

From: [REDACTED]
To: [amendments](#)
Subject: Submission re Preston Market Precinct
Date: Friday, 25 June 2021 4:04:15 PM
Attachments: [SubmissionPrestonmarket.docx](#)

Please find submission attached.

Regards [REDACTED]

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Submission; To the Victorian Planning Authority re the Draft Plan for the Preston Market Precinct

From; [REDACTED]

I wish to make the following comments on the plan;

- 1) It is an excessive development of the site in regards to the total number of residents envisaged for the precinct and the number of residences on the site.
- 2) The preposed height of the residential towers is excessive and not in keeping with what already exists within the area.
- 3) Safety and security provisions for such a large scale development appear to be lacking.
- 4) The open air atmosphere of the Market will be almost totally lost.
- 5) Should the plan eventuate for exemptions for car parking provision should not be allowed for any of the Tower blocks.
- 6) The plan does not include sufficient open space for the massive development envisaged.
- 7) The High Street shopping precinct would be totally overwhelmed by such an over development of this site.
- 8) The plan appears to be mainly directed at meeting the Developers wish to maximise the capacity of the site rather than creating a sustainable and community friendly environment.

9) The consequence of proceeding with such a large scale development of this site could result in a high density urban slum within a few years.

10) I could find little information in the plan regarding provisions for car parking for market stall-holders and users of the market comparing it to what is available currently.

11) As a long term resident of Preston and frequent user of the Market I think the plan if it eventuates would have a serious negative impact on the character of the area and sense of community that currently exists.

12) The development of this significant site should not be fast tracked.

13) In the past the minister has given assurances he would protect the heritage and integrity of the market site.

The plan is 'way over the top' and the VPA should be embarrassed to own it.

Yours Sincerely,

A black rectangular redaction box covering the signature of the sender.