

## Petition against the Byron Bay Draft LEP 2006

The Byron Bay Draft LEP 2006 on exhibition until 17 March 2006 is anti tourism, business, agriculture and community. If approved, it will drive Byron Bay into a depressive economic spiral. It will have an adverse impact on every resident in Byron Bay.

- The Plan is unprecedented, for **oppressiveness and complexity** on a scale from 1 to 10, experienced town planners rate it a 12.
- All the zones and allowable activities have been redefined making it very difficult to analyse what **property rights have been removed**.
- **Environmental overlays** aimed at locking up the natural environment, **and heritage overlays**, further restrict and complicate property rights.
- Proposed **wildlife corridors** cover almost all the land in the Plan and will **impose severe restrictions** on what are presently lawful activities, particularly farming.
- **Holiday letting is abolished**. This alone will trigger a major property recession and tourism downturn that will reverberate through every activity in town. There will be mortgage defaults and distressed sales.
- Despite the radical nature of the Plan:-
  - There are no explanatory notes or preamble explaining what is motivating the changes or why the community needs to endure the associated economic and social hardship.
  - There is **no economic impact assessment**.
  - There is **no social impact statement**.
- **There is no infrastructure plan**.
- **No new land** is released for housing except for Belongil Fields which is earmarked for welfare housing. There is no provision for our children and the elderly.
- The **railway corridor is not defined** and at risk.
- The **Byron Bay bypass** location appears to be rezoned for environmental conservation which will ensure grid lock continues for the duration.
- The very complexity of the Plan will increase the already excessive amount of **expensive litigation**. These funds would be better directed to the much neglected infrastructure.

I, (full name) .....

Of (address) .....

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**Object to the Byron Bay Draft LEP** and request **public hearing**, for the reasons stated above.

Signature .....

Return the petition to .....