

There is very little content to the planning proposal beyond marketing of new tower blocks. It suggests no planning has actually taken place and until this is done, the whole concept is doomed to fail. It will result in a traffic locked population saddled with no amenities, facilities, services and all the mental health problems this will generate.

#### Overshadowing

It is criminal that anyone could consider overshadowing of homes beyond the 6 lanes of Epping Rd and even into the next block! Why on earth can the height not be reduced and the buildings set back to avoid this?

#### Traffic

The area is already gridlock during morning and evening peak hours. We cannot go out to dinner or the supermarket, we are housebound for these times. Moving people in and out of Macquarie Park without causing chaos and gridlock for surrounding neighbourhoods has got to be a top priority for planners. One small rail line is not working. Buses use the same roads. The Macquarie Park area is bounded by the M2 and Lane Cove Valley on one side, Epping Rd and Lane Cove Rd on the other sides. These 3 arterial roads are not coping today. They will never cope with the proposed increase in housing density. Residents will never be able to leave. Additional arterial roads and a vast improvement in the frequency of trains/buses are essential.

#### Getting around

Not everyone is able to walk the distances in the precinct to get to the sole railway station & shops. Not everyone can carry their shopping all the way home. Cars are the only option for many. Why not introduce a free shuttle that comes every 5 minutes and takes people around the area and also services the surrounding neighbourhoods. Advertising on the shuttle buses could contribute to the costs. Any bicycle tracks must be dedicated and not shared on roadways (which is complete madness). Additional safe crossings over the arterial roads are also needed.

#### Parking

There is insufficient parking for residents today. It is madness to assume each residence will only have 1 car. Most have 2 or 3 cars. All these proposed buildings must have enough parking for residents. There is no proposal for massive parking stations near the railway/bus interchange. This is essential to encourage people to use public transport. If they can't get to it, they won't use it and if it's not frequent, they'll resort to their cars.

#### Lack of planning

There appears to be no provision for the needs of the various demographics in the area suggesting no studies have been done. Where are the child care centres, aged care facilities, medical centres, hospitals, schools, parkland, playgrounds, sports centres, recreational facilities such as skateboard ramps, tennis courts, etc?

#### No open space

The only green space indicated on the proposal is around the creeks. All the current open space is therefore going to disappear. People need this space for their well being. It must be retained at all costs.

#### Infrastructure

What investigation has been done to confirm the current infrastructure can cope? Are the stormwater drains large enough to cope with the additional runoff from the concrete jungle? Can they cope further down the line so flooding won't occur in neighbouring areas? Will the water pressure remain unchanged? Can the electricity supply be ramped up? Phone/internet lines?

#### Impact of construction

The proposal means we will have to suffer the impact of construction constantly over the next 20 years. The movement of trucks, blockage of roads, noise, disruptions to services (water, power, etc) construction workers and their lack of consideration for others and worse, the dirt and dust created in the air. We already have experienced the huge degradation of air quality over the years – we are constantly cleaning and have developed hay fever where never before have we had that problem. The dirt in the air is already bad.

#### Existing residents

Where are the existing residents expected to live? The public housing in Ivanhoe Place and all the aged care housing along Epping Rd – these are vulnerable people who cannot cope with such an upheaval. Are the planners happy to cause such devastation in people's lives? What about those in their homes in Cottonwood Cres? What sort of compensation can they expect? Government MUST ensure all these people are offered true market values or a new unit in the new building as compensation. Why not have a couple of buildings for aged care and perhaps intersperse some public housing tenants in the new building? Why must the developers be the winners and existing residents the losers? We look to government to protect our interests, not destroy our lives.

#### Massive Overdevelopment

This is not the only proposed development in the area. There is more at Macquarie Uni, Epping, Eastwood, Delhi Rd, Lane Cove rd, etc, etc. It would appear some 20,000 residences are proposed in the area, not the 5,400 advertised for Herring Rd alone. Why are the plans for Macquarie Uni not being released? This is inside the Herring Rd precinct and as such, should be included.

#### Lack of awareness

None of our neighbours were made aware of this proposal, yet we live 1km from the boundary. Why have surrounding neighbourhoods not been told? We are all affected.