



Wilfred Nino - Objection to application number MP 08 0116, Potts Hill Project.

From: van hoa nguyen <vanhoanguyen1705@yahoo.com.au>
To: <pottshill@landcom.nsw.gov.au>, <plan_comment@planning.nsw.gov.au>
Date: 1/02/2010 7:53 AM
Subject: Objection to application number MP 08 0116, Potts Hill Project.

Dear sir,

I've tried the email address on your Web site somehow It do not reach the destination,
Please carry forward to appropriate Departments .

I would like to state my objection to the design of the Potts Hill Project as follow:

- The 3 metres landscape buffer going to be used by drug dealers to target High School Students of adjacent Birrong Boy and Girl Hight School.
- Traffic jam in the area.
- Too many more houses more is added compare to The original Plan.
- No Provisional upgrade of existing traffic infrastuctures in the region to cope with additional new houses.

Kind Regards

Van Hoa Nguyen
71 Cooper Rd, BIRRONG, NSW2143.

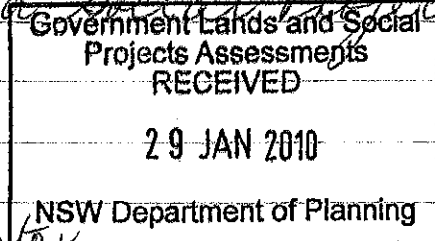
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Inv. Ref. to No. 9. Plan.
Issue 5 December 2009

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36 Mcmillan St
Yagoona 2199
25-1-2010

Director, Government Lands and Social Projects
Department of Planning
G. P. O. Box 39,
Sydney N.S.W. 2001



AND
29/1/09.

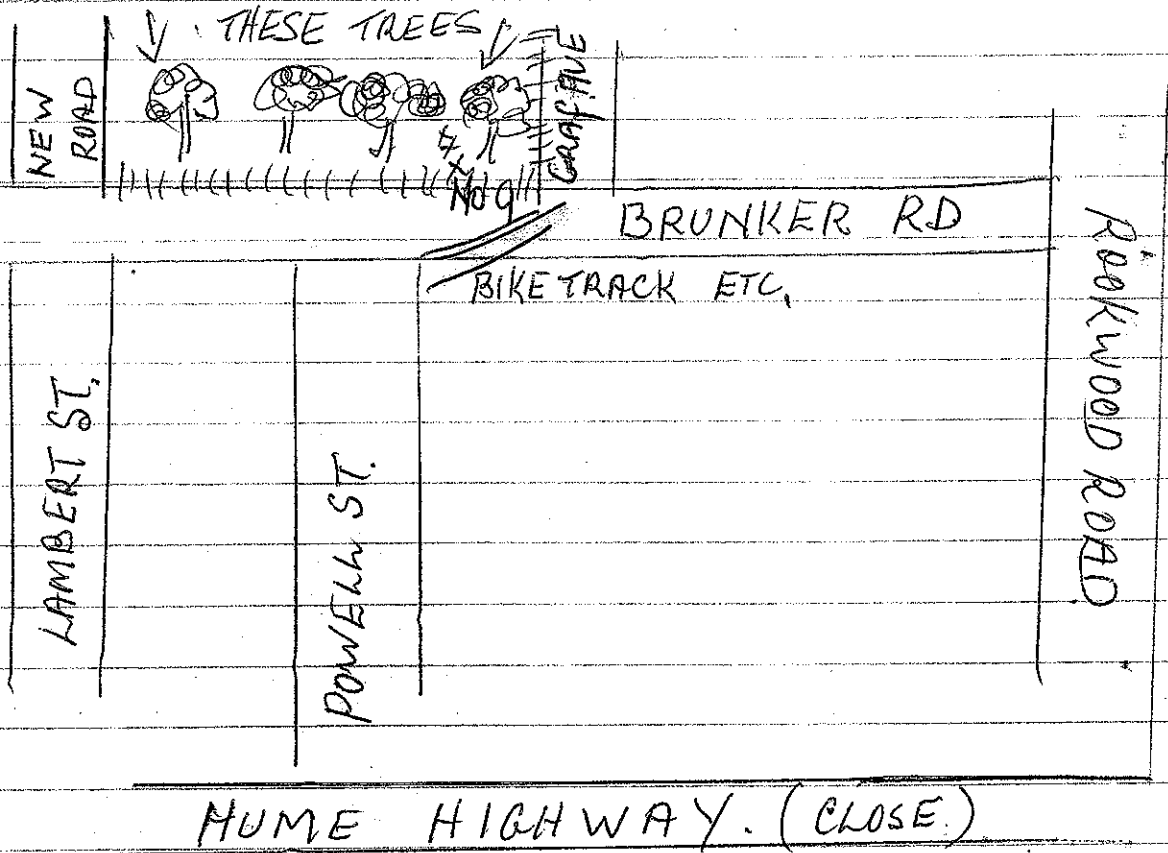
Dear Director

This is my second letter in response relating to the Potts Hill Community Update (Issue 5 December 2009).

This is an appeal to retain the trees on the site of the development, from the entrance off Bruncker Rd opposite Lambert St. down in a line to Graf Avenue. Due to nature of the contours of the land these trees and other shrubbery are vital to the stability of the soil, also we need these trees gums etc to stay as we live here at above address and Powell Street runs into Bruncker Road. and we have heavy traffic also Rookwood Road these trees help with Air Pollution. Plus we have pollution from all the industrial area and at times from the Recycle Depot. Our area has been admired as a lovely leafy area & the gum trees on the site with the sun shining through them is a delight, not the untidy Australian Native

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that won't grow, as the gums have in
many years, and the picture they make on
the skyline.



yes. we love our trees and would hate
to see them go. Please save them.
yours sincerely
Mrs. Betty Boughton

3**Wilfred Nino - POTTS HILL RESIDENTIAL DEVELOPMENT**

From: ron prykaza <ronprykaza@hotmail.com>
To: <wilfred.nino@planning.nsw.gov.au>
Date: 28/01/2010 4:24 PM
Subject: POTTS HILL RESIDENTIAL DEVELOPMENT

28-01-2010

To whom it may concern

I am a resident of Regents Park in close proximity to Potts Hill.

My main concern in relation to this development is the increase of traffic volume in the immediate streets near Potts Hill and then the general increase of traffic volume in the general area.

Let me be more specific

COOPER RD

This road already has at two speed zones; 50km in general and a 40km in the school zones during specific school times. During those school drop off and pick up times traffic tends to slow to a crawl as people double park and drop off their children. The overflow of any drop off / pick traffic utilises side streets off Cooper Rd thus crowding those streets.

Now there is a proposal to add more access into Cooper Rd from the proposed development. One at top of Cooper Rd near Bruncker Rd, another for the Cooper Rd Park and the other at the existing Sydney Water exit.

BRUNKER RD

The intersection of Bruncker Rd and Rookwood Rd on the Potts Hill side is already congested. There is now a proposal to have access from the development, left turn only into Bruncker Rd into an already congested road.

IN GENERAL

The Regents Park area simply continues to get more traffic clogged by the day.

The weight limit has been raised on AMY St. This now allows heavy semi trailers through the main street. The result is slower moving traffic and a noisier and smellier suburb.

Notwithstanding the current rail development, the streets around the Regents Park during peak times are already at a standstill. Auburn Rd, Clapham Rd, Park Rd and Amy St all converge in a H pattern onto the railbridge at Regents Park. The build up of traffic has nowhere to go, slows to a crawl and then simply stops. Any resident being unlucky enough to live off any of the four main roads mentioned above just relies on the good nature of other drivers to let them get out of those streets and join the traffic crawl.

Another point: Cooper Rd feeds into Bagdad St (which is a boundry for Regents Park Public which has its own pedestrian crossing and a speed zone of 40km) and Bagdad St feeds / merges into Auburn Rd which has been already mentioned as part of the congestion problem.

Now Potts Hill is to be Redeveloped adding up to 450 new homes.

If we make the assumption that every home had at least one car then in theory 450 cars could be added to the general traffic flow in and around the area at some point during the day.

I attended the information day on Sat 16 01/2010 at Birrong Public school.

I left having no better / specific understanding of how the traffic issues were going to be resolved.

I look forward to getting your feedback regarding my concernrs.

Thank You

If It Exists, You'll Find it on SEEK Shopping Trolley Mechanic



PCU002206

Department of Planning
Received
28 JAN 2010
Scanning Room

6

37 Cooper Rd

Birrong, 2143

19th January 2010

Ph: 9645-1038

The Director, Government land and
Social projects department of planning.

G.P.O Box 39, Sydney NSW 2001

RE: Potts Hill Residential Development

The Director,

I reside at number 37 cooper road and my rear boundary adjoins the proposed development.

The first concept plan distributed to all residents showed a new road pushed by Landcom as a good concept as it would allow rear access and thereby add value to our homes.

This would also give us some trade-off for the monetary and environmental values lost by the removal of our bushland, privacy and security.

Later it appears that Landcom had second thought about this "road at the back" concept and distributed another brochure showing two concepts, (i) the "road at the back" and (ii) homes at our back fences.

Landcom apparently carried out a poll of all the effected residents and stated that the majority wanted one or two storey elevated houses directly overlooking their backyards. This concept was thus adopted.

To date I have not spoken to one resident who supported this option. Clearly we have now lost all we valued when buying our properties and have received no compensation/ trade off in the current Landcom proposal.

I believe the "the road at the back" proposal is supported by the vast majority of effected owner residents and urge your department to request

an independent survey by way of a letter and voting slip to each address to verify the results of the Landcom poll.

I strongly support the "road at the back" concept and request that Landcom be instructed to revert to their original concept plan that was offered to, and accepted by the residents.

Yours Faithfully

A handwritten signature in dark ink, appearing to read "H. Morrice". The signature is fluid and cursive, with the first letter of the last name being a large capital 'M'.

Harold Morrice B.S.C Eng

Copy: Barbara Perry- M.P, Minister for local government and minister assisting the minister for planning.

R.E: Our meeting held in your office, 2008, your assistance would be appreciated.

**Wilfred Nino - potts hill development**

From: "Faith Dwyer" <Faith.Dwyer@almliquor.com.au>
To: <wilfred.nino@planning.nsw.gov.au>
Date: 9/02/2010 9:59 AM
Subject: potts hill development

I am a local resident of Bankstown Council and am wondering about 2 things

1. Is the water reservoir at Potts Hill still used for water distribution to parts of Sydney?
I cannot find any information regarding the use of the reservoir
2. When and where will the proposed Potts Hill development be on exhibition again, in the local area?

I hope you can help me here

Thank you,
Faith Dwyer
15 Batt St Sefton 2162

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**MAJOR PROJECT 08_0116 - CIVIL WORKS STAGE 2 - POTTS HILL
SITE APPLICATION NUMBER MP 08_0116 <<STATEMENT OF
OBJECTION>>**

TO: DEPARTMENT OF PLANNING
FROM: Khue Nguyen
DATE: 17/12/2009 10:21 AM
SUBJECT: MAJOR PROJECT 08_0116 - CIVIL WORKS STAGE 2 - POTTS HILL RESERVOIR SITE Application Number:
MP 08_0116 <<STATEMENT OF OBJECTION>>

From: Khue Nguyen <knguyen@westpac.com.au> 17/12/2009 1:44 pm >>>

Dear Department of Planning,

We would like to submit our object to the proposal:

Project Name: MAJOR PROJECT 08_0116 - CIVIL WORKS STAGE 2 - POTTS HILL RESERVOIR
SITE

Application Number: MP 08_0116

Our name & address: Mrs A. T. Do & Mr Khue T. Nguyen, 112 Cooper Road, Birrong NSW 2143

Statement of objection to the above Proposal: We are objected to the Proposal

In reference to the Potts Hill Reservoirs Significant Site Study, Figure 4-Development Concept, page 8,
in particular the Vehicle Access Points indication to be accessed via Cooper Road:

Is there a noise report completed in terms of how is the future of traffic on Cooper Road would be
as currently the traffic on the Cooper Road is very heavy and it is a School Zone?

Not enough details on how the Vehicle Access Points to be built on the Cooper Road

The reasons:

- Increase noise and traffic on the Cooper Road, and also prone to increase more accidents;
- Decrease the houses' value in the area;
- Those Vehicle Access Points may be built opposite of our house and would decrease our house & land value, more noise, and also would invade more our privacy.

Khue Nguyen | Westpac Banking Corporation | Level 20, 60 Martin Place, Sydney NSW 2000

Phone +61 2 8254 (1) 4635 | Fax +61 2 8253 3765 | knguyen@westpac.com.au

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