Planning and Environment](#)
To: [DPE PS ePlanning Exhibitions Mailbox](#)
Cc: [DPE Kellyville Bella Vista TOD Mailbox](#)
Subject: Webform submission from: Kellyville and Bella Vista state-led rezoning proposal
Date: Saturday, 27 July 2024 7:38:30 AM

Submitted on Sat, 27/07/2024 - 07:38

Submitted by: Anonymous

Submitted values are:

Submission Type

I am making a personal submission

Name

First name

██████

Last name

██████

I would like my name and personal contact details to remain confidential

Yes

Info

Email

████████████████████

Suburb/Town & Postcode

2153

Please provide your view on the project

I object to it

Submission

The infrastructure and school will not be able to support The amount of homes and the projected population growth.

Windsor and old windsor road have an unbearable traffic jams during peak hours. You are making it worse.

I agree to the above statement

Yes