

**From:** [REDACTED]  
**Sent:** 22 May 2018 10:34:31 +1000  
**To:** council  
**Subject:** Registering an objection to the proposed redevelopment of St Aloysius College

Dear Mayor and Councillors

I wish to register my objection to the proposed redevelopment of St Aloysius College (SAC) Kirribilli. I live in Kirribilli Avenue to east of SAC my objection to the proposal are summarised in the following points;

**Lack of provision of 'on-site' parking for staff and visitors in the final plan**

Current detail of staffing and visitors are not supplied but I am aware there is very limited on-site parking at SAC provided for those visiting the area be they staff or other. Parking is a scarce resource in our area and I am of the view that with any changes to the school parking must be considered.

I am reliably informed that many staff drive to the area park in the surrounding streets. During the course of the day cars are periodically moved swapping parking positions with each other. Effectively 'gaming' the system and hogging local parking. This is unfair to bona fide visitors and local residents.

Jeffery Street is currently used as a 'drop off & pick up' zone morning and afternoons for students. This illegal and poses an unacceptable risk to all in the area – double parking is not uncommon. This development needs to incorporate adequate on-site space where this can occur safely and legally.

Not only are spaces scarce they are a valuable commodity I recall one selling recently in this area for \$120,000.00.

**Lack of parking during demolition and construction**

Will on-site parking be provided to construction workers? I cannot find any literature outlining this. Trades people require tools etc. It is unrealistic to expect many workers to use public transport. Our streets are already at capacity. With the introduction of 'work zone' parking areas bona fide residents and visitors will be disadvantaged.

**An excessive period for the work to be completed over**

One figure suggests that the redevelopment may be conducted over a number of years. I find this totally unacceptable. The impact of daily noise, increased traffic and general disruption needs to be minimal for residents. Information suggests that SAC will continue to operate during construction which logically will prolong the process. I suggest SAC be closed and students moved offsite so that the redevelopment can be completed in the shortest possible time and the least impact on the local community.

St Ignatius College at Riverview is administered by the same religious order and as you may or may not be aware has ample space to cater for a short term solution.

**Increased traffic and vehicles being parked in Kirribilli Avenue during demolition and construction**

Kirribilli Avenue, Upper Pitt Street, Fitzroy Street and Carabella Street are not equipped to deal with large levels of heavy vehicle. They are all narrow streets that struggle to cope with current traffic flow. A project of this size will require careful planning in order to cater for increased heavy vehicles.

The increase in cars coming into the area carrying workers will have a negative impact on local residents as well, the creation of 'work zone' parking and general private vehicle are all leading to a terrible situation for locals.

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Make no mistake SAC is a multi million dollar business. It makes a profit. One of their business goals appears to purchasing real estate around the school area. This is robbing council and residents of rates and is detracting from the neighborhood feel of the Kirribilli village. It occurs to me that SAC could be using their 'school' status to get this redevelopment plan across the line. I would like council to stand up for the rights of locals and ensure SAC do things right. Closing the school whilst the development is done is a must as is perhaps spending more to provide sufficient space for parking and school traffic. The school is no longer run by clergy; it is a sophisticated business with an administrative team with financial and business plans. Council needs to acknowledge this in the planning process.

**A number of questions that puts this application into context :**

Would the school object if a large neighbouring block to them applied for permission to demolish and rebuilt over several years housing several hundred occupants and provide no parking would the school object?

If a large supermarket, hardware or retail store apply to council to build in the Kirribilli area would approval be granted with provision for little or no parking in the plan?

How many SAC students reside in the North Sydney Local Government Area?

Has SAC explored the option of purchasing a second campus nearer to their student residential base rather than developing their current scarce resource? This could be funded by selling some of their many Kirribilli assets.

I request that Council act in the interests of rate paying residents and businesses in our area. SAC fits neither category.

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