

Stephen Bruggeman

Review of Rental for Domestic Waterfront Tenancies in NSW
Independent Pricing and Regulatory Tribunal
PO Box Q290
QVB Post Office NSW 1230

2nd December 2003

Please take note of my concern that I may be unfairly disadvantaged as a resident of the Hawkesbury River who can access their home by water only.

There is some distinction between jetties and mooring facilities of such water access only properties and the recreational or cosmetic structures that adjoin "mainland" properties where the owner also has a road to their front door. The river is our roadway, and the boat landing facilities are indispensable.

Why should I have to pay excessive and seemingly ever increasing fees and charges just to be able to exercise my right to come and go to and from my own home?

The trend to imposing licenses on the Crown Land between my property and the river is also worrying. Such licenses may not be transferred automatically to my heir or to a future purchaser of my home. I would propose that a 99 year lease over such Crown Land for a small, once only administrative fee would be much more equitable and enhance my security of tenure.

I am dismayed any government department could consider a proposal for market rental of this land. Since this patch of mud, rock and riverbed is of no use to anyone else, how could it possibly be sold to or rented by anyone other than the property owner?

Bear in mind that while able to have made my home in a charming place beside the river, I am not a playboy or wealthy man and just want to enjoy free and unfettered access to it, just like every citizen in NSW.

Yours sincerely,

Stephen Bruggeman

