

### Form of a petition

TO THE HONOURABLE THE SPEAKER AND MEMBERS OF THE HOUSE OF REPRESENTATIVES

We, the undersigned residents and concerned citizens of Rhodes/City of Canada bay, strongly oppose the proposed development of the mixed-use and in-fill affordable housing project at 9 Blaxland Road, Rhodes, NSW.

While we recognize the need for affordable housing, we believe this development will have significant negative impacts on our community and fail to address the broader housing affordability crisis.

We urge the local council and relevant authorities to reconsider this proposal and seek more balanced, community-focused solutions



### NAME AND SIGNATURE

NAME	ADDRESS	SIGNATURE	DATE
Jesse Gale	8 walker street		19/08
Ester Kim	8 walker street		19/08
Priscilla Fang	8 Walker Street		20/08
Wenay Lam	21 margaret st		20/08
FRANCESCO GARBELLINI	8 WALKER STREET		20/08
Charles Jago	17 Stuart St Concord West		24/8/24
Bishnu Hapa	8 walker street		24/8/24
Tony Nguyen	8 walker street		24/8/24
Kyle Lee	8 walker st.		27/8/24
Nadia Kumari	8 walker st.		27/8/24



## **Petition Against the Overdevelopment and Inaccessibility of Housing at 9 Blaxland Road, Rhodes, NSW**

请愿书: 反对在 9 Blaxland Rd, Rhodes NSW 的提议开发

청원: 9 Blaxland Rd, Rhodes NSW의 제안된 개발에 반대

### **Key Points:**

#### **1. Infrastructure Overload:**

- The proposed development will significantly strain Rhodes' already overburdened infrastructure, leading to increased traffic congestion, parking difficulties, and pressure on public services, thereby reducing the quality of life for current residents.

#### **2. Negative Impact on Community Character:**

- The high-density nature of this development threatens to turn Rhodes into a dense urban environment, stripping the area of its unique community feel and cultural vibrancy. We advocate for developments that enhance, rather than detract from, the character of our community.

#### **3. Construction Disruptions:**

- The noise, dust, and general disruption caused by the construction of this large-scale project will significantly affect the daily lives of residents, particularly given that the area is already experiencing substantial development activity.

#### **4. Environmental and Aesthetic Concerns:**

- While the project includes some sustainable features, the overall effect will contribute to a "concrete jungle" in an area that should be preserved for its natural beauty and green spaces.

#### **5. View and Sunlight Obstruction:**

- The proximity of the new tower to existing buildings, such as those in Rhodes West, will lead to significant view obstructions and reduced sunlight, unfairly impacting current residents.

#### **6. Affordability and Market Dynamics:**

- The high price of these new units will likely attract overseas investors, driving up property prices even further and making it difficult for Australian citizens, particularly first-time homebuyers, to enter the market. We believe that if the government is serious about addressing housing affordability, developments should be directed to less saturated and more affordable areas, not high-demand, overpriced locations like Rhodes.

#### **7. Shadow Impacts: Impact on Sunlight and Quality of Life:**

- The proposed development's height and density will lead to substantial shadowing on surrounding buildings and public spaces. This will reduce the amount of natural light available to neighboring residences, particularly those on Walker Street and other nearby streets. The reduction in sunlight can have adverse effects on residents' quality of life, potentially leading to increased heating costs, reduced enjoyment of outdoor spaces, and a general decline in the livability of the area.

### **Conclusion:**

**We call on the City of Canada Bay Council and the NSW Government to reject the current proposal for 9 Blaxland Road, Rhodes, and instead pursue development strategies that genuinely address the needs of the community and promote housing affordability for all Australians.**