

Customer Service  
Land, Planning and Building Services Shopfront  
GPO Box 158  
Canberra City ACT 2601

Dear Mr Ponton

**RE DA202139568 – Block: 7 Section: 25 – 103 Hindmarsh Drive**

Thank you for the opportunity to comment on this proposal. While the Woden Valley Community Council (WVCC) welcomes development in the Woden Town Centre, we note that there are mixed views about the need for another fossil fuel service station and another McDonalds in Woden. We agree that the need for these facilities has not been demonstrated and that there are other more people focused opportunities for this prominent site.

We are also concerned about the lack of rapid electric charging for electric vehicles, congestion, parking, access to the south and trees for cooling. Much of the feedback we have received has expressed surprise that there are not rapid electric chargers and we would ask that they are included in the development. It is difficult and expensive to retrofit infrastructure.

With the significant population growth in the area from densification (including 30 high rise residential towers earmarked to date), traffic congestion is growing and parking is becoming more difficult. We request that traffic modelling be undertaken based on the forecast population of Canberra's south to ensure there will not be bottlenecks and queuing created around the McDonalds service road, and to ensure there is adequate parking. We would also like the development to include access to Divine Court so traffic can move south without the need to re-enter Hindmarsh Drive.

The development of the area is leading to increasing coverage of concrete and paving. It is important that this development contributes to cooling of the area by ensuring a significant tree canopy.

If you have any questions about our submission, please contact me on [president@wvcc.org.au](mailto:president@wvcc.org.au)

Yours sincerely



Ms Fiona Carrick  
President  
Woden Valley Community Council

31 January 2022