



Duffys Forest Residents Association Inc

28 February 2022

DFRA Response to *"A new approach to rezonings"*.

Duffys Forest Residents Association (DFRA) objects strongly to the proposed changes to the way amendments to Local Environmental Plans (LEPs) are made.

Duffys Forest/ Terrey Hills RU4 zone is surrounded on 3 sides by Ku-ring-gai Chase National Park, interfacing with suburban R1 properties to the east in Terrey Hills. Since the 1960s DFRA has been actively engaged with Council and planning authorities to prevent developments which are inconsistent with planning instruments and antithetic to the character of the locality. For decades developers have been unrelenting in using planning loopholes to target non-urban lands for inappropriate development.

NSW has a long history of political corruption as a result of undue developer influence and political donations, and the current NSW Government continues to erode Local Councils as the planning authorities and deprive communities of third party appeal rights and genuine input to planning in their local government areas.

That developers are principally motivated by profit has been demonstrated repeatedly in our area, as it has in others. If property developers are allowed to propose rezoning applications, then the system will be manipulated and further corrupted to maximise their profits by more intense development, often contrary to community wishes.

We object strongly to the proposed changes to LEP processes, and urge that

1. Developers must not be allowed to make rezoning applications.
2. Local councils must remain the authority to determine planning issues.
3. Relevant communities must be consulted about zoning proposals, be able to participate in decision-making, and have the right to appeal against what they consider inappropriate zoning.
4. Safeguards are introduced to ensure that the system cannot be manipulated by self-interested parties.

David Harris
Secretary DFRA