

Friday 25 May 2018

RYDE DEMANDS NSW GOVERNMENT TO ABOLISH PRIORITY PRECINCTS AND FIX INFRASTRUCTURE BEFORE HOUSING CODE RE-INTRODUCED

The City of Ryde has called on the NSW Government to abolish priority precincts in North Ryde, Macquarie Park and nearby Epping, as a way of halting the effects of residential overdevelopment in the Ryde local government area.

Between July 2014 and May 2018, approximately 10,818 new dwellings have been approved in the Ryde local government area.

Of those approved, 6933 or 64% of the new dwellings were approved under the NSW Government planning programs, including those in two State Government Priority Precincts in Macquarie Park and North Ryde.

City of Ryde Mayor, Clr Jerome Laxale, said the Priority Precincts which were forced upon Ryde by the NSW Government summed up everything that was wrong with current planning laws.

“The Priority Precincts in Macquarie Park and North Ryde have imposed extreme high density without the appropriate infrastructure,” Clr Laxale said.

“Given this, as part of Council’s review of its Local Environment Plan, Council will seek to abolish the priority precincts and take control of our city back from the State Government who has a track record of targeting Ryde with high housing targets and extreme over-development.

“We also need to protect Macquarie Park from further re-zonings of commercial land into residential land; something they’re trying to do through the current *Macquarie Park Strategic Review*.”

In addition, the City of Ryde has also called for a permanent deferral of the medium density housing code and new planning proposals in Ryde until vital infrastructure projects are completed.

Earlier this month, the NSW Government confirmed it would defer the implementation of its new medium density housing code until 1 July 2019 to allow the City of Ryde to continue work developing a new Local Environment Plan.

“The Planning Minister, the Hon. Anthony Roberts, stated in the media that the deferment was to allow for ‘infrastructure in certain areas to catch up’,” Clr Laxale said.

“Therefore it is only fair that the appropriate infrastructure is built before the new code and new planning proposals are allowed to be implemented.”

The infrastructure requested by the City of Ryde is, at the least, as follows:

- Herring Road and Epping Road underpass/flyover
- Balaclava Road and Epping Road underpass/flyover
- Upgrade of Epping Road and Wicks Road intersection
- Upgrade of Pittwater/Lucknow/Epping Road intersection
- Upgrade Lyon Park Road/Epping Road intersection
- Light Rail extension between Carlingford and Epping (to complete Parramatta to Macquarie Park rail connection)
- Replacement/upgrade of Crossover Bridge at Meadowbank
- Further investment in Ryde Hospital
- A new primary school and public high school in Macquarie Park
- Fix the multi-million-dollar maintenance backlog at public schools in Ryde, including urgent funding to Marsden High School
- Replacement of 76 demountable classrooms in Ryde with permanent facilities
- Completion of Northbound Priority Bus Lanes prior to the Epping to Chatswood rail shutdown

Media Contact: Michael East, City of Ryde Communications

p • 9952 8083 m • 0466 091 059 e • meast@ryde.nsw.gov.au