

Questions:

1. One of the stated conditions of Campbelltown Council agreeing to the Mount Gilead Release Area proceeding to the Gateway Process was that there be flora and fauna corridor connectivity between Noorumba Reserve and Beulah Bio Bank site.

Some councillors (eg Meg Oates) were concerned about the lack of this connectivity after viewing the Mount Gilead Urban Release Concept Plan and, no doubt, after reading the Mount Gilead Ecological Assessment Report which says at Page 34 "connectivity between Noorumba Reserve and Beulah is via vegetation east of Appin Road"

Now given that Appin Road is going to be widened at Mount Gilead and the Spring Farm Link road is joining into Appin Road immediately north of Noorumba Reserve according to the Greater Macarthur Preliminary Land Release Strategy, how will this "connectivity" between Noorumba Reserve and Beulah Bio Bank be maintained?

2. Generally, how will the corridors between the Nepean and Georges Rivers be retained with (a) Appin Road being widened
(b) a busway transecting Beulah Bio bank site and the creeks that separate it and Noorumba reserve from Nepean River.
(c) many trees and pockets of vegetation that currently exist on Mount Gilead farmland being removed to make way for housing and infrastructure?

3. There are only 2 Pockets of Shale Sandstone Transition Forest in "good" condition in the Mount Gilead urban Release Area, according to the Mount Gilead Rezoning-Ecological Assessment Report, page 23 which says: "*A dense canopy of ironbark species is supported by a rich assemblage of native shrubs (Bursaria spinosa) and a diversity of native ground cover species. Exotic species densities are lower in this area.*" However, the Greater Macarthur Preliminary Land Release Strategy Environmental assessment, lists these 2 Pockets of vegetation as having only "moderate" bio-diversity value.

Both SSTF vegetation pockets are located where it appears that the Greater Macarthur Town Centre is proposed.

Could it be that the importance of these 2 "good" pockets of SSTF has been downgraded so they can be removed to make way for the new "Town Centre"?

4. Is there going to be a major Town Centre in the Mount Gilead Urban Release area as suggested by the Greater Macarthur Preliminary Investigation map of the Merangle/Mount Gilead?

5. Mount Gilead farm is not a listed heritage property at the state level but it does have a potential state heritage significance as recognised by the Land and Environment Court in 2004 .

Has that potential state heritage significance been given any consideration at all ?

6. Does the State government think it acceptable that all indigenous heritage on the Mount Gilead Urban Release Area site will be extinguished by rezoning the site for housing?

7. Specifically, has the air quality of the Macarthur South Region (*as opposed to the whole Sydney Basin*) been adequately addressed, given studies in 2010-11 have suggested that ozone here exceeds World Health Organization levels and that this is due to more cars and nitrous oxides?

8. The Greater Macarthur Preliminary strategy estimates that travel times to work will be about 30minutes, minimum. Given that that travel time will be by motor vehicle through the Macarthur region, what further impacts will this have on a) South Macarthur Air Quality

b) road congestion on Appin Road and the Hume Highway?

9. Has water quality in the Nepean and Georges river been specifically addressed given that the Greater Macarthur Preliminary Strategy suggests that the land is developable to within metres of these rivers?

10. "Employment lands" are being provided at Maldon in the Greater Macarthur Strategy but what initiatives will be used to encourage businesses to go there or to Picton or Campbelltown? Where are the jobs coming from?

11. Lend Lease in an article in the Australian Financial Review in May 2015 said that they have "conditionally" acquired 610 ha at Mount Gilead when the Mount Gilead urban release Area is only about 220ha

The Greater Macarthur Release Area was not announced until September 2015.

a) Did Lend Lease have prior knowledge that this land was being released?

b) Are Lend Lease the main developers behind this sudden and unexpected land release?

c) What is their purchase of the Mount Gilead land "conditional" upon?

d) Why are Lend Lease and other developers in South Macarthur not being told by this state government that they should locate new housing estates in the already designated but under-utilised South West Growth Centre?

The South West Growth Centre has employment lands and a new rail line designed to reduce air pollution in Sydney's south west.

Are developers or the State Government planning Sydney?