

BRIGHTMORE PRECINCT

PART OF NORTH SYDNEY COUNCIL'S COMMUNITY PRECINCT SYSTEM

MINUTES OF MEETING

WEDNESDAY 14 AUGUST 2024

COMMENCING AT 7.00 PM

CHAIR: PE (Co-Chair)

MINUTES: LS (Secretary)

ATTENDANCE: 23 people attended the meeting

APOLOGIES: 0



1. GUEST SPEAKER – COUNCILLOR MARYANN BEREGI

PE welcomed Cr Beregi and asked a number of introductory questions.

Q Can you tell us a bit about yourself?

A Represented Cammeraygal Ward as a Real Independent since 2021. Used to live in Waters Road, Cremorne, so knows this area well. Is committed to ensuring that Council engages meaningfully with and meets the needs of the community at large – residents, workers, students and visitors.

Q Are you planning to stand again?

A Yes. Running with the Real Independents in Cammeraygal Ward, with Zoe Baker and Chris Holding, who is here tonight, running in St Leonards Ward.

Q What would you regard as your greatest achievements?

- A
- After 10 years, been able to turn Council around with only a shortened 2-year 9-month term. With new Councillors, there was a clear change that everyone wanted, and common ground was found quickly. Main concerns were 12-storeys at Neutral Bay, and over-development and the lack of infrastructure to support development.
 - Recruitment of the new CEO and the restructuring of Council.
 - Getting the NS Olympic Pool back on track – should be handed back to Council by the end of January or February, with a further 10-12 weeks for commissioning. The \$100m spent on the pool is a cost to the community, all the other projects Council cannot do.
 - Shift in the way Council operates – a more bottom-up approach.
 - More transparency and accountability.

General Comments

Housing

- State Government's Low and Mid Rise Housing Reforms are a blunt instrument that won't solve the housing crisis. North Sydney has to provide 5,900 new dwellings by 2029.
- 2,000 new residences at Crows Nest are not affordable.
- State Government should be building affordable housing above the new metro stations.
- Mayor Baker has met with the Planning Minister on several occasions to argue Council's case to decide the location of new dwellings, and is getting some traction.
- Rates for multi-storey apartments are based on the land value, the same as a single dwelling. Problem for all Councils is to find the extra income to provide the additional services and infrastructure for the increased number of dwellings/residents.

WFU/WHT

Council is still fighting for the community.

Council Sustainability

- Problem of how to make Council sustainable given that sources of rate income are not increasing.
- Need to look at resources that aren't financial contributors to Council but are users of Council facilities, such as schools and universities. Possibly a model where there is a charge on services e.g. State Government contribute for state schools.
- Schools do not pay rates but with large increases in student enrolments and new schools opening, there is extra pressure on Council facilities such as sports grounds.

PE asked for questions from Precinct members.

Q What is the state of the current legal battle re NSOP?

A Cannot comment, but stated there was no re-tendering of the catering contract, and there is no opportunity to re-open tenders or increase rent. The sub-committee who made the decision to proceed were the then Mayor, her daughter, the then General Manager and the restaurant lessee.

Q It was recently reported that North Sydney Council had the highest legal costs of any council in NSW.

A Council has to act in the public interest Council won the cases for MLC Building and the boatyard in Berrys Bay. An ongoing case concerns the value of land acquired for the Warringah Freeway.

Q With a supposed lack of accommodation in North Sydney, there seems to be a lot of empty dwellings. Can Council penalise short-term rental providers such as Airbnb?

A The State Government is looking at ways to make these providers less attractive.

Q State Government's TOD and Low & Mid Rise Housing Reforms have been proposed without any supporting infrastructure. With a low level of public space already in North Sydney, how can Council increase the use of existing facilities? e.g. with synthetic playing field surfaces.

A Council is looking at ways to make things work better. For example, at Primrose Park, the CEO introduced a service agreement with the tenderers for adaptive use of the tennis courts, to look at different ways to adapt the surface for different sports. Many of North Sydney's playing fields are at sea level, making drainage an issue and particles from synthetic surfaces running into the waterways. However, there are improvements in the technology.

Q What has happened to the \$15m upgrade of North Sydney Oval, which was promised before the last State election to upgrade the women's change rooms, stands and food facilities?

A It was exactly that, a promise, and the money was never there.

Q You voted for Zoe Baker as Mayor, are you happy with that, and would you vote for her again?

A Yes, she has done a great job, and I would be happy to vote for her again.

Q What is your personal priority?

A For Council to be financially sustainable, not just now but in the future. Funding and revenue will be a challenge, but the capability and desire are there. Key issues to be addressed are developing the Community Strategic Plan that guides Council.

Q What is your vision for North Sydney and the community?

A Financial sustainability.

Q At Brightmore's July meeting, Cr Bourke said he was unsure whether he would stand for re-election?

A He is not running and is going to Perth for a period of time.

PE thanked Cr Beregi for attending the meeting.

2. CONFIRMATION OF MINUTES 10 JULY 2024 MEETING

The Minutes for the previous meeting of 10 July 2024 were adopted.

3. TfNSW'S PLACE, DESIGN AND LANDSCAPE PLAN FOR THE WHT/WFU ERNEST STREET PRECINCT

- Ventilation facilities (exhaust stacks)
- Tunnel portals & interiors
- Landscape design

Feedback closes 28 August 2024

- Community Information Sessions:
Tuesday, 20 August 2024 6:00pm - 8:00pm - Community Information Centre - Level 9, 60 Miller Street, North Sydney
Thursday, 22 August 2024 12:00pm - 1:00pm – online

A presentation was given, focusing on the building design and exhaust stacks (now commonly referred to as the “Chicken Nugget”). The Co-Convenor’s report from the CPC meeting on 13 August was also presented.

Comments from Attendees:

- Paul Forward, former CEO of the Roads and Traffic Authority, has commented that the exhaust stacks seem unusually high.
- The gold cladding draws attention to the stacks, where it would be preferable to have them blend into the landscape as has been done at the Rozelle Interchange.
- A TfNSW representative told another attendee that the particles from the stacks would fall 1-1.5 km away.
- Could the 4 deluge tanks have concrete tops so they could be used for recreation facilities?
- The ventilation building should be underground, the same as it is in Rozelle. It could then have a roof covering, again for recreation facilities.
- The argument that no other tunnel in Australia is filtered is not an argument. The WHT will be the longest and widest in Australia – we want best practice.

Attendees voted to adopt the CPC resolution as the basis for Brightmore Precinct’s submission to the WHT project team and North Sydney Council.

The following **MOTION** was proposed, and passed **UNANIMOUSLY**:

Brightmore Precinct objects to the WHT PDLP.

In particular:

1. *Land at Berrys Bay does not meet the requirement of Condition of Approval E157 as it is not in the vicinity. It is 40 minutes’ walk from Cammeray and has no direct public transport link. Furthermore, this land has been previously promised as parkland so is not additional land. This is unacceptable to the precincts and the community which they represent.*
2. *The Cammeray emission stack continues to be unfiltered and 30m high. The smokestack will be wrapped in a gold metal envelope which makes it look bigger. The press has referred to it as a “Chicken Nugget”.*
3. *The cladding proposed for the facilities buildings increases the size of the building. The bright golden colour does not match the natural environment of Cammeray Park. It would be better to have well designed buildings.*
4. *Land at Cammeray Park formerly set aside for the Beaches Link Project should be returned suitable for public use within six months of opening of the WHT.*
5. *Land at Cammeray Park released from the Construction site should be returned suitable for public use within six months of opening of the WHT.*
6. *The lack of filtration disregards the immediate & highly damaging health risks for local residents. Apart from the danger to the public at large, not just sensitive receivers like kids & asthmatics, and elderly people, there are 11 schools and several sports fields near the Ernest Street stack.*

4. PEDESTRIAN SAFETY AND THE INCREASING ILLEGAL USE OF FOOTPATHS BY ELECTRIC BICYCLES & SCOOTERS, AND BICYCLES BY PEOPLE OVER 15

The illegal use of footpaths has increased significantly over the last few years, especially since Covid and the proliferation of food delivery services, compromising the safety of pedestrians.

In most shopping precincts (e.g. Neutral Bay) the footpaths are about 3-4 metres wide, and are cluttered with rubbish bins, traffic signal boxes, electricity boxes, light poles, planter boxes, benches, bus stops, trees, and tables and chairs for café/restaurant outdoor dining. Many pedestrian crossings in shared zones or on busy streets funnel pedestrians into a pinch point because of pedestrian safety barriers.

Pedestrians, those with mobility scooters, prams and strollers have to negotiate all these obstacles as well as people using the footpaths illegally – on skateboards, e-scooters and e-bikes, and those over 15 years of age on bicycles.

When attendees have reported incidents to Council, they have been told that it is not their problem as it is a state law, which only the Police can enforce, and to contact the Police.

Melbourne City Council has just banned shared e-scooters due to safety concerns.

Willoughby Council has recently addressed the same problem with the following initiatives:

- draft program for an e-bike deliveries forum.
- to make representations to the Parliamentary inquiry on the use of e-scooters, e-bikes and related mobility options.
- write to the government requesting that current road rules be reviewed to accommodate e-bikes and that police and rangers' enforcement powers be increased.

Willoughby MP Tim James supports the initiative and is an advocate for safer footpaths.

Comments from Attendees

- Many riders avoid busy Military Road and use the back streets (but generally not the dedicated Sutherland Street / Young Street cycleway).
- Raise the issue with North Sydney Traffic Committee, which has representatives from TfNSW, NSW Police, local State MPs and Council.
Give Council rangers the power to enforce the rules, in addition to or rather than police.
- Lobby councillors & local MPs to support similar initiatives to Willoughby Council.

The following **MOTION** was proposed, and passed **UNANIMOUSLY**:

That the NSW Police be requested to enforce the existing laws in respect of the use of Bicycles, including electric Bicycles using footpaths and endangering the safety of pedestrians on already crowded footpaths.

Actions for Council

- Does Council have statistics for bike accidents (if so, by type e.g. e-bike, e-scooter)?
- Is there a way to report accidents?
- Notify North Shore Police that Brightmore Precinct is not happy with the level of enforcement.
- Request Police to regularly patrol high-pedestrian-use areas to both educate riders and enforce the existing laws.

5. REVIEW OF 2024 SUMMARY OF ACTIONS (COUNCIL'S RESPONSES TO ACTIONS ARISING FROM BRIGHTMORE PRECINCT MINUTES)

See attached

6. DEVELOPMENT APPLICATIONS

108 Benelong Road, Cremorne NSW 2090

S4.55(2) Modification application to approved development including reduction in scope of works

287 Military Road, Cremorne NSW 2090 (Harrison-Bennett Precinct)

Change of use to an indoor recreation facility (gymnasium)

7. GENERAL BUSINESS

1. Trailers & Trucks Parking in Residential Streets

This is still a problem, and restrictions in one area just push the problem to another.

Action for Council

- Could Council please put the regulations and reporting procedures on their website where they can be easily found, rather than having to search through the whole Trailer Parking Policy?

2. New Parking Meters

PE gave a brief summary of the new parking meters.

3. Pedestrian Crossing at the intersection of the western side of Waters Road & Belgrave Street

as raised in Brightmore Meeting 8 May 2024

“Traffic Signals at corner of Belgrave Street and Waters Road

A resident raised the fact that traffic turning right from Waters Road were slowed down by pedestrians from north side of Belgrave Street crossing to the east side of Waters Road. Many residents making their way to Neutral Bay eventually end up on the west side of Waters Road. If the crossing was altered so that pedestrians crossing from north side of Belgrave Street could cross to either east or west side when the Belgrave Street traffic was stopped at the lights and reduce the number of times pedestrians had to cross Waters Road.”

Action for Council

- Could Council investigate the possibility of an extra pedestrian crossing at Belgrave Street, Neutral Bay, to the western side of Waters Road? This would speed up the traffic flow from vehicles exiting Waters Road, and reduce the number of times pedestrians had to cross roads to get to the centre of Neutral Bay. The necessary traffic light infrastructure is already in place.

4. Update on Coles Neutral Bay

There have been no new developments.

5. Upgrades to Cremorne Plaza & Langley Place

Cr Beregi reported that due to a lack of funds, the upgrades were on hold for the time being. However, the designs for both have been finalised and are ready to go. They are a priority when funds are available.

6. Save our Sydney Harbour Campaign, supported by Clean Up Australia – A War on Wrecks & Ruins

Sydney Harbour belongs to us all, it's an international icon. We are calling for clear and immediate action by the State Government of NSW to stop the junk; to remove redundant, derelict vessels and failing structures which pollute and degrade the environment and amenity of our Harbour.

A community-run campaign to “Stop the Junk”

- to remove redundant, derelict vessels and failing structures which pollute and degrade the environment and reduce amenity of our Harbour.
- to make the harbour safer for navigation, and for all who use it.
- to protect marine life from toxic pollutants.

So that the matter can be debated in Parliament, 20,000 signatures are needed within the next 4 months when the petition closes at Christmas.

You can sign the petition via the following link.

[Save Our Sydney Harbour](#)

More information at:

saveoursydneyharbour.com.au

7. 18 Illiliwa Street, Cremorne

Work has been going on since 2018. A large skip has been on the road for months. Is Council receiving payments for the skip being in the street? The builder regularly blocks parking but does not have a designated “Works Zone”.

Action for Council

- Could Council investigate whether the skip on the road and blocking parking spaces is illegal and take appropriate action?

8. 14 Reynolds Street, Cremorne

Council has issued a stop work notice.

9. Urban Forest Health Check – North Sydney Council webinar 22 August

North Sydney has lost canopy cover over recent decades – with impacts for the air quality, climate and health of our community.

This and other findings of Council’s most recent canopy assessment will be covered in detail at our upcoming Urban Forest Health Check webinar.

10. North Sydney Council Garden Competition 2024

Entries close 30 August

Gardens will be professionally judged and photographed between 16 - 27 September. The winners will be announced at the Garden Competition Awards Ceremony in late October.

8. CORRESPONDENCE

North Shore Historical Society Research Essay Competition

The NSHS invites all local history enthusiasts to write an essay about North Sydney LGA's rich, diverse and vibrant history.

Entries close on 1 October 2024.

The entry should be an original research project into the history of North Sydney area in an essay form. Entrants may submit an entry on any aspect of North Sydney's history, such as:

- Local events of interest
- Local heroes and people of note
- Historically significant buildings and developments
- Organisations, community groups, schools, churches, and charities
- Politicians and political movements
- Parks and natural environmental features

Prizes

Open Category: \$1000

Secondary School students Category: 2 prizes of \$250

For further details

www.northsydney.nsw.gov.au/nshs

9. SUMMARY OF ACTIONS FOR COUNCIL

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NEXT MEETING: 11 September 2024

EMAIL: brightmore.precinct@gmail.com