

## urbanrenewal - Newcastle Urban Renewal Strategy

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Congratulations to the NSW State Govt, Tim Owen and the Mayor of Newcastle.

The removal of the heavy rail and retention of the corridor is the is the most significant Newcastle CBD policy announcement in my business lifetime.

### Advantages

1. Links the harbour to the city
2. 8 new crossing areas for pedestrians and cars
3. GPT will spend \$600m in the mall
4. Access for vehicles and people using the existing crossings will be seamless
5. Investment in the City will grow exponentially
6. Allows the businesses on this side of the line to easily access Hunter St. the old shops and buildings will be re-activated
7. The corridor will be legislated as a hands off corridor for development
8. We get a major CBD transport Hub at Wickham
9. We will get all sorts of landscaped interesting access points
10. The debate will stop and in 5 – 10 years the loud minority will be remembered for their total negativity
11. The development market will build housing and commercial buildings
12. Colliers will be very busy for the next 15 years!

### Disadvantages

1. If you live in Maitland you will need to exit the train at Wickham and get on a light rail train or bus to the East end, or the Junction, or Darby St, or the Beach etc. (not much of a sacrifice to get all of the above).

Kind regards

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