

GOSFORD ALIVE CONSULTATION

FOLLOWING THE NSW STATE GOVERNMENT'S 2018 REFORM OF PLANNING CONTROLS ACROSS GOSFORD CBD, LEDERER GROUP HAS BEEN MASTER PLANNING THE REDEVELOPMENT OF THE KIBBLEPLEX TOWN CENTRE SITE.

Ahead of the planned Development Application, Lederer Group will be displaying the master plan at the Imperial Centre, Gosford, seeking consultation from the community on the master plan.

A representative from Lederer Group, along with a member of the design team will be available to discuss the project.

Display times: **Thur 27th June, 11am-2pm**
Thur 4th July, 11am – 2pm
Sat 6th July, 11am-2pm

Location: **Level 1, adjacent to Erina St entry, Imperial Centre**

For more information please email info@lederergroup.com.au

Gosford Alive – Community Consultation

Date:

04/07/19

Name:

Rhys Reid

Organisation (if applicable):

Wiseberry Real Estate

Contact email: for further updates

rhysreid@wiseberryrealestate.com.au

Comments:

I believe it is an excellent proposal & I know there is a demand already for this scale of residential development in Gosford.

The location is ideal & will start to expediate the necessary development for Gosford.

It will encourage further development i.e. university & large state offices.

I can note that the sweet price point will be at approximately \$400,000 - \$500,000 depending on unit size would highly increase demand for the units.

I fully support this development & believe it's a great & necessary development to put Gosford on the map.

Gosford Alive – Community Consultation

Date: 4 July '19

Name: Rob Lee

Organisation (if applicable):

Contact email: for further updates

Rob@SASENO.COM

Comments:

I support the plan & would like to see
good provisions of commercial space to
activate opportunities for local businesses
& training in the area.

Gosford Alive – Community Consultation

Date: 4 / 7 / 2019

Name:
Guy Sherwood

Organisation (if applicable):

Contact email: for further updates

Kay - guy 2011 @ hot mail.com.

Comments:

Thanks
This look wonderful
been here since 1948
and this has been a long
time coming
Looking forward.

Guy

Gosford Alive – Community Consultation

Date: 4.7.19.

Name: CHRIS TAADY.

Organisation (if applicable):

Contact email: for further updates

@413414032.

Comments:

GOOD IDEA !- NEEDS SOMETHING
TO STIMULATE THIS TOWN. HAS
BEEN DEAD FOR YEARS.

PLEASE MAKE SURE YOU DO
NOT LEAVE VACANT HELDS IN THE
COURTS



Gosford Alive – Community Consultation

Date:

6.7.19

Name:

Dany Stokes

Organisation (if applicable):

Local Resident.

Contact email: for further updates

istokes@bigpond.net.au

Comments:

Thank you! Looks attractive & trees - set back
Good to see progress in Gosford.

My concerns:

- ① Not enough car spaces / unit.
(People have 2 cars on the Central Coast to get to beaches etc)
- ② Roads → traffic ~~to~~ without improvement in roads / public transport.
- ③ Can it be any 'lower' eg. 16 stories only. What about the aesthetics - does it fit in with other developments 'aesthetically'?
- ④ Children's parks etc important.

Keen for updates.

Please keep
Gosford beautiful

Gosford Alive – Community Consultation

Date:

6/7/19

Name:

Nick Fraser

Organisation (if applicable):

-

Contact email: for further updates

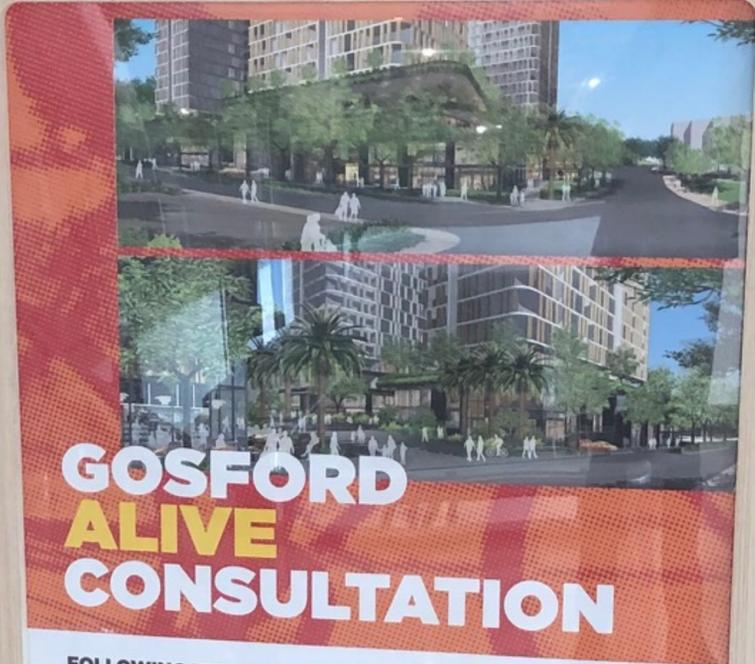
nickpfraser@gmail.com

Comments:

- Good stuff.
- Has any thought been put into diverting Henry Parry behind this block (via Albany st)?
Get traffic out of the centre, pedestrian access to/from the park etc.
- State govt. needs to get serious about public transport in the area, especially frequent buses Gosford - Erina & beyond.
- These developments need more supporting ideas (from gov and council) to attract unis and professional employment.

SPACE

Let's get ready to shop Gosford!



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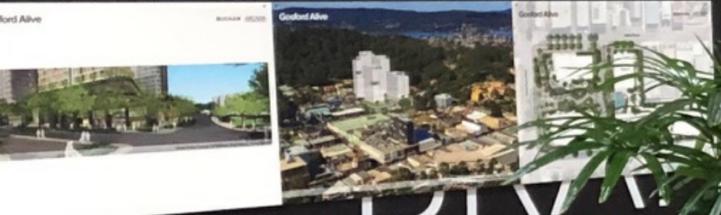
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GOSFORD ALIVE

GOSFORD COMES ALIVE

Gosford Alive is a 15-20 year vision from urban renewal specialists, Lederer Property. The Master Plan for the \$650 million mixed-use development sets out an exciting proposal for a vibrant new urban precinct in Gosford CBD just minutes from Gosford Train Station, that will transform Gosford CBD and create a new civic heart for the needs of the Central Coast Region.

Following the State Government's commitment to revitalising Gosford, Lederer Group are working to re-ignite our Gosford Alive project in the coming months. With the State Government's \$52million commitment to Gosford, new planning framework, Northconnex, Gosford Hospital, ATO and fast train service to Sydney, Lederer Group also have big plans for Gosford.
GOSFORD WE'RE ALIVE!

CENTRAL COAST

ccbr™

business review

BUSINESS INFORMED



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Gosford (Karis) Furniture Removals & Storage

ING Bank's new call centre for Wyong
State Budget disappointment for Coast
Lederer's plan for Gosford

Mayor's move to delay Consolidated LEP will set Coast back years

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Edgar Adams' Editorial**

*Central Coast
now Cinderella
Coast*



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Lederer's new master plan for Gosford



Architectural image of proposed Gosford Alive development by the Lederer Group

THE LEDERER GROUP have lodged a revised development proposal for their Gosford Alive project with the Department of Planning that will now see it considered by the Gosford Design Panel set up late last year to revitalise Gosford CBD.

The State Significant Development, on the Kibbleplex site is for a \$280 million mixed use development comprising five towers above a podium with mixed uses including residential, retail, entertainment, leisure, indoor recreation, cinema and food and beverage.

Lederer say that with five towers across the site, the mix in height, shape and size allows for flexibility in use and individual staging of the project.

Given the site is quite large, the designers wanted to break up the site, providing an activated public laneway / link between William Street and Donnison Street which is an existing feature of the project and will include an upgrade of both streets.

The development will provide for ground level activation with commercial areas, public space and private areas and include commercial uses fronting Kibble Park, including civic space.

A feature of the development will be a strong emphasis on landscape design that brings the bushland background of Rumbalara reserve into the heart of the project.

The project will be known as Gosford Alive and ahead of the Development Application, Lederer Group in late June and early July will be displaying the master plan in the CBD in a consultation process.

A spokesman for the Lederer Group said,

"Following the State Government's planning policy changes back in October last year, we have again spent considerable time master planning the Kibbleplex site based around the Government's Architects brief and new policies. Using the Government Architect's designs as the basis of the design, we believe the current master plan is the best design we have seen for the site, it is empathetic to the Gosford locality/setting, while creating a vibrancy and scale that will assist in revitalising the CBD."

Lederer in 2016 had outlined their plans for a 15 – 20 year \$850 million development and had lodged a Development Application with Gosford Council. This was subsequently withdrawn following the amalgamation.

Considering employing a skilled overseas worker?



Our solicitor, Sam Haln, can advise and assist you to get your sponsorship approved for temporary and permanent skilled visas.

Some areas of the Central Coast are also eligible for the Regional Sponsored Migration Scheme.

If you have skills and qualifications in demand in Australia, or wish to join an Australian family member, Sam can assist you in finding and applying for the right visa.

Sam also advises and represent clients at the Administrative Appeals Tribunal for reviews against visa cancellations and refusals.

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