

MEDIA RELEASE

2.30pm Tuesday 23 Feb 2021

City Planning not City Cramming — Kangaroo Point residents to front Council

Kangaroo Point residents are planning to address Brisbane City Council today to call for an end to Code Assessable developments and a halt to developer influence on the city plan.

Resident Ian Scott is outraged that developers are being given too much power in Brisbane while residents are locked out of the approval system by the state-sanctioned system of code assessment. He is addressing Council at 2pm today.

“Residents are the ones directly influenced by the massive overdevelopment being permitted in Kangaroo Point right now — our streets are becoming more and more congested and potentially unsafe, and our already stretched services are about to reach breaking point,” he said.

Mr Scott said Kangaroo Point was Brisbane’s most densely populated suburb, with 7000 people per square kilometre and the lowest amount of green space per capita of any Council ward.

He said the state’s Code Assessable development system allowed Council officers to approve developments without considering the wider impact on a community already suffering from overdevelopment, while Council consultation practices weighted the city plan in favour of developers.

“In Kangaroo Point our new neighbourhood plan was developed in consultation with a developer and insufficient resident input. That’s outrageous. Is it any wonder why we now have projects being approved that deliver massive profits to developers but little benefits to the public?” he said.

Mr Scott said developer Pedro Pikos was given a place on the Community Planning Team for the Kangaroo Point Peninsula Neighbourhood Plan review, and was proposing ever more ambitious development projects for the area after the height limits were increased from 10 storeys to 15.

“Now Mr Pikos is taking Council to Court for permission to cram 300 units onto a tiny block and we believe he has not offered to build his development’s section of the Riverwalk for the good of the community.” He said.

“He already has approval for three 10-storey towers and 199 apartments on the site which is going to inject yet more traffic onto narrow, winding Lambert St, making it a hazardous journey for cyclists. It will also make the new Green Bridge a joke as it will feed cyclists and pedestrians into an already overbuilt suburb with no expanded bikeways or walk-ways,” he said.

Mr Scott is calling on Brisbane City Council to work with the State Government to remove Code Assessable approvals from the planning scheme, and to redraw the Kangaroo Point Peninsula Neighbourhood Plan *without* developer input.

He said Council claims that Mr Pikos had the same right to be on the committee as any other local business owner were ludicrous: “You cannot tell me that any other business owner stood to make millions of dollars from changes to the neighbourhood plan. This questionable practice happens throughout Brisbane and should cease, to ensure that the city plan truly represents what residents and businesses want and need to live in a New World City,” he said.

“Developers have too much influence in Brisbane and we all suffer from the resulting city cramming,” he said.

The Development Application A00526050 for three 10-storey towers was approved by Brisbane City Council in June 2020. Developer, Mr Pikos subsequently submitted A005542190 asking for an increase in height to 15 storeys. This application was rejected by Brisbane City Council on December 11. The developer has taken the matter to the Land and Environment Court.

For more information: Contact Ian Scott on 0412668472

A copy of Ian Scott’s presentation to Council is attached.