

## MP09\_0165 (MOD 1) Modification to Sydney Super Yacht Marina Submission

As a resident of Eglinton Rd in Glebe Point, I wish to voice my strong opposition to the proposed modifications to the Sydney Super Yacht Marina. The proposal seeks to nearly double its existing capacity and departs substantively from its previously-approved objectives and zoning. It will have a significant negative impact on an area of high community and heritage value.

- There are several aspects where this proposal will have significant increased noise impact on nearby residents and park users – increased outdoor hospitality/entertainment, increased superyacht traffic, removal of airlocks and other noise management measures. This contravenes measures that were implemented in the previous approval.
- While masquerading under the cloak of a yacht club, the project appears to be setting significant new and unapproved objectives in provision of hospitality and entertainment services – this is a significant departure from the planning objectives of this publicly-owned land, which is zoned as maritime use, not entertainment use.
- The number of superyacht berths will nearly double, creating further pressure in an waterfront that is already congested with current maritime and recreational use – the existing maritime industries, the new dry boat storage sheds, the existing superyacht installation, and recreational users including kayakers, dragonboats and small sailing boats.
- This substantive increase in services (both hospitality and superyacht-mooring) is being done outside of the government's separate initiative to develop a masterplan for the Bays precinct including this area. Any proposal to expand the superyacht marina should be reviewed AFTER that masterplan is complete.
- The Glebe Island Bridge is a heritage structure that has potential to provide an important city link to new foreshore residential areas (pedestrian, bicycle and possibly light rail), as is being discussed under the Bays Precinct Master Plan. Further expansion of superyacht is not compatible with the retention of the bridge. The future of the bridge should be determined before any consideration of superyacht marina expansion.