

To: Independent Planning Commission NSW
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From: Maureen Webb
[REDACTED]
27th July 2018

To The Planning Commission

I am writing to object to the West Culburra Concept Proposal (SSD 3846)

It has been gratifying to hear that the Dept of Environment and Planning has suggested refusal on many grounds (that have been well known for years), about the sensitivity of the environment of Lake Wollumboola and its catchment.

I live at St Georges Basin, within the Shoalhaven, am an avid birdwatcher, belong to bird watching groups and visit Culburra and Lake Wollumboola as often as I can to enjoy the areas natural beauty as well as the wonderful birdlife drawn to the lake, sometimes alone but often as part of groups who share my feelings about nature and its value.

While the protection of the environment is my main priority it must be noted that Culburra does not have the necessary infrastructure to support the West Culburra Concept Proposal.

The Lake together with the Shoalhaven-Crookhaven estuary is recognised as nationally and internationally significant wetland habitat for migratory birds under Australian and NSW Government legislation points that should ensure its protection.

Lake Wollumboola must be zoned for 'Environment Protection' to lock in its protection, a protection that will also ensure the Crookhaven catchment can be considered suitable for 'limited development only.

There must be protection for the sensitive Culburra Beach- Orient Point environment'

The character of the coastal villages of the Shoalhaven (including Culburra) needs to be maintained with low-density developments to ensure the low-key character is retained.

Please note my objections

- 1) I am concerned that expert advice has been ignored with this proposal, advice given that Lake Wollumboola catchment is unsuitable for extensive urban development.
- 2) Approval for this proposal would see 650 mainly medium density dwellings in the Crookhaven River catchment and means:
 - a) It is not possible to ensure protection for our waterways
 - b) It is not possible to protect our coastal lifestyle
 - c) The proposal is adjacent to important wetlands.
 - d) Approval of this proposal would mean clearing of at least 75 ha of coastal forest and development in wetlands, resulting in the loss of Threatened species habitat and environmental degradation.

- e) With a failure to assess surface and ground water impacts on Lake Wollumboola and its ecosystem the known internationally significant birdlife, including at least 23 species listed as Threatened under NSW and Federal Government legislation would be threatened by polluted runoff from development.

With these objections I request that the West Culburra Concept Proposal is refused.

Thank you

Maureen Webb