

WILLOUGHBY BAY PRECINCT
PART OF NORTH SYDNEY COUNCIL'S COMMUNITY PRECINCT
SYSTEM



MINUTES OF ANNUAL GENERAL MEETING HELD
THURSDAY 9th November 2023
COMMENCING AT 7.30 PM

ATTENDANCE: 19 people attended the meeting
APOLOGIES: 3 were recorded
GUEST SPEAKER: Councillor Zoë Baker – Mayor of North Sydney

ACKNOWLEDGEMENT OF COUNTRY / COVID-19 SAFETY PROCEDURES WERE MET

MINUTES OF PREVIOUS MEETING

Minutes for the 12th October 2023 meeting were adopted

Motion carried: 8 in favour, 11 abstentions, 0 against

CORRESPONDENCE

1. Council Summary of Actions Arising 2023

- Council's Response Update to Precinct's September 2023 Minutes

July	2d	Pedestrian Safety: Gerard/Macpherson St Intersection (correspondence from former Minister in relation to SOA dating from Oct 2020) - Council's Manager Traffic & Transport Operations has advised that the current TfNSW guidance on pedestrian crossings does not permit pedestrian (zebra) crossings on roads with two or more marked travel lanes in the same direction. Additionally, TfNSW do not support the reduction of the number of traffic lanes on Macpherson Street and as such, raising the crossing would not bring the crossing in line with current guidelines and would be unlikely to resolve safety concerns. On 5 February 2021, Council wrote to the Minister for Transport and Roads requesting special consideration for installation of traffic signals at the intersection of Gerard Street and Macpherson Street on the basis of pedestrian safety and amenity. On 19 April 2021, Council received a response from the Parliamentary Secretary for Transport and Roads which was not favourable to Council's request for traffic signals.	UPDATE (24 October 2023) Council's Manager Traffic & Transport Operation has advised that residents can contact their local Member for Parliament requesting they represent the residents' concerns. Residents could request that any representation identify their support for improvements to road safety and pedestrian amenity.	Closed for Council
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August	1e	Brothers Memorial Park - Chair reported a meeting was held on 20 September 2023 at Brothers Park with Council's Streets Alive Coordinator (HG), Sean Brothers, Chair, RL, and PW attending. Meeting confirmed preferred details for refurbishment of the memorial consistent with Precinct's preferences. HG to draw up plans for comment by a heritage contractor and budget estimate. HG will be off work for some weeks which will delay finalisation. RL reported construction of the new fence has stopped for unknown reasons. A Precinct member expressed concern for children's safety whilst the Park is a construction site. RL noted that planting of replacement plants and mulching has been carried out by Precinct members working with Streets Alive. RL thanks those Precinct members for their continued efforts on 9/8/23. <i>Precinct asks: When will the work on the fence resume?</i>	Council's Supervisor Parks and Gardens has advised that this item is being processed and further information will be provided in due course. UPDATE (18 September 2023) Council's Supervisor Parks and Gardens has advised that the fence adjacent to Fifth Avenue from outside 19A to the rear of 11 Ellalong Rd is complete. The Precinct Committee is also requested to provide more specific information about parts of the fence that need completion e.g. location and/or supply photos.	Open/Ongoing
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2. Development Applications

- 5 Little Wonga Road, Cremorne (Approved)

3. Traffic Committee Meeting (13/10)

- Nil

4. Council Meeting (23/10)

- Item 10.3 - Planning Proposal 3/23 - 50-56, 70-72, and 78-88 Parraween Street Cremorne
- Post Exhibition Report

5. CPC Meeting (17/10)

- CPC Minutes 17/10 attached.

6. Council Memos

- 17 Oct - Community Consultation: Lodge Road Playground Update

Note: A petition has been started by locals to improve fencing to the children's playground and along Lodge Road to prevent dogs from running onto the road. **Precinct supports improving fencing.**

- 7 Nov - Open Space & Recreation Needs Study
- Kayak Storage Tunks Park - submissions close 12 November 2023

BUSINESS ARISING FROM THE MINUTES

Woolworths Rangers Road Planning Proposal PP 1/23 - see below under General Business with respect to Mayoral update.

DA 258/23 Grosvenor Lane Carpark, 41 -53 Grosvenor Street, Neutral Bay (Coles Development) - see below under General Business with respect to Mayoral update.

GENERAL BUSINESS

1. Guest speaker: Councillor Zoë Baker Mayor of North Sydney

The Mayor gave an update on local issues and took questions from Precinct members.

Draft listing of the **Heritage Listed Cottages in Parraween Street** is imminent. Waiting on the final decision by the State Govt. There is community concern that what happened in Holt Avenue could happen with these cottages. But the difference is, because Council started the process earlier and now having been on public exhibition and being adopted by the Council, legally that means the developer cannot get a Complying Development Certificate to demolish them.

The State Govt position on density and housing has changed.

In September, the Department of Planning gave the green light to the rezoning of the **Pienza Development site at 12-14 Waters Road**. Subsequently the Land and Environment Court approved their modification application, so the new permissible height on that site is 22 metres, which is a change from the current controls.

Woolworths Rangers Road Planning Proposal PP 1/23 – which is effectively 8 storeys.

One of the things that came out of the determination by the Department's Planning Panel is that there has to be a site specific DCP. There are specified things that have to be addressed including setbacks, overshadowing and the relationship with the property next door.

The Neutral Bay Town Centre Planning Study has had input from the Neutral Bay Alive Community Consultation Group. The Mayor has asked the Strategic Planners when we are likely to see a draft for exhibition. They may get it to the last Council meeting this year, which is 11 December, but in any event the Council wouldn't commence community consultation this year. The Mayor thinks realistically it will be 2024.

The Housing Crisis

Crows Nest metro station has been a priority precinct since 2016 and has a dedicated plan that requires another 6,683 dwellings with a 54,000 to 63,000 new jobs target. Employment targets translate into targets for square metres of commercial floor space.

At the next Council meeting, in late November, Council will learn the Minister for Planning has written to all Councils in metropolitan Sydney, stating there is a housing crisis and expecting Council to do something about it, including facilitating planning approvals, looking at R2 low density zones to include manor houses, terraces and medium density. The Minister is also asking Councils to allow for residential flat buildings in the R3 medium density zone.

General Manager, Therese Manns has undertaken a restructure; Council now has 3 rather than 6 Directors and the GM has just finished this week a consultation with all Council employees about the restructure of the managerial level and the next level down.

North Sydney Olympic Pool

The ongoing issue is that rather than having a single design and construct contract there were 2: both a design and construct contract. The design was always going to cost more than what had been budgeted for, and to pay for this other Council projects have had to be either deferred or just not done. The Council is already seeing dividends with the newly appointed team which is managing the project and the Mayor believes that the pool will be finished in the latter part of 2024.

Questions from Precinct members

Q: When will pressure be put on State and Federal governments regarding waste including soft plastics waste?

A: The Mayor will be attending the Local Government Conference including a Forum on Housing on Sunday 12 November. The Council has put up several Motions to the LGNSW Conference: one is on Housing Affordability seeking mandatory inclusionary zoning.

Another Motion is on Waste, lobbying both the State and Federal governments to address the issues of FOGO (food organic, garden organics) diversion from landfill and recycling. There are only 6 processing plants for FOGO in NSW; 5 of them are outside greater Sydney. There is a mandate by the EPA (Environmental Protection Agency) that all councils are to implement FOGO services by 2025 and commercial premises by 2030.

Another Motion is on Crown Land: that local government, lobby the State government that on major projects such as the Western Harbour Tunnel, when they acquire land for the purpose of the project, that at the end of the project, they return it to Council, for community use and to return it in a state that permits public recreation.

North Sydney Council is supporting Willoughby Council's Motion to deal with tree vandalism provoked by the recent vandalism in Castle Cove.

Q: Will the North Sydney Olympic Pool pay its way at all and will there be any revenue for Council?

A: The construction cost will just have to be absorbed. There will only be a small revenue compared to the capital invested. Luna Park, next door has a large carpark which is usually half empty. There are currently investigations for a swim, park and play model.

Q: What is happening with Cammeray Park?

A: There are 2 leases for the Golf Course. The Council lease with the Golf Course expires next year but the land is currently with TfNSW. The Club House site lease is with the State Govt. The Mayor has met with the Minister Administering Crown Land. Council's Open Space and Recreational Needs Strategy is going to guide the future of the land. It is important that Council gets the tenure, the care and control of Cammeray Park back because if there is a gap in any of those leases and a gap in the use, that means that it is vulnerable to a land rights claim. The Council is reliant on the State Govt agencies to be vigilant about the status of the land.

Q: How do you assess the Coles Development with regard to the process and the timing?

A: It is being processed like any other DA. The DA will not be determined by Council. It will be determined by the regional Sydney North Planning Panel. The members of this Panel are appointed by the Minister for Planning and there State Govt is pushing for planning approvals.

Q: Has the Council had any indication from Coles in terms of Coles being on Council land?

A: The Mayor believes Coles will try and structure into a voluntary planning agreement. As part of the Neutral Bay Town Centre Planning Study, Council's Strategic Planners and Urban Design Team are working on a vision for the town centre and Council's land, separate to Coles and separate to Arkadia.

2. Richmond Avenue: Parking & Pedestrian Safety

A Richmond Avenue resident, DO'K, said he was seeking Council assistance regarding pedestrian safety and parking at the lower bend of Richmond Avenue.

He advised that several months ago Council Rangers issued fines to cars parked in this area for parking too close to double yellow lines. Previously there were approximately 8 cars that regularly parked in this space. DO'K has parked there for as long as he has lived in Richmond Avenue and has not noted any accidents in that time. Now residents do not park here.

Safety issue - there are a total of 10 school aged children living in 4 dwellings near the corner.

Vehicles speed up as they approach the corner from the east going downhill. The vehicles that were previously parked near the corner (prior to the fines being issued) had the effect of slowing vehicles down because the roadway was narrower. Removing the parked vehicles encourages drivers to travel faster around the corner.

D'OK said there were options to improve pedestrian safety and parking:

Parking - simplest answer is remove, at least part of the double yellow lines - the parked vehicles partly act as a natural funnel and slow vehicles down.

Alternatively - installation of a traffic calming device such as speed hump or swerve barriers to slow vehicles down and improve the safety of children and pedestrians in general.

Lastly - there is a hedge on the Council verge - parking at this area is problematic as passengers cannot exit the vehicle because there is no pedestrian area. Further, the hedge creates a barrier which prevents pedestrians using the verge as a footpath and encourages them to walk on the road.

DO'K said it is no doubt many years since the original decision was made to install double yellow lines. He believes there are several issues Council should address to improve safety and parking.

Precinct requests these issues be revisited to meet the needs of residents as well as the vehicles traversing through the street.

The Mayor requested that DO'K send his email address to her so she can start the ball rolling and arrange a meeting on site with all interested parties and the appropriate Council Officer. Precinct Chair and Correspondence Secretary to be invited to on site meeting.

3. Fifth Avenue: Abandoned Vehicle

A Precinct member has notified Precinct that a truck with the Licence # [REDACTED] has been abandoned for at least 3 months.

The Mayor has offered to send this through to the Rangers.

4. Gerard / Macpherson Street Crossing Position Chalked

A Precinct member advised that the above pedestrian crossing has been chalked as if in preparation for a standard zebra crossing. This has been the position for at least two weeks and Precinct remains concerned that this is a very dangerous crossing. Visibility on the crossing to motorists needs to be improved, eg flashing lights.

5. Uneven Surface between Lloyd Avenue and Ellalong Road

A Precinct member whose daughter uses an electric wheelchair has reported that part of the surface which had an original concrete topping has been dug up and the hole filled in with bitumen which makes it impossible to pass across. **This needs to be attended to.**

The Mayor offered to follow this up.

6. Young Street at Military Road Proposed Reopening

Negotiations are ongoing and the Mayor is optimistic that the plan will go to community consultation.

7. Annual Financial Statement 1-7-2022 to 30-6-23

The Chair presented the annual statement of income and expenditure for Willoughby Bay Precinct.

8. Thank you to the Catering Team

The Chair expressed a big thank you to the catering team of K and D.

The dynamic duo were elected unanimously for another year.

OFFICE BEARER ELECTION

RL was elected as Returning Officer. All Office Bearer positions were declared vacant. The returning officer called for nominations. Nominations for all positions were received and seconded. The following nominees were elected unanimously and unopposed.

Chair	Meredith Trevallyn-Jones
Vice Chair	Michael Swain
Correspondence Secretary	Peter Marshall
Minutes Secretary	Liz Chedzoy

Voting: 18 in favour, 1 abstention, 0 against

THANK YOU TO THE MAYOR

The Precinct thanked the Mayor for attending the Precinct meeting, giving an update on local issues and answering questions.

Meeting closed at 9.20pm

Next meeting will be on Thursday 14 December 2023 at 7pm
to be followed by the Christmas Party at 7.30pm

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