



4th May 2017

Ms J K Ramsden
Development Planner
Lithgow City Council
PO Box 19
LITHGOW NSW 2790

Dear Ms Ramsden

Re: 066/08DA (S96012/17) – Proposed modification to Section 94 contributions and subdivision layout to allow an additional 14 lots from Baaners Lane – Lot 8 DP 1195860 – 308 Coxs River Road Little Hartley NSW 2790

We refer to your letter of 29 March 2017 to residents of Baaners Lane and adjoining roads in relation to the above matter.

Several Baaners Lane residents approached the Association about this, expressing their concern and opposition to the Stage 3 proposal involving an additional 14 lots using Baaners Lane. The Association convened a meeting of affected residents on Saturday, 22nd April – around 40 residents attended.

The tone of the meeting was one of total opposition to the use of Baaners Lane for Stage 3 and frustration as to how the 2009 decision has been progressively dismantled with the burden of traffic flow into and out of the Moyne Farm subdivision having to be carried by Baaners Lane and not Coxs River Road. This started with the 2015 Council decision allowing Stage 2 to access Baaners Lane. Now, Stage 3 is proposed. Combined, Stages 2 and 3 would deliver 60% of the traffic into Baaners Lane compared to zero traffic by the 2009 decision.

Further, in the 2 years since the 2015 Stage 2 approval, local residents have yet to be consulted on the proposed upgrading of Baaners Lane. There has been clearing of the alignment at the southern end of Baaners Lane, while it is understood a local road works contractor has been appointed. But there has been no sharing of information or communication with affected residents about any of this.

We share the concerns of affected residents and that Stage 3 access to Baaners Lane should not be approved.

We request Council consider the concerns of Baaners Lane residents and we look forward to receiving your response to the matters raised in this letter.

Yours sincerely

Renzo Benedet
President, HDPA