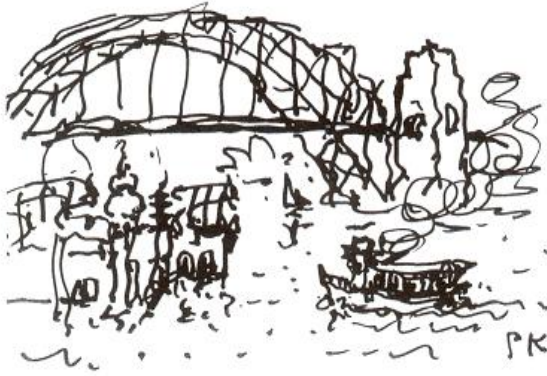


Lavender Bay Precinct Committee

Minutes of Meeting

Thursday, 19 January 2023

Starting at 7pm



Sketch by renowned local artist Peter Kingston

McMahons Point Community Centre
165 Blues Point Road, McMahons Point

Acting Chair: Ian Curdie icurdie@bigpond.com
Secretary: Victoria Walker lavenderbayprecinct@gmail.com

1. 21 attendees welcomed, 7 apologies recorded.

The meeting accepted the minutes of the 24 November 2022 meeting.

2. Chair's report - waived in his absence.

3. State Government items

- **Blues Point Metro**, the meeting raised matters of concern about the restoration of the site, as follows:
 - a. Residents of Blues Pt Tower raised concerns about a lack of signage and illegal parking in the turning area, a shared zone' with pedestrians, at the end of Blues Pt Rd, and lack of signage at the intersection of Henry Lawson drive and Blues Point Road.
 - b. Kayakers: experiencing greater difficulty in unloading their boats and accessing the water: No Stopping signs prevent driving to end of Blues Point Road to stop and unload; loss of parking on one side of the road; the longer drop down the steps to the shore makes access to the beach with a kayak more difficult.
 - c. Eyesore: Is it intended that the metal-mesh electrical cabinet will remain on the site

Consultation:

- **Tree Replacement Strategy.** The meeting noted the destruction of trees and green spaces is not confined to Cammeray. They have been chopped down around North Sydney, along both sides of the Warringah Freeway from Cammeray to the Bridge, on North Alfred Street and Whaling Road. Merlin Reserve has been paved over for heavy vehicle parking. Around forty trees in South Alfred Street Park and a mature palm tree in the roundabout opposite have been marked for destruction, with no mention of any strategy to replace them.

Motion: That the Lavender Bay Precinct Committee ask if Council has any information from Transport NSW about plans to restore tree cover & green space to these areas. Passed without objection.

Planning Proposal:

- **253-267 Pacific Highway, North Sydney, on the corner of Union Street, an amalgamation of 5 sites totalling 1469 sq.m. Proposal for an 8-10 storey mixed-use development proposed: a 2-storey commercial podium, 37 residential apartments above, basement parking.** In March 2022, Council resolved to refuse the proposal. The applicant lodged a "rezoning review" challenging this decision. The Sydney North Planning Panel supported a review; and the Minister for Planning issued a Gateway Determination enabling public exhibition of the Planning Proposal with Sydney North Planning Panel as the Planning Proposal Authority and the Department Planning and Environment as the Local Plan-Making Authority.
Motion: That the Lavender Bay Precinct Committee write to the State Member for North Shore expressing concern that the proposed development is in excess of the existing Development Control Plan for the site, will overshadow and diminish a significant local heritage site, put further strain on limited green space, and permits the interests of property developers to override those of the local community. Passed unanimously.

4. Council items

- **Harbour Bridge Cycle Ramp:** The meeting noted Council has endorsed an independent report on the Cycle Ramp. It discussed issues of concern, including: loss of parking on both sides of Alfred Street South; the difficulties for local businesses to manage loading and unloading goods along with bus stops that cater for ten bus routes, and the addition of two cycle lanes making it unsafe for both pedestrians and road users.

Motion: That the Lavender Bay Precinct Committee supports Council's resolution to preserve Bradfield Park; and commends Council for its endorsement of the independent review of environmental factors prepared by Lyle Marshall & Partners P/L . Passed without objection; report to be circulated with Minutes.

- **1 Henry Lawson Avenue:** Precinct requested that information be sought from Council re timelines for the demolition of the derelict building and transformation of the site into foreshore open space.
- **East Crescent Street Pocket Park** Information to be sought from Council re proposed new start date and timeline for this project; and Council's commitment to a 4 month trial of the pocket park, with community consultation, not simply a note in letterboxes, and arrangements for user feedback on the construction. Precinct has been advised that the trial period will be from March to May 2023. Council resolved on 12 September 2022, that if the community is not supportive of the project, all or part of the elements of the 'Shared Space,' depending on feedback received, can be removed. Council will seek community feedback during the trial period. Council will review a post-trial report to include all feedback received by Council, with a Traffic Study and a Human Movement Study, both to be conducted during the trial.

5. Development applications

- **2-4 Blue Street, North Sydney (366/22)** Business identification signage on southern elevation. Precinct noted the site is zoned B4, not part of North Sydney City Centre. As such it can have only one sign at street level. Precinct objects to the high level sign proposed for behind St Peter's Church; it considers the hours of illumination should be restricted, at least, to an 11pm curfew.
- **2 Denison Street, North Sydney (372/22)** Alterations to restaurant including additional balustrades for 5 balconies, amending licensed restaurant's trading hours to 7.30am to 12 midnight – Mon to Fri and 8.00am to 12 midnight – Saturday and Sunday. [25Jan23]. Noted by Precinct.
- **37 Bay View Street, Lavender Bay (418/21)** Amended plans, construction of dwelling house and associated works. Precinct reiterated its concern at overdevelopment of the site; impact of a lack of setback on the streetscape; amended depth of the excavation to 5.5metres, substantial changes to a previous design of two storeys; a new street façade, altering the character of entry into Bay View Street; and the likely havoc in the street during construction. The amended plans do not allay Precinct's original objections.
- **2 French Street, McMahons Point(7/2019/2)** Modifications to approved DA. Noted by Precinct.

6. Community items – for information

- **Wendy's Secret Gardening.** This item raised discussion of Blue Plaques, the one marking Brett Whiteley's house and a suggestion that one might be proposed for Peter Kingston's home next door, to be on the agenda for the next Precinct meeting

7. General business

- **New Year's Eve** – concerns were raised about the delay in allowing the entry of ticket holders at Council locations for viewing the NYE fireworks, particularly Clark Park and Blues Point Reserve: the long queues waiting until 6pm to gain entry, inconveniencing large numbers of ticket holders held up in the street outside; also the lack of passouts and ticket scalpers who acquired free tickets and onsold them for as much as \$400. Early in January, Council issued a public apology to those affected by a lack of planning for the event.
- **Hazardous driving at the intersection of Pacific Highway and Blue Street.** IC reported that vehicles heading up Pacific Highway have been observed turning left across oncoming traffic and a dedicated bus lane to enter Blue Street. The matter will be discussed by Council's Traffic Committee. Precinct supports the Traffic Committee recommending a strategy to deter this problem; it was suggested that cameras might be effective.
- **Next meeting:** 7pm, Thursday, 23 February 2023