


**From:** [Rhiannon Smith](#)  
**To:** [IPCN Enquiries Mailbox](#)  
**Subject:** West Culburra Concept Proposal: SSD3846  
**Date:** Wednesday, 25 July 2018 8:47:06 PM

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Rhiannon Smith,  


To whomever it may concern,

I would like to express my deep concern for, and opposition to, the West Culburra development (SSD3846) as it is proposed.

My family moved to Culburra Beach when I was three years old. We were drawn to the small community lifestyle, and the town as a whole because, in our eyes, it was unique and refreshing to find a community who had almost completely escaped the grasp of developers.

Growing up in Culburra, I had the special privilege of bushwalking on this land with my father, with the permission of the owner. During these small expeditions, I was struck with the knowledge of how special the land was, knowledge that remains with me today. The forests and bushland are beautiful and host a diverse array of natural fauna, which will be seriously impacted by the proposed development. The mangroves are of special concern to me. Mangroves are a fragile system, providing safe breeding grounds for dozens of species of fish, preventing coastal erosion and are a natural filtration system for the water. Mangroves are delicate to such an extent that any development in the surrounding property could be detrimental to their health and thus, detrimental to the mangrove and estuary ecosystems in their entirety.

Furthermore, developments of any kind will have a negative effect of water quality, which will significantly affect local oyster farmers, who need clean waters to produce quality oysters. In doing so, the development will be negatively impacting the economy and tourism of the Shoalhaven as Oysters from our region are renowned among Australia.

Housing developments, especially those of multiple stories, will demolish the friendly, local environment that Culburra produces. Contrary to what some people think, the appearance of housing in towns, especially that which is first encountered upon entering the town, plays a huge role in the character of the town. Large housing developments will detrimentally affect the character of Culburra Beach. Additionally, multi-storey units and housing developments are simply ugly, both in the sense of their monotonous colour schemes and in their identical architecture. They will remove the individuality and personality of the town.

I love Culburra Beach, and hope to remain in the area once I finish my university degree. Its natural, 'hidden-away' feel and welcoming community are exactly what I want in a living environment, a sentiment shared with my sister, parents and various neighbours who have all also contacted you. Please keep Culburra natural, beautiful and free of ugly developments, so that in the future, my own family, as well as others, may enjoy it as it is a natural wonder.

It is time for us to stop thinking of 'progress' as a destructive force and start protecting our

natural heritage.

Sincerely,

Rhiannon Smith

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