

Sara Jones


Linden Park 5065

26th February, 2020

To Whom It May Concern:

Re : Proposed rezoning of Linden Park from Suburban Neighborhood Zone to General Neighborhood Zone

I wish to express my opposition to the above proposal, which will result in a change of zoning for the suburb of Linden Park. My reasons for objecting to this change are as follows.

1 Linden Park currently has a mix of housing that includes houses, units and flats. There has already been considerable residential infill in the suburb, which has resulted in an increase in vehicle traffic and increased on-road parking. Many of the roads within the suburb are narrow, meaning that if cars are parked on both sides of the road, there are limitations in access and inaccessibility for some vehicles altogether. The proposed changes would exacerbate this process. The resultant congestion would make the streets unsafe and unworkable for residents, particularly children and the elderly.

2 The current levels of infill have resulted in increased stormwater runoff during heavy rain compared to previous times. The existing drainage infrastructure is unable to cope with the current levels of runoff in heavy downpours. This is illustrated by the flooding seen on Portrush Road during heavy rain. Increases in the level of housing density will inevitably increase this further, resulting in flooding risk to residents at the lower end of Linden Park.

3 Changes in the density of residential development in Linden Park will irrevocably change the suburb and remove the characteristics and features that have attracted residents to the area in the first place. The loss of green space and creation of a high-density urban development is inconsistent with the existing character of the area and out of step with all the surrounding suburbs. It is interesting to note that only Linden Park is being singled out for the change in zoning. There does not appear to have been any explanation for this decision or justification for the choice of singling out this one suburb.

I am disappointed at the lack of information dissemination or consultation in this planning process. I only became aware of the proposal through a neighborhood information flyer distributed by fellow residents. There has been no communication from the Department of Planning and Transport to advise of proposed changes, or their potential impact. I have lived in the area for many years as a home owner and find it distressing that my environment and living

space may be threatened without the courtesy of information, notification or consultation by the body responsible.

I respectfully request that Linden Park retain its zoning as a Suburban Neighborhood Zone, consistent with all the other adjacent suburbs within the area.

Yours sincerely

Sara Jones