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To whom it may concern,

Recent pamphlets sent to residents suggest that there are no efficiency gains to be achieved by an amalgamation. The council pamphlet stated that our rates will increase by as much as \$25000 a year. As an owner of a Semi I am concerned by this figure.

Can you please to clarify these two concerns for residents in the HCA Harbour-view precinct Woollahra.

1. Ignoring the change-over costs noted as a concern by council; **is there long term savings to residents?** or Do I believe Woollahra councils claims of rate rises and service cuts if we amalgamate.

The council report states:

- ☐ Higher rates for Woollahra municipal residents because they have higher land values;
- ☐ Service cuts because neighbouring councils, especially Randwick, spend less per resident than Woollahra;

Further to this I am always frustrated by the over regulated environment of HCA development applications.

2. **Will there be less erroneous Councils controls in building applications?**

(Such as residents can't build in HCA areas 300mm below principal roof line, unless they gain special allowance through a section 96 at the cost of extra monies.) another being; 'residents can't alter the second bedroom in a semi', I understand this new rule seems justifiable for heritage listed buildings but council has quite managed to do that YET to every house in the street.

The council report states:

- ☐ Losing the organisational flexibility and responsiveness of a smaller bureaucracy than is possible in an enlarged regional Council; This may actually reduce red tape and have a more sensible approach to residential development.

Can residents have some independent reassurances that the likely outcomes are favourable to residents opposed to those stated by Woollahra Council?

1. Savings
2. And less Red Tape and cost in residential development

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