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Email: Sent via email to -- Alexandra.Saprún@camden.nsw.gov.au
Date: 15/05/23
Subject: Alignment with Council's Blue Green Grid Vision - Planning Proposal Consistency

SOUTH CREEK WEST PRECINCT 5 (COBBITTY - BRINGELLY PRECINCT) BLUE GREEN GRID VISION

Dear Alexandra

On behalf of BHL, we refer to the on-going engagement with Council for the Planning Proposal (PP/2021/8/1) in relation to the majority of landholdings within South Creek West Precinct 5 Cobbitty-Bringelly Precinct) (**the site**).

Following Urbis' submission of additional information on 22 December 2022, Council have requested that the Planning Proposal acknowledge the draft *Greener Place, Healthier Waterways: A Vision for the Camden's Green and Blue Green Grid Strategy* (**Green and Blue Grid Strategy**). The following seeks to set out a demonstrated alignment between the current Planning Proposal against the strategy.

STRATEGY BACKGROUND

Camden Council has developed a long-term strategic vision to create a network of tree-lined streets, green open spaces and water systems across the LGA. The draft Green and Blue Grid Strategy outlines Council's approach to join and enhance green open spaces, biodiversity corridors, riparian areas, and natural bushland (the Green Grid) using creeks, rivers, lakes and streams (the Blue Grid) as the backbone for these connections. The Strategy was adopted by Council at its meeting in April 2023.

The Green and Blue Green Grid Strategy essentially responds to the planning priorities set by the State Government and established in the Greater Sydney Region Plan: A Metropolis of Three Cities (**Region Plan**) and the Western City District Plan (**District Plan**). The strategy builds on the Green and Blue Grid framework (modelled from the NSW Government Architect's 'Sydney Green Grid') which was referenced in the both the Region and District Plan.

VISION

Council's vision for the Green and Blue Green Grid is to create connections across the LGA which are:

- **Accessible:** People can access town centres, schools, workplaces, community facilities, parks and sporting fields and public transport around their neighbourhood shaded by trees and can easily visit and see healthy rivers, creeks, lakes and ponds across the Camden Area
- **Connected:** Green open space, parks and sporting fields, bushland, waterways and network of tree-lined streets, pedestrian paths and cycleways across the Camden area are connected
- **Healthy:** The local Green and Blue Grid creates a liveable, biodiverse and sustainable environment for present and future communities
- **Maintained:** The Camden Green and Blue Grid is maintained, protected and enhanced
Valued: Landowners value urban trees and greenery and area encouraged to plant and retain trees on their property

The vision for the Planning Proposal aligns and delivers on the Green and Blue Grid Strategy vision.

Similar to the strategies vision, the Planning Proposal also envisages for the site to be accessible and connected. This would be realised by the proposed interconnected network of pedestrian and cyclist friendly, open spaces, parks and tree lined local streets. The town centre and school have also been carefully located, to ensure accessibility is maximised through this network, and that access for some residents, can be achieved by the central riparian corridor.

An emphasis has also been placed on the health and liveability of the community. The integrated natural environment, alongside the proposed active transport network, amenities and services, will enrich the lives and wellbeing of residents.

The significant vegetation and waterways that make up Camden's Green and Blue Grid assets on the site, will be protected and maintained, with the design going beyond what is ordinarily required from a statutory perspective.

Some of the Urban Design Principles for the Planning Proposal, which reflect the vision include:

- Climate (climate responsive design)
- Work with Nature and Landscape Character
- Create Legible and Connected Public Realm
- Design for People

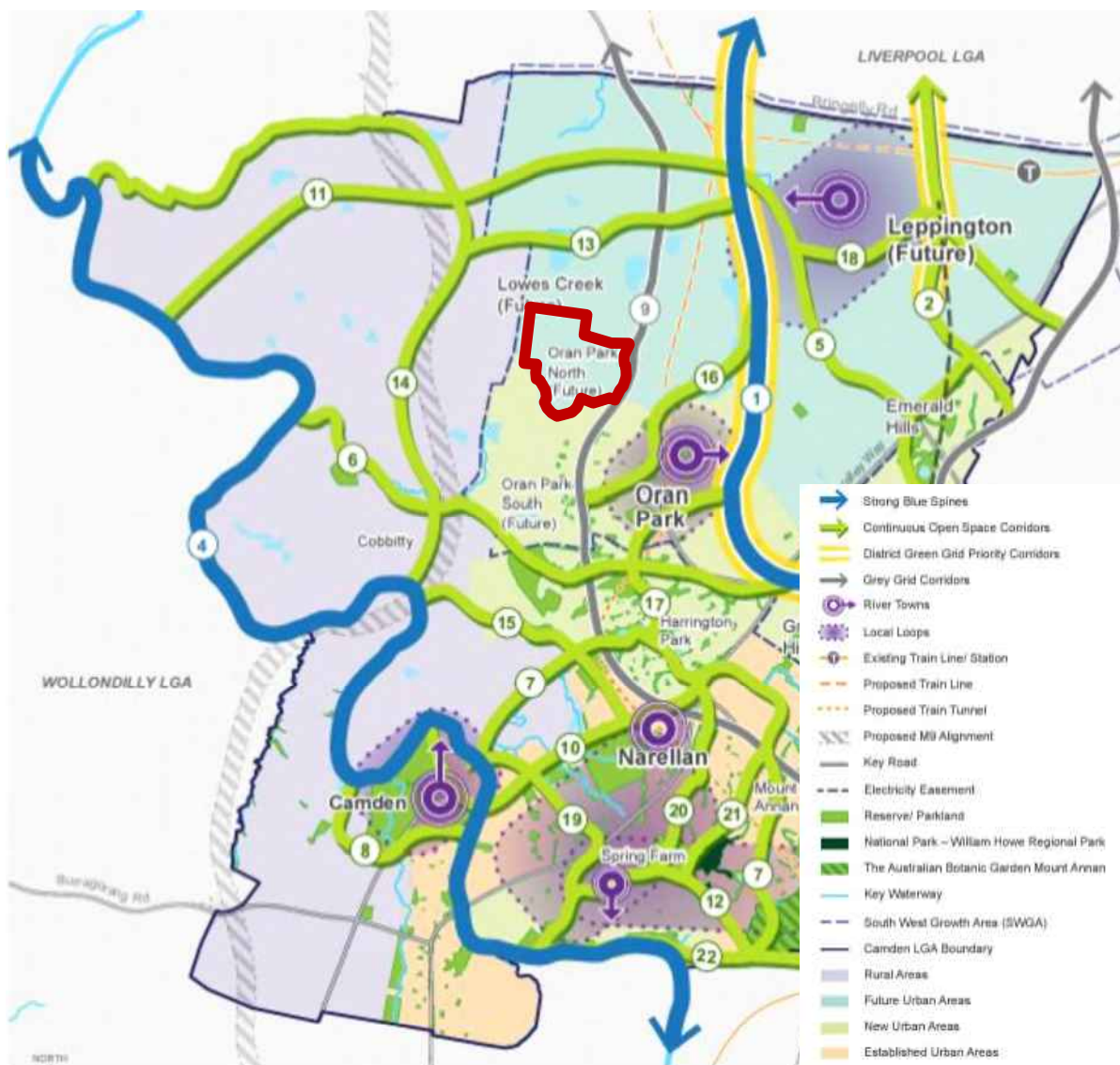
Visionary Projects

The strategy also identified a range of potential blue and green grid 'visionary projects' that would support the vision for LGA (refer to **Figure 1**). The site is adjacent to:

- The Northern Road (referenced as 9) Grey Boulevard, where Council intends to work with state agencies to transform the Northern Road into a green boulevard connecting Badgery's Creek through Camden to Penrith

The Planning Proposal will provide north-south open space adjacent to the Northern Road. The open space will therefore compliment and embellish the proposed Green Boulevard along the Northern Road.

Figure 1 Potential Green and Blue Grid linkages



Source: Camden Council

ASPIRATIONAL LONG-TERM GOALS

In 2020, an independent analysis of Camden's Green and Blue Grid was undertaken. In this analysis, the LGA was divided into four settlement areas based on their differing physical characteristics. As a result of this analysis, a number of challenges, opportunities and projects were identified for improving the connectivity of the Green and Blue Grid in Camden.

The analysis acknowledged that transforming Camden's Green and Blue Grid will take time. A series of broad long-term goals for Council and the community were established and include:

1. Remnant vegetation, particularly along waterways, is improved and retained
2. Biodiversity corridors are reconnected and protected
3. The biodiversity links to the Nepean River and other key waterways are improved
4. Recreational Trails (bushwalking, mountain biking, horse riding) are provided through bushland
5. New urban areas have east-west (cross) and northwest-southeast (diagonal) green links to promote cycling and walking

6. Flood prone land and electricity easements are used as green open recreational spaces
7. Most neighbourhood streets, town centres, public spaces and active transport routes have native trees planted for shading
8. Broken green links are completed in negotiation with private landowners
9. River walks are provided along the Nepean River, South Creek, Cobbitty Creek and Bringelly Creek
10. The use of Water Sensitive Urban Design (WSUD) principles is promoted, monitored and enhanced

The planning proposal aligns with many of the goals of the Green and Blue Green analysis, and seeks to do the following to realise their aims:

- The rehabilitation of the riparian corridor and protection of the adjoining bushland along that corridor, most of which has high conservation value
- The retention of biodiversity corridors, including the riparian corridor and various native vegetation communities, including Cumberland Plain Woodland, all of which have biodiversity and high conservation value
- Walking trails are provided along retained bushland, the Riparian corridor and Ridgeline Park
- The east-west electricity easement will accommodate green open recreation space
- Native trees will form part of the trees planted for shading
- Water Sensitive Urban Design principles have been incorporated into the road network and masterplan

ASPIRATIONS FOR EACH SETTLEMENT AREA

The Green and Blue Grid analysis divided the Camden LGA into four settlement areas. These areas include the 'Rural', 'Established Urban', 'New Urban' and 'Future Urban' area. For context, the site is located within the 'Future Urban' area. Some of the priorities for the 'Future Urban' area are for Council to work the state government and developers to increase green connectivity between new parks, shopping centres and commercial buildings. The strategic locating of trees and setting of higher standards for the delivery of open space are some of the key priorities for the 'Future Urban' area.

The Planning Proposal is seeking to deliver green and blue connectivity through the delivery of high-quality open spaces and parks, and significant tree planting.

The Planning Proposal is committed to providing high quality open spaces and parks, via its rehabilitation and activation of the Riparian Corridor, and delivery of the Ridgeline Park and various pocket parks to be distributed evenly throughout the precinct.

The Riparian Corridor for instance, will function as the central green-blue spine of the precinct, delivering high quality passive open space and walking trails, that connect residents to the north and south, in particular to the school and local centre.

A priority has been placed on ensuring that all residents are in walking proximity to the proposed open spaces and parks as well, and further, that their travel time to these open spaces and parks is shaded by a robust canopy of trees and street trees.