



SYDNEY HARBOUR ASSOCIATION

PO Box 265 ROSE BAY NSW 2029

Department of Planning, Industry & Environment, Sydney

Attention: Director – Key Sites Assessments

SSD-8924 – New Sydney Fish Markets, Glebe - Concept proposal

Our review of the documents has been undertaken having foremost in mind the content of Sydney Regional Environmental Plan (Sydney Harbour Catchment) 2005, Clause 2: Aims:

.....to ensure that the catchment, foreshores, waterways and islands of Sydney Harbour are recognised, protected, enhanced and maintained

(i) as an outstanding natural asset, and

*(ii) as a public asset of national and heritage significance,
for existing and future generations.*

Consistently with our acceptance of the retention of Sydney Harbour as a working port, we do not oppose a base concept of a new and suitably serviced fish market.

We do, however, have serious doubts about whether the commercial activities that are not directly related to the market are either desirable from the SREP *Aims* viewpoint or compatible with the neighbourhood. Some do not *require* a foreshore location at the scale proposed, and some do not *require* one at all. Certainly, Harbour-side locations are much prized by an extensive range of actual and potential business enterprises and their customers, but that does not in itself comply with the SREP *Aims*.

The proposal documentation does not appear to address this fundamental issue.

A systematic review of the proposal in the light of the SREP *Aims* might well raise a range of matters. For example, the scale and visual impact of the very extensive unarticulated roof is hard to reconcile with the SREP notion of *enhancement* of the foreshore area; the waterside step seating does indeed provide public access, but its close proximity to the food retailing activity raises questions about control of litter that are very relevant to the SREP notion of *protection* of the waterway.

We request the Department to review the proposal by reference to a strict interpretation of the terms of the SREP *Aims*.

Hylde Rolfe, Secretary, Sydney Harbour Association

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