

Hello,

I write in response to the Draft Variation to the Territory Plan No. 308.

I spoke to Mr Genteman last week and he advised that my letter may go before the last Committee meeting if in by end of today.

I am an owner of an elevated apartment in City Plaza which overlooks City Walk and the roof of David Jones. I am also a member of the Executive Committee of the Body Corporate. I am concerned that the proposed development of two 15 storey tower blocks on each corner of Ainslie Ave and Cooyong St will adversely impact on the view of Mt Ainslie enjoyed by around 40% of residents in City Plaza, not to mention Manhattan apartments too. These impositions onto one of Burley Griffins axes and viewsheds enjoyed by all Canberrans is also of concern to the wider community. Was the NCA involved in this ? What was their view ?

This proposed development only recently came to my attention by pure chance that I happened to hear mention of it on 666 ABC Canberra a few weeks back. The fact that all other members of the City Plaza Body Corporate Executive Committee were last week stunned to hear of this proposal for two 15 storey tower blocks, smack bang in the middle of the viewshed towards Mt Ainslie, is testament to the ACT Government's failure to adequately notify residents of Civic in an appropriately targeted manner. Why didn't this occur ?

Surely to is not good enough to simply, as the online documents reveal, place ads in the Canberra Times and place/deliver posters/pamphlets around some parts of Braddon and Reid !?

The change to the Territory Plan I understand is a separate, and forerunning, matter to the development application itself. It may be harmless enough in itself but the proposed heights of the tower blocks is completely inappropriate for the reasons set out above.

Would you/the committee please advise as to why residents of Civic were not consulted in this process considering their viewshed impact issues are greater than for those residents in Braddon and Reid, who are more prone to issues of shading ?

yours sincerely

Owen Maguire