

Hills of Gold Submission. Ref no: SSD-9679 (Hills of Gold)

I object to the recent change in the recommendations of the Planning Department to the Hills of Gold Project.

This is a dangerous precedent whereby developments once seen as unsuitable for many reasons now become suitable because of a Developer's claim that a project needs to be bigger to become viable. Obviously for a Developer, bigger is always better, not always the case for a community however, where a more reasonably sized project that suits the local environment is desired.

This change in recommendations where large projects are downsized for legitimate reasons and are then allowed to be approved, simply because of claimed economic benefits to the Developer have large and unfair ramifications for communities throughout the state causing huge social dislocation and unrest.

A good project in the right place of the right size should be able to justify itself. A project reduced for good reasons under current guidelines should not be enlarged and then approved by the Planning Authority just to improve the balance sheet of a Developer.

Thank you, Irving Greig, [REDACTED] Walcha, NSW 2354.