



LEGISLATIVE COUNCIL

PORTFOLIO COMMITTEE NO. 7

Development of the Transport Oriented Development Program



Report 23

October 2024

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2.24 Some community advocates argued that keeping the feasibility analysis confidential undermined the transparency and accountability of the TOD program. For example, Mrs Kathy Cowley, Friends of Ku-ring-gai Environment Inc, suggested that keeping the modelling justifying the selection of the TOD areas confidential 'undermines trust in government' and also violates the principle of the Environmental Planning & Assessment Act 1979 (EP&A Act). 133 [Evidence, Mrs Kathy Cowley, Friends of Ku-ring-gai Environment Inc, pp 35-36.]

3.82 Several inquiry participants including developers, pro-density community groups and local councils called for more direct government investment and/or role in delivering social and affordable housing. 356 [Mrs Kathy Cowley, Friends of Ku-ring-gai Environment Inc, 20 May 2024, p 36.]

3.97 A number of community advocates who were broadly unsupportive of increased density in their areas suggested that there were alternative ways that the government could be addressing the housing crisis, such as through taxing properties left vacant, or cracking down on the short stay accommodation sector. 373 [For example, evidence, Mrs Cowley, 20 May 2024, p 36.]

4.61 Turning to more specific concerns raised in local government areas, Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc., expressed similar concern about the 'onesize-fits-all' approach under the TOD program, highlighting the impact of this approach on Kuring-gai's heritage conservation areas:

The TODs will have an unacceptable impact on Ku-ring-gai's heritage conservation areas and local heritage items. Ku-ring-gai is known for having the best collection of twentieth-century domestic architecture in Australia and has been attributed of being worthy of national significance. The TOD SEPP will impact more than 530 properties within heritage conservation areas, including more than 100 listed heritage items. 444 [Evidence, Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc., 20 May 2024, p 36.]

4.89 Likewise, Ms Kathy Cowley, Friends of Ku-ring-gai Environment argued that there is no capacity for tree renewal under the TOD due to the 'inadequate provision of deep-soil landscaping and protection of seed bank'. 474 [Evidence, Ms Cowley, 20 May 2024, p 36.]

Appendix 2 Witnesses at hearings

Mrs Kathy Cowley President, Friends of Ku-ring-gai Environment Inc. (FOKE)
Mrs Cowley tendered two maps of the Ku-ring-gai local area.

The following witnesses were sworn and examined:

- Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc. (FOKE).

4.10 Tendered documents

Resolved, on the motion of Mr Buttigieg: That the committee accept and publish:

- Two maps of the Ku-ring-gai local area tendered by Mrs Kathy Cowley

Correspondence The committee noted the following items of correspondence:

Received

- 24 June 2024 – Letter from Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc, complaining about evidence regarding Friends of Ku-ring-gai Environment Inc given by Dr Peter Tulip at the 7 June 2024 hearing for the TOD inquiry

Sent:

- Resolved, on the motion of Mr Farlow: That:
- the committee authorise the publication of correspondence from Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc, complaining about evidence regarding Friends of Ku-ring-gai Environment Inc given by Dr Peter Tulip at the 7 June 2024 hearing for the TOD inquiry, dated 24 June 2024.
- the secretariat write to Mrs Cowley informing her that the committee has noted her concern, but cannot make a commitment about the content of the report, and has published the correspondence.

4.6 Further correspondence

The committee noted the following correspondence:

Received:

- 23 July 2024 - Letter from Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc, to Chair, providing USB containing a Roseville SimTable Bushfire video.

Resolved on the motion of Mr Primrose: That the committee authorise the publication of correspondence from Mrs Kathy Cowley, President, Friends of Ku-ring-gai Environment Inc, to Chair, providing USB containing a Roseville SimTable Bushfire video, dated 23 June 2024.

Correspondence

The committee noted the following items of correspondence:

Sent

- 25 July 2024 – Email from the secretariat to Ms Kathy Cowley, Friends of Ku-ring-gai Environment, advising that her correspondence regarding evidence by Dr Peter Tulip would be published on the committee's website