

[REDACTED]

Attention [REDACTED]
[REDACTED]
Victoria Planning Authority

I am a resident [REDACTED] and have received a letter from yours re Structure Plan of this project.

I have a couple of queries as to why this development is proceeding?

1 The land Division to the **west of Aberline Rd** has not yet been completed with approx. 400 House blocks yet to be sold.

2 Another land development has been proposed within 1 km of this project off Gateway Rd vicinity of Dales Rd intersection which has proved to be popular with interested buyers as a major shopping centre is already established called the Gateway Shopping Centre.

3. In addition to that, another Land Development is proposed in Raglan Pde (Princes Hwy) opposite the Gateway shopping centre.

4 Presently, a Land Development is in progress in Nth Warrnambool off Wollaston Rd that is to cater for thousands of new house blocks.

In light of the 4 comments listed above, has your Committee considered how can the City of Warrnambool can sustain this additional population growth ie with Professional Health Services, etc?

Concern from locals is that this project **East of Aberline** will include some cheaper housing which will devalue prices of existing properties abutting the East of Aberline Precinct Project.

Thankyou,

[REDACTED]
[REDACTED]
[REDACTED]