

WILLOUGHBY BAY PRECINCT

PART OF NORTH SYDNEY COUNCIL'S COMMUNITY PRECINCT SYSTEM



MINUTES OF MEETING HELD

THURSDAY 10th November 2022

COMMENCING AT 7.30 PM

ATTENDANCE: 14 people attended the meeting
APOLOGIES: 5 were recorded
GUEST SPEAKERS: MO - Council's Manager Strategic Planning
NM - Council's Team Leader - Policy, Strategic Planning

COVID-19 MEETING SAFETY PROCEDURES

In accordance with COVID-19 meeting safety procedures, all attendees used the hand sanitiser, which was supplied and tables were wiped down before and after the meeting with the sanitiser. The COVID-19 signage was displayed. Social distancing was observed and no one reported feeling unwell. No unregistered persons attended the meeting.

ACKNOWLEDGEMENT OF COUNTRY

MINUTES OF PREVIOUS MEETING

Minutes for the 13th October 2022 meeting were adopted

Motion carried: 7 in favour, 7 abstentions, 0 against

BUSINESS ARISING FROM THE MINUTES

W H Brothers Park - Precinct Chair has spoken with SB with regard to refurbishment of the Memorial and has tentatively arranged to meet with him on the weekend of 19-20 November 2022

CORRESPONDENCE RECEIVED

- Council's Response to Precinct's October 2022 Minutes

Draft Amendment to North Sydney Development Control Plan 2013 St Leonards/Crows Nest Planning Area - Motion and voting breakdown noted by Council's Strategic Planner – Urban Design

DA92/21/4, 12-14 Waters Road Neutral Bay, DA modifications - Comments noted by Council's Senior Assessment Officer

Planning Proposal 4/22: Prohibition of Residential Flat Buildings in the R3 Medium Density Residential Zone - Council's Executive Strategic Planner has advised that Precinct Committee's Motion will be treated as submission.

WH Brothers Park - request for Council to remove a pine tree - Item allocated to Council's Manager Parks and Reserves and Council's Urban Forest Supervisor

Brothers Park Entrance - Council's Manager Parks and Reserves has advised that staff will look at getting a concrete pad on the entry to the Park. The fence will be added to the replacement list for this year. Timeframe pending contractor and materials availability.

DA326/16/4, 15 Richmond Avenue, Cremorne - Comments noted by Council's Senior Assessment Officer. The Precinct Committee's submission was also received via Council's Applications Tracking site.

Precinct Chair to follow up 15 Richmond Avenue, Cremorne

No. 1 Wonga Road (boat trailer) - Council's Manager Ranger and Parking Services has advised that currently Rangers check and mark all boats in the entire LGA on the first weekend of every month, then check again 30 days later. Any boat which has not moved, Council will write to the registered owner asking the owner to move the boat. Then Rangers revisit on the first weekend of the third month (ie 60 days later) and if it is still unmoved, Council will impound it.

Complaints received of unmoved boat trailers will be addressed on the first weekend of the next month (ie December). This legislation is a very labour intensive reminder service that at the moment has no means of cost recovery for Council. There are no fines for exceeding the time limit and the costs for impounding are borne by Council if the boat is not claimed.

45 Wonga Road (sink hole) - Council's Works Manager has advised that Sydney Water is aware of the matter and have placed cones around the sink hole which is adjacent to their sewer pit. This is a Sydney Water asset. Council staff have requested that they undertake repairs urgently.

139 Young Street (abandoned car) - Item allocated to Council's Manager Ranger and Parking Services

143 Young Street (footpath blocked by vegetation) - Council's Tree Preservation Officer has advised that a letter was sent on 28 October 2022 asking for removal of this vegetation. A Precinct member advised vegetation has been removed.

Feeding of native birds including magpies - Council's Bushland Management Co-ordinator has advised that the letter sent to residents in the Ellalong Road area does explain the harm that can be caused by feeding wildlife. This letter has been used numerous times over several years and this is the first and only complaint received to date. Staff will review the wording used and update where necessary.

- **Traffic Committee Meeting (14/10)**

- ❖ Nil

- **Council Pre-Briefing (7/11)**

- ❖ **Item 10.17** – Heritage Review Report – Hayden Orpheum & Parraween St

- **Council Meeting (14/11)**

- ❖ **Item 10.13** – North Sydney Olympic Pool Operations Report

- ❖ **Item 10.15** – 12-14 Waters Road Neutral Bay Voluntary Planning Agreement

- ❖ **Item 10.16** – Gateway Determination Refusal – Holt Ave Heritage

- ❖ **Item 10.17** – Heritage Review Report – Hayden Orpheum & Parraween St

- **CPC Meeting (18/10)**
- ❖ CPC Meeting Minutes - Presentation by Zoe Baker & Rob Emerson on North Sydney Olympic Pool (NSOP)
- ❖ Next CPC Meeting (29/11)
- **Council Memoranda / correspondence**
- ❖ 13 Oct - Planning Proposals Overview - Online 25 Oct
- ❖ 14 Oct - We Stand With Ukraine (21Nov)
- ❖ 24 Oct - North Sydney Community Awards - Nominations close 10 Dec - Ceremony 24 Mar
- ❖ 25 Oct - 45 Wonga Rd sink hole
- ❖ 28 Oct - Call for precinct area photos
- ❖ 31 Oct - Video of information session on Planning Proposals is now on Council website
- **Other**
- ❖ Precinct System presentation to Japanese delegation - 20 October

DEVELOPMENT APPLICATIONS

56 Reynolds Street Cremorne DA Plans
 50 Ellalong Road Cremorne DA Plans

**Guest Speakers: MO, Council's Manager Strategic Planning
 NM, Council's Team Leader - Policy, Strategic Planning**

**Draft Development Control Plan Amendment
 Car Parking Rates
 New High-Density Development**

Overall Purpose and Objectives

- To amend private parking rates for new development that reflect high levels of public transport accessibility
- To take advantage of the arrival of new Metro stations at Crows Nest and North Sydney, as well as existing heavy rail
- To encourage a greater level of transport sustainability in a fast developing and growing corridor

Holistic Parking Strategy

- Need for a holistic parking strategy to achieve flexibility, equity and fairness of access:
 - On street (Free/Timed/Paid)
 - Off street private parking
 - Resident parking scheme
 - Parking stations

- Preparation of the strategy will take time and a great deal of consultation
- In the meantime, a surge of new high-density development is being proposed. Parking provision and the traffic it generates needs to be managed in areas that have high access to public transport.

Why do we need to manage parking controls?

- Climate & environment
- Congestion
- Shape & liveability of our city
- Realising benefits of Metro & mode shift to public transport

Residential Levels

- R2 - low density - detached & semi-detached dwellings
- R3 - medium density - townhouse style
- R4 - high density - residential flat buildings

Car Ownership is Declining

- Car ownership is declining over time (c.f. census data 2011-2021)
- There are 6,200 car-free households in the LGA
- The average family has less than one car per household, but usually has to pay for a garage

Over- supply of parking spaces

- “Parkhound” (a parking space rental app) shows an abundance of parking spaces that are for rent and generally near public transport
- This is evidence of over-supply, with these homes not needing parking for their daily activities
- Spaces rent for around \$300 - \$400 per month
- New residents would be taking up on-street parking either as they are not entitled to parking permits

Where will visitors and tradies park?

- Parking stations are located within the high PTAL (Public Transport Accessibility Level) areas. These car parks have low utilisation rates after hours (and spare capacity during peaks).
- This DCP proposal doesn't include any changes to visitor / loading dock (trade) parking provisions.

Occasional car uses

- GoGet/Car and other car share providers are amply available in North Sydney, providing an option for occasional users.
- Point-to-point (Uber, Lyft, taxis) are also available.

- The 6,200 car-free households currently find a way to access occasional activities.

Exhibition

The Draft Development Control Plan Parking Amendment Exhibition is ongoing until **13 December 2022**

Web address and submissions at

<https://yoursay.northsydney.nsw.gov.au/nsdcp-high-density-parking>

Update on Woolworths Planning Proposal 6/22 1-7 Rangers Road, Neutral Bay

Precinct Chair advised Woolworths “Whopper” attracted over 200 submissions to Council and was unanimously rejected by our North Sydney Councillors. Woolworths has now asked the State Government to ignore the local community and overturn the decision.

On 7 December 2022, a State Government Panel, the Department of Planning’s Sydney North Planning, Panel, will decide whether to support the Woolworth’s Rezoning Proposal.

It has recently come to Precinct Chair’s attention that Woolworths has been conducting its own market research by phone. A local resident who gave their age as 76+ yrs was dismissed as being in the “wrong demographic” and the call was immediately terminated. This gives rise to a concern that biased market research results in support of the Planning Proposal will be presented to Sydney North Planning Panel by Woolworths. Precinct Chair to formally advise Council about Woolworths market research.

GENERAL BUSINESS

New Neutral Bay & Cremorne Progress Association

Precinct Chair advised on Neutral Bay and Cremorne Progress Association, a newly-established unincorporated association formed at the initiative of committee members of five local Precincts (Brightmore, Harrison, Neutral, Parks and Willoughby Bay) to provide a joint forum for discussion, sharing information and uniting to lobby on common community issues. The Woolworths Planning Proposal is a key issue that sparked the formation of the Association. The Association is distributing a flyer seeking resident submissions to the Department of Planning.

Building Concerns at 16 Davidson Parade Cremorne

A Precinct resident has highlighted the following concerns with building construction currently underway at the rear of her property but still on her land:

Workmen working outside of work hours

Scaffolding constructed on resident’s property

Building debris falling on resident’s property

The resident has complained to Council but is yet to hear back from Council.

Precinct asks Council if they have recorded the resident’s complaint and what their follow up has been?

Christmas Party to be held at 7.00pm in the Cremorne Early Childhood Centre on 8 December 2022

Precinct AGM is scheduled for February 2023

Brothers Park Weeding Bee

RL to advise gardeners by email of date of next weeding bee.

Meeting closed at 9.40pm

Next meeting will be on Thursday 8 December 2022: **7.00pm MEETING, 7.30pm PARTY**

Please note the meeting start is **half an hour earlier than usual at 7.00 pm**

We will aim to have the business side of the meeting completed quickly so we can move to party mode by 7.30 pm.

Council Contact Details:

Phone: 9936 8100

Fax: 9936 8177

Ranger Services 9936 8100

WEB: www.northsydney.nsw.gov.au