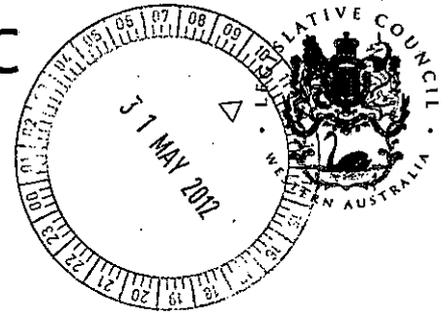




# Hon Alison Xamon MLC

BA, LLB, Cert IV HS

Member for the East Metropolitan Region



Environment and Public Affairs Committee  
Parliament House  
2 Havelock Street  
West Perth WA 6005

To the Committee:

## Re: Amendment 18 to Kalamunda Shire's Local Planning Scheme 3

Thank you for providing an opportunity to comment on the petition regarding Amendment 18 of the Shire of Kalamunda's Local Planning Scheme 3, being the rezoning of Lot 500 Gavour Road Wattle Grove from rural to special use, with the expectation that an aged care facility of some kind will be built upon the land.

The community of Wattle Grove has raised a number of concerns about the process that has been undertaken to develop and progress this proposal, including the extent and nature of the public consultation and concerns over the information provided to Government agencies.

I am concerned about the manner in which the public discussion of the merits of the proposal and the rezoning have been discussed and the resulting level of acrimony within the community.

I note that this is the third attempt to get this particular site rezoned. It had previously been refused by the Shire of Kalamunda on two occasions in 2004 and 2007 after a standard process including advertising and notifying the surrounding landowners showed overwhelming levels of local rejection of the plan.

The community hold that the same level of public consultation was not involved in the third attempt to pass this amendment through Council and that where the local community has had the option to contribute to an orderly planning process, there is overwhelming local support for the area to remain rural.

The location of the site fails to meet a number of the Department of Health's recommendations for the location of aged care facilities and there are still unanswered questions over connecting the site to reticulated sewerage.

As I understand it these concerns have not necessarily been made apparent to the other Government bodies involved in deliberating on the zoning change.

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According to the documents I have received from the community, the Water Corporation has confirmed that they will not extend the sewerage system out to this area, nor will they permit the developer to pipe sewerage into the Water Corporation's system at any alternate location.

Again, according to documents I have received from the community, this was not made clear to the Environmental Protection Agency (EPA) and may not have been made clear to the Department of Health.

I understand that the EPA was deeply concerned at this lack of communication and would have preferred to assess the Amendment if they had known about the sewerage plans for the area. I also believe that the community has also brought the lack of sewerage to the attention of the Department of Health.

This issue has been complicated by the very real need for Aged Care services in the East Metropolitan Region and the lack of funding for the sector at a State and Federal level. The level of concern about the lack of aged care development in and around the area has been demonstrated by the tone of public conversation in the local papers about this issue.

The tone of the public debate has also led us to a situation where the group most immediately impacted by this potential rezoning and development are being closed out by the threat of defamation action against them.

The Shire has areas much better suited to the development of an aged care facility that are already appropriately zoned, but no developers ready and willing to take advantage of those places.

The local community feels hectorred, bullied and beleaguered by the larger interests at play and that their concerns have not been fairly dealt with through the procedure. Nor can they understand why a rezoning and development that was easily dismissed only a couple of years prior to this incarnation has progressed so far with no more justification than it has ever had.

I hope that the Committee can investigate this matter in more depth.

Yours sincerely,



Hon Alison Xamon MLC  
Member for East Metropolitan

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23 May 2012