

Alan Moroney - Fwd: Oppose - NWRL draft structure plan for Cherrybrook

From: plan_comment
To: Alan Moroney
Date: 5/1/2013 3:58 PM
Subject: Fwd: Oppose - NWRL draft structure plan for Cherrybrook
Attachments: Oppose - NWRL draft structure plan for Cherrybrook; North West Rail Link Corridor Response - Objection; Planning Submission re: North West Rail precinct; NWRL Corridor Strategy - Castle Hill Station. Submission, Wesley Uniting Church, Castle Hill; North West Rail Link Corridor Strategy; NWRL Corridor Strategy Feedback; Proposed Demolition of the Hills Centre; Fw: Save the Hills Centre; NWRL Corridor Strategy - feedback; North West Rail Link Corridor Strategy- A Vision for Cherrybrook, Station Surrounds; North West Rail Link Showground Station Draft Structure Plan Comments; Cherrybrook station and surrounds; Opposition: Draft Structure Plan Cherrybrook Railway Station; North West Rail Link Corridor Strategy - Cudgegong Road Precinct ; NWRL Draft Structure Plan Cherrybrook; North West Rail Link Corridor - Norwest Station Draft Structure Plan Submission - 3 Brookhollow Ave, Norwest; Objection To Cudgegong Draft Structure Plan; Fwd: North West Rail Link Corridor Strategy- Feedback; North West Rail Link Corridor Strategy; North West Rail Link Corridor Strategy Submission; Emailing: Submission - North West Rail Link Corridor Strategy & Draft Structure Plans ; North West Rail Link Corridor Strategy- Feedback; Submission Cudgegong Road; Submission on Cherrybrook Station Draft Structure Plan - North West Corridor Strategy; Re: Submission - Castle Hill Railway Station - Draft Structure Plan; Response to the NRWL Corridor Strategy Plan; Response to the NRWL Corridor Strategy Plan; Cherrybrook NWRL Structure Plan ; Cherrybrook Plan; NWRL Draft Structure Plan; updated submission - now includes report to council - NWRL Corridor Strategy - Submission from Hornsby Shire Council; strong objection on re-zoning area around Cherrybrook proposed train station for high-rise development; North West Rail Link Corridor Strategy - McDonald's Pty Ltd - Submission; Submission to NWRL Corridor Strategy; Submission on the Draft North West Rail Link Corridor Strategy - Attn: Mr Sam Haddad

TO:
Director Strategic Assessments
Department of Planning & Infrastructure

Department of Planning and Infrastructure (DPOI) confirmed at the Information Session on 13 April that the location of the proposed Cherrybrook station had been assessed on engineering and construction grounds and there were no apparent planning reasons why a station, shops or medium density dwellings was needed.

At that information meeting on 13 April I was also astounded to learn of the lack of consultation with the community in regard to the proposed medium density development around the station precinct at Robert Road Cherrybrook.

At no stage until very recently was there any mention of such a housing development around Robert Road and surrounding streets. Many of the houses in this area are no more than 15 years

old and are either single or double storey and there are new homes under construction within the area. Hornsby Council records indicate that 300 detached houses will need to be demolished to make way for 1800 new residences, which will also bring in an estimated 4000 cars let alone the substantial influx of new residents.

It is inconceivable that any substantial medium density development should be undertaken in this area and even more so when the Hornsby Council is proposing an increase in density of 2200 dwellings in the shire and 82% (or 1800 dwellings) is scheduled for a small area around Robert road.

The roads in this precinct are narrow and are not conducive to any significant rise in vehicular traffic that will arise from all the proposed development. Additionally Cherrybrook schools are at capacity as are local shopping centres which are a nightmare to negotiate.

I urge DPOI to review its proposal for medium density development in the Robert road area.

Thank you.

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