

Submission

28-8-2016.

From.
Ray Smith.
385 Moreton Park Road
Menangle NSW 2568.
Ph 46-327543.



To.
The Department of Planning and Environment,
Housing Land Release.
GPO Box 39 Sydney NSW 2001.

Dear Sir,

Thank you for the opportunity to submit a brief submission regarding the Greater Macarthur Priority Growth Area.

I note in the amended plan West Appin has been included along with a proposed east west link road, this I believe is a very positive move, but I cannot understand why the Department has excluded lands west of the Nepean River bounded by the Hume Highway and Southern Rail Line.

By omitting these lands west of the Nepean River from the Growth Area the Department has sterilised valuable infrastructure such as rail stations at Menangle, Douglas Park and Picton, and a possible access to the F5 from Moreton Park Road, lands along this road have been identified in a previous state government metropolitan strategy as potential high class employment generating lands.

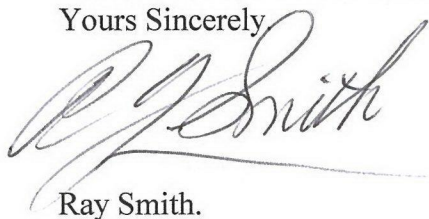
This I believe is because there is no visual impacts on heritage items and existing and future residential areas.

The NSW state government is the largest landholder in Moreton Park road and should develop these lands so as to seek a maximum return for the people of this state.

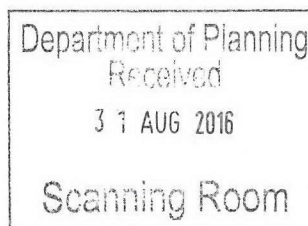
To support these housing developments at Menangle Park, Mount Gilead and Appin, lands west of the Nepean River should be included in the Greater Macarthur Priority Growth Area as employment generating land.

At present in Wollondilly Shire more than 70% of the workforce leave the local government area every day to source employment, this in itself demonstrates the need for high class employment generating land with the potential to be serviced by valuable infrastructure. Please see attached map.

Yours Sincerely



Ray Smith.





POTENTIAL M9 OUTER ORBITAL

HUME HIGHWAY

M31

Moreton Park Rd

Camden Rd

FUTURE MORETON PARK EMPLOYMENT AREA

DOUGLAS PARK TRAIN STATION

