



DON'T BURY MOOROOKA



Feel free to cc the Don't bury Salisbury Community Action Group who are working with the Moorooka Community Action group on your feedback.

salisburycommunityactiongroup@gmail.com

Dear **Moorooka Resident,**

As you may be aware Brisbane City Council has put forward a draft plan to rezone some of Moorooka's residential areas to allow for 3, 5 and 8 storey high rise developments. Please see details from Council over the page.

A growing number of Moorooka residents are concerned that this proposed development will have a detrimental effect on the future of our community and the livability of our suburb. We understand that development in Moorooka is inevitable but need to see a proposal that is more in keeping with the character of our suburb, is understanding of our community's needs and benchmarks international standards for sustainable living.

Whether the proposed rezoning is currently earmarked for your street or not, the concern is that this rezoning and future development will have a detrimental impact on our community as a whole. The new industrial plan for the area has been released separate to the neighbourhood plan. When you read the proposed neighbourhood plan in conjunction with the new industrial plan released this week, together these plans highlight the overall intention is to convert the neighbourhood over the next 10 years to a West End, with high rise buildings up to 15-20 storeys. This is just the start.

The deadline for providing feedback to Council is Monday 12th July, 11.59 pm.



Don't Bury our Environment.

Moorooka's back yards are home to a diverse population of native animals including possums, magpies, kookaburras, noisy miners, tawny frogmouths, honey-eaters, rainbow lorikeets and galahs to name a few. Indiscriminate high rise developments will reduce habitats, green spaces and irreversibly damage this delicate balance. The proposed rezoning of housing density will increase the volume of storm-water run off which discharges into the creek, escalating flooding risks, stream degradation and biodiversity loss.



Don't Bury us in Congestion.

Moorooka Central is bound by Ipswich Rd and Beaudesert Rd, major roads. Moorooka Central already receives too much cross through traffic. The increased traffic within Moorooka Central will choke these exit points and create extra congestion throughout Moorooka. Furthermore, an influx of cars and increased frequency of trains will make access to and from Ipswich Road and Beaudesert Rd untenable.



Don't Bury our Safety.

Moorooka is not a large suburb. An increase in residents due to development of multiple high rise apartments, will lead to more cars and congestion on our local streets. Many streets are already choked with parked cars, which makes it difficult for vehicles to navigate and pedestrians to cross safely. The proposed plan places major high rise buildings on the same roads as our schools, childcare centres, kindergartens, places of worship and essential services with no real provision for adequate parking and safety. Emergency services (fire, ambulance and SES) access will also be hindered potentially reducing response times in emergencies. Furthermore, the BCC (council) allows new apartments to be built without providing car park allocation. This will increase the number of cars parked in the streets significantly which, put simply, is not good planning.



Don't Bury our Lifestyle.

An influx of residents into our neighbourhood would test our already limited public facilities. There are no allowances for extra green spaces, upgrades to roads, sewerage or community centres in the draft plan.



Don't Bury our Opinions.

We want a collaborative and thoughtful consultation process. This proposal fails to align with Brisbane City Council's 2031 Vision in relation to 'open space and character protection'; and their claim 'to ensure we maintain our lifestyle and do not damage our economy, community or environment'.

Feedback on the draft strategy is now open and must be received by 11.59pm Monday 26 July 2021.

You can tell Brisbane City Council what you think by:

Emailing them at: neighbourhood_planning@brisbane.qld.gov.au
and / or

Writing to them at: Neighbourhood Planning (Nathan, Salisbury Moorooka Neighbourhood Plan)
Brisbane City Council, GPO Box 1434 QLD 4001.

Make sure you include your name, address and specific feedback.

Spread the word! The more people that voice their concerns, the more likely we can influence Council to deliver a collaborative and thoughtful plan that meets the needs of the whole community.

We encourage you to scan the QR code below to review the full draft strategy on BCC website.



BCC DRAFT NEIGHBOURHOOD PLAN FOR MOOROOKA & SALISBURY

LEGEND

8

Proposed rezoning for 8 storey development

5

Proposed rezoning for 5 storey development

3

Proposed rezoning for 3 storey development



| LEGEND | |
|--------------------------------|--|
| | Study area |
| | Major road |
| | Street |
| | Railway station |
| | Busway station |
| | Parks and open space |
| | Creek corridors |
| | Centre areas |
| | Schools/Community facilities |
| | State heritage place |
| | Local heritage place |
| | Easy walking distance from key public transport stops |
| Areas for Investigation | |
| | Up to 3 storeys residential |
| | Up to 5 storeys residential |
| | Up to 8 storeys as part of mixed commercial and residential |
| | Up to 5 storeys as part of mixed commercial and residential |
| | Investigate and update character protections (including retaining intact streetscapes) |



Image adjacent left for illustrative purposes only to indicate the height of typical 5 storey building. Actual proposed development will differ from image. View of Cnr Kellett and Lillian Avenue facing towards railway.