

DTI:Planning Review

From: Glenys Verrall [REDACTED]
Sent: Monday, 12 December 2022 12:24 PM
To: DTI:Planning Review
Subject: LeCornu site

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LeCornu site
Our concerns

Our main concern is that the high density housing will put a huge strain in on our suburb and it's inadequate infrastructure. We would prefer the number of apartments to be greatly reduced.

INCREASED TRAFFIC IN THE AREA

Obviously there will be many more cars using the housing and shops and moving through surrounding areas. Most local streets are narrow and already busy

Solutions

- Speed cameras permanently in Leah Street, Leader St etc
- No trucks allowed in residential streets - access only from Anzac Hwy
- Entry and exit for cars and trucks only from Anzac Hwy
- Increase of local only signs
- Less residential blocks in the area allowed to have 2+ new residences built on them

PARKING

We are concerned that the parking allowed is inadequate.

The apartments apparently are provided with one car parking space each. It is usual for most 2-3 bedroom apartments to have at least 2 cars whether used as a shared or a family residence. Many people and staff, from the nearby bakery and Ashford hospital and medical centres, park in local streets causing congestion.

Solutions

- apartments all be provided with 2 car parks
- People buying an apartment should not be allowed to use the car park provided for any other purpose than parking a car
- Residents from housing units should not be granted permit parking for local streets
- Adequate visitor parking should be supplied for the proposed new housing, for the hospital etc
- Less housing should be built on the site as the area cannot support high density housing
- The shopping centre needs more car parks to cope with peak times - underground or rooftop???
- Ashford hospital need to support their staff with free/cheap parking for staff in their car park

GREENSPACE

We were initially led to believe that there would be generous provision of greenspace. The plans show a rooftop community garden (who has access to this??)

There appears to be very little in the way of park space, playground, trees etc.

This is a great opportunity to provide some park areas for the neighbourhood as well as for the residents of the new housing on the site. In our opinion it looks inadequate. Once this opportunity is lost it will never be regained.

Solution

- allow less housing on this site eg 2 blocks instead of 3
- Limit the size of the shopping centre
- Allow multi storey and underground car parking on site to reduce footprint needed and to increase greenspace

Thank you

Glenys Verrall



Sean Allen

