

## Submission

19 May 2025

UNSW G25 Education Building - Application Number SSD-74670005

I reside, along with my family at 30 Norton Street, Kingsford, which neighbours the UNSW on Oval Lane.

## Parking

The proposed G25 development ('The Proposal') represents a major construction and will accommodate a significant number of people. Both result in a significant parking accommodation requirement. In practice, construction workers and end building users often do not use public transport and introduce a vehicle that needs a parking space.

In addition, the Proposal does not provide parking and **removes 59 existing parking spaces** on 'The Proposal's' subject development site.

Residents, students and staff of UNSW and hospital workers all presently suffer from a lack of parking spaces. Residents in particular deal with cars parked across their driveways and cars parked in 'no parking' and 'no stopping' areas. Council can verify this as they are regularly requested to ticket illegally parked cars. Even the Council Ranger has been known to request permission to park in a resident's driveway; otherwise, they cannot legally and safely park themselves. I strongly object to the proposal for the above reason and the reasons listed below:

## Solution

'The Proposal' is for the benefit of the UNSW, from which significant financial gain will be received at the expense of nearby residents. The present grossly inadequate availability of parking should be addressed before the UNSW proposes to develop and exacerbate the situation. A more reasonable development would be to use 'The Proposal' subject site to construct a new multi-level carpark station no higher than the existing multi-carpark station adjacent to Oval Lane. This height limit will respect and uphold nearby residences' sunlight, privacy and avoid casting shadows and imposing bulk from a tall block structure.

'The Proposal' could then be accommodated **well within the grounds of UNSW's large campus**, thereby not affecting the amenity of residences. That development could avail of the aforementioned new multi-level carpark station for use by the construction workers and then for the new building end users.

Has the above solution been properly examined, and is there any analysis to demonstrate why the proposal would proceed when the above eliminates the issues caused by 'The Proposal' by its common-sense approach?

### **Sunlight and Solar**

At the proposed height and width, the proposed development will result in a loss of sunlight and shadows to my home and many surrounding homes. **The result during winter approximately halves the sunlight at my home.** This is unacceptable.

The result also significantly reduces the productivity of our solar panels and increases our electricity expense.

### **Consultants on 'The Proposal'**

Can you please advise if any of the authors of the consultants' reports, which form part of 'The Proposal', are presently or have been students or staff of UNSW?

### **Community consultation**

Can you please clarify what, if any, meetings were offered and or held with nearby residents? Can you please provide details of the number of participants and the relevance /position (resident, UNSW student / staff etc) who have been cited in any analysis, survey or material used in The Proposal, in particular in any consultant's report?

### **Building use**

Can you please confirm what the building will be used for?

What faculty/faculties/research will be considered for occupancy?

Will the building be used for any defence or military purpose now or in the future?

### **Project funding**

What parties are funding the proposed development?

Has the funding been approved, or if it is subject to approval, what party is the decision maker?

The proposed development neglects to uphold the quiet enjoyment and amenity of residents, which is a legal requirement.

Thank you for your assistance with the above. Please feel free to contact me via email at:

[Coorey.susan@gmail.com](mailto:Coorey.susan@gmail.com)

Yours sincerely,

Susan Coorey

30 Norton Street, Kingsford NSW 2032