

## **Objection to the proposed Western Sydney Employment Area Structure Plan.**

I am writing to object to the proposed boundary of the above plan on the following grounds.

### **Objection 1: Lack of consideration of existing land use zonings.**

As a long term resident of the township of Luddenham, I object to the inclusion of Luddenham in this plan. Luddenham will celebrate its 200 year anniversary this year and areas that have been zoned **Town Area** for as long are listed for rezoning. On the DP&I Website it states that one of the reasons more employment land is required is because existing areas are being regenerated for housing. In this plan you propose to turn housing land into employment land. This plan appears to be totally arbitrary and will divide the township. Luddenham is growing with new homes are being constructed on land zoned town area. It is apparent that the BWSEA has not taken existing zonings into consideration.

### **Objection 2: Effect on development and property prices in the proposed area.**

What does this plan mean to owners of town land with dwellings; vacant town land; rural land with dwellings and vacant rural land? Devaluation of their properties, destruction of their way of life and destruction of an early part of the colonies history.

This area has suffered under the dark cloud of the proposed 2nd airport for more than 30 years. This has stunted the land use patterns and created anomalies directly around the Federal Government land.

### **Objection 3: Lack of clear information.**

Your website and literature provides stylised maps that do not provide adequate detail. Especially with regards to the exact borders that dissect the township of Luddenham.

### **Objection 4: Seemingly arbitrary inclusion and exclusion of parcels of land.**

I object on the grounds that clearly the Twin Creek housing and golf course development has been excised despite its being only approximately 5 years old. However, a township which contains 2 schools, 3 churches and associated grave yards, a community hall, a post office, a show ground, in excess of 17 small businesses, housing and 200 years of history on the outer edge of the proposed area has been partially included. Please explain this selective exclusion/ inclusion principle.

In addition, a large area of land which borders the Defence land is not included. This is also curious given the large size of the rural land holdings and low housing density.

### **Objection 5: Transparency of the process drivers.**

The "Badgery's Creek" area has a long and colourful history of land deals and rezoning applications, some of which are still being touched on in the courts. How unbiased or transparent are the drivers in this case. Using the DP&I's "Precinct Acceleration Protocols", what areas have been identified to date.

## **Objection 6: Environmental and local climate change concerns.**

The green belt that Luddenham and surrounding area provides is becoming far more important to the Sydney Basin as a whole, as we see the change in local climate. This proposal will be detrimental to the climate of the Sydney Basin.

The intense urban developments that are occurring around Penrith and Campbelltown see summer temperatures increasing accordingly. This results in the creation of rain shadows. As a commuter I have firsthand experience of the five degree drop in temperature that occurs between the M4 / Mamre Rd urban area and crossing the south creek on Luddenham Road.

The BWSEA also encompasses a large drainage system into South Creek and ultimately the Nepean River. The vegetation of this area allows rain water to soak in and become part of the water table and water cycle. In built up areas like Penrith to the north and Campbelltown to the south hard surfaces such as concrete, roads and buildings do not capture water. They produce harmful runoff which has to be transported out of the area. This proposal will affect the hydrology of the entire Sydney Basin.

Please explain why:

It appears that the existing flora and fauna around Luddenham have become sacrificial while attempts are being made to re-establish it in more urban areas. It is a great joy to observe an echidna or wallaby in the paddock. This will be a thing of the past.

The long standing farming land use and its heritage in the Luddenham area is being sacrificed while an "Urban Farming" precinct is being developed in the "Western Sydney Parkland".

### **In conclusion:**

The area of Luddenham is a scenic, growing and historic township which will be ruined by this proposal. Many of the founding families still live in the town. Many young families are building their homes in Luddenham because they wish to raise their families here. We don't live here because we are uneducated, uncultured or unemployed. As a matter of fact the reverse is true. **This is where we choose to live**

This BWSEA will achieve what two wars, the great depression, the greed driven, unfettered and ill conceived development of Sydney and the purchase of land for a second airport has failed to do. This plan proposes to bisect the township of Luddenham. Town land in Penrith City Council area will be outside and town area in Liverpool City Council area will be included in the BWSEA. Please exclude the township of Luddenham.