

**From:** [REDACTED]  
**Sent:** Monday, 12 December 2016 3:11 PM  
**To:** PAC Enquiries Mailbox  
**Subject:** Meadowbank Concept Plan MP009\_0216 MOD 2

Attn: NSW Planning Assessment Commission

Submission re: Meadowbank Concept Plan MP009\_0216 MOD 2

I wish to comment on the above proposed development amendment by Hallmark.

The development is too tall for the site and will have a negative impact on the suburb.

It is non compliant and is not consistent with the scale of development in the surrounding area.

The Meadowbank Concept Plan limits on height, the number of residences and car spaces should apply.

Just because the developer wants to do it (and make mega millions of dollars) is not sufficient justification to allow them. There is no demonstrated benefit to the community.

The Green space argument is a joke. The green space is minuscule and not useable.

The roads, the school and Anderson Park are already at capacity. And more suits are to come on line. Please don't allow the additional residences.

It is the thin edge of the wedge. If they get away with this, then the precedent will be set for future development and there will be no limit to the flouting of the original plan for the area and the degradation of the suburb.

How is it fair that Hallmark can profit gouge like this when past developers have done the right thing and complied with the restriction?

Someone in the political process must be benefiting from the out-of-control development taking place. That, or they are incredibly incompetent planners and are guilty of delivering a blight on suburb, a legacy the residents will have to live with long after politicians and planners are gone.

I urge you to limit the actions of developers in the interest of the community.

We don't need or want a high rise building on this site - it is completely out of scale and out of place. The reference should be the 2013 Plan for Meadowbank, which restricts the height to 10 floors (more than high enough) not a 'panel of expert' architects, who are considering one building in isolation.

For once, let the peoples' voices be heard.

