

Neighbourhood Forum 5

Wollongong's Heartland



**Coniston, Figtree,
Gwynneville, Keiraville,
Mangerton, Mount
Keira, Mount St
Thomas, North
Wollongong, West
Wollongong,
Wollongong City.**

Agenda for e-meeting on Wed 2nd September 2020 by email

- 1 Presentation None possible
- 2 Apologies None necessary
- 3 Minutes of meeting of 5th August and matters arising; see pp. 7-10
- 4 Comments If you wish to object or comment on any of the recommendations in this agenda, please respond before the meeting date.
- 5 Responses
 - 5.1 draft Policies and Strategies: see p.2
 - 5.2 Keiraville-Gwynneville Access/Movement Study: **see rec p.2**
 - 5.3 Outstanding responses: see p.2
- 6 Reports
 - 6.1 Uni Student Accommodation: see p.2
 - 6.2 Issues to be discussed with the General Manager: **see rec p.3**
 - 6.3 Issues for the Director Infrastructure and Works: **see rec p.3**
 - 6.4 Up-date on Graffiti: see p.3
- 7 Key Issues 7.1 - 7.6 See p.4
- 8 Planning
 - 8.1 - 8.3 See DA **recs p. 4**
 - 8.4 DA determinations: see p.5
- 9 General Business
- 10 Snippets see p.6

Next Meeting/Agenda: on Wed. 7th October 2020.

Current active membership of Neighbourhood Forum 5 : 400 households

5 Responses

5.1 Draft Policies and Strategies:

All those reported in the August meeting have been acknowledged.

5.2 Keiraville-Gwynneville Access and Movement Study

We agreed to request Council not to delay consideration beyond the 31st August meeting. The agenda for that meeting does not include consideration of the Study but at its 10th August meeting they resolved to " Request Transport for NSW (TforNSW) enter into a dialogue with Wollongong City Council with the intent of creating a working group that will ascertain what needs to be done to assess the merits for, and need for," a number of major projects but not the Mount Ousley intersection.

Recommendations

Council be requested that at its meeting of 21 September to:

- i call for an explanation for the delay of the Keiraville-Gwynneville Access and Movement Study following a public exhibition in May, and for advice as to when the report will be available, unless Council staff have not already provided the promised report;
- ii request Transport for NSW (TforNSW) enter into a dialogue with Wollongong City Council with the intent of creating a working group involving Neighbourhood Forum 5 and the University of Wollongong that will ascertain what needs to be done to expedite the construction of a grade separated intersection on the Princes Motorway and the Mt Ousley Road. Copies of this correspondence be sent to the State Minister for Transport, Andrew Constance, the Minister for Regional Transport and Roads, Paul Toole and all local Federal and State Members;
- iii ask TforNSW if the necessary land is held for the construction of this interchange.

Philip Laird

5.3 Outstanding Responses

- i rate return from the inner city area as against expenditure;
- ii advice to occupants of high rise apartment.

6 Reports

6.1 Uni Student Accommodation

The COVID-19 pandemic's impact on student accommodation has been far reaching – occupancy across residences is low due to the decrease in demand. A decision to close Weerona College and International House for 2021 is the result of a review across all of our residences. The University aims to provide a vibrant and engaging community and the closure of the residences will assist the university achieving this goal.

International House and Weerona College will be closed from the start of 2021. The University will reevaluate the viability of these accommodation residences beyond 2021 as the unfolding situation is closely monitored. Whilst the buildings will be vacant, UOW Security will patrol and monitor the sites to ensure they are kept safe. The university will continue to maintain the facilities and grounds.

Clare Rhodes

6.2 Issues to be discussed with the General Manager

The executive has raised a number of important issues which are to be discussed with the General Manager. These include:

- i the city has lost its heart and over the years we have made a whole series of suggestions to try and reclaim it, some of which have already implemented, but much more needs to be done.
- ii the planning regime is producing unsustainable and unacceptable results which we have raised on several occasions;
- iii Council is perceived by the community and city centre traders as seeming to be secretive and introverted;
- iv economic development does not appear to be focussed.

Recommendation

that this initiative be endorsed and members wishing to add other issues advise the secretary.

6.3 Issues for the Director Infrastructure and Works

The executive has raised a number of important issues which are to be discussed with the Director Infrastructure and Works. These include the proposed Pilot Cycle Projects and the need for them to be part of an overall transport strategy.

Recommendation

that this initiative be endorsed and members wishing to add other issues advise the secretary.

6.4 Up-date on Graffiti

As an update the Graffiti Team has this week removed graffiti off the free bus route bus stops from the Hospital, Gwynneville, Office works, Fairy Meadow, Squires Lane, North Beach and through to Belmore basin. There were 20 bus stops in total.

The Team drove past the shelter in Mercury St and Foleys Rd Gwynneville yesterday and noted it already had bill posters pasted on it. We have referred this to Council's Regulation and Enforcement Team to see if they are able to chase the owners of the posters. We are looking at the frequency of servicing this bus route at present from a graffiti removal perspective.

Manager City Works (Acting)

7 Key Issues These are to be discussed with the GM as noted in 6.2

- 7.1 City Centre
- 7.2 High Rise Residential
- 7.3 Medium Density development
- 7.4 Keiraville-Gwynneville.
- 7.5 South Wollongong:
- 7.6 Environment

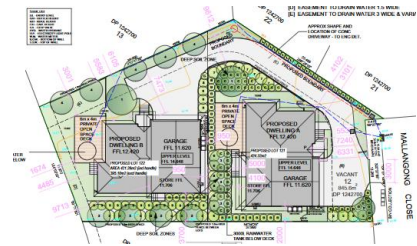
8 Planning

8.1 Please note that whilst the review and recommendations relating to each development application have been prepared with all due care and objectivity, no legal responsibility is accepted for errors, omissions or inadvertent misrepresentations, nor for any outcomes which might result from the assessments.

8.2 DA/2020/860 Dual Occ. 6 Mallangong Close Figtree

9th September

This a proposal for dual occupancy on a large lot in a new subdivision. It adjoins a creek and complies with all Council requirements. It has the appearance of a detached house facing the street and is only marginally (7%) above our floor space ratio in the Figtree Locality Plan



Recommendation

That the proposal be supported.

8.3 DA/2020/883, 3 town houses, 1 Sheppard St W. W'gong

11th September

This a proposal for, in effect, a house and a dual occupancy on a large lot backing onto the freeway. It does not quite comply with Council's requirements for setbacks or deep planting but these are acceptable in the situation. It has the appearance of two detached houses but is 23% above the floor space ratio in our Locality Plan



Recommendation

That no submission be made.

8.4 DA determinations as notified from 1st July 2020

DA no. 20../...	Suburb	Address	Proposal	Forum Rec	Result Authority
19/874	Keiraville	6, Bulwarra St	4 town houses	Object	Approved Court.
19/1008	W'gong	1 Smith St	8 storey flats	Object	Refused Panel
Re- zoning	Figtree	Terrie Ave	Subdivision	Object	Withdrawn
15/1242	W'gong	16-18 Market Pl	4 storey units	Object	Refused Panel
20/645	W.W'gon g	39 Rosemount St	Dual Occupancy	Support	Approved

9 General Business

Next Meeting/Agenda: on Wed. 1st October 2020

10 Snippets Planning for an Uglier Future

Governments espouse a ‘world-class planning service’ and the need to ‘create beautiful, sustainable places’ for everyone. On the other hand, they talk a language of deregulation, wrapped up in extending permitted development rights, expanding the use of zoning tools, and giving automatic rebates of planning fees when local authorities lose appeals. This is a schizophrenia that is impossible to disguise. It is an approach that is simply not credible if we are to really have world-class planning.

There is an essential lesson from this discussion. We don’t need a new system of planning: what we need is to properly resource the one we have. A system properly staffed with highly qualified and design-literate planners, properly empowered within local authorities and able to deliver proactive but focused design guidance, will deliver both an efficient and effective process and one that offers the certainty and quality that we all – including developers – desire.

Mathew Carmona



Neighbourhood Forum 5

Wollongong's Heartland



Coniston, Figtree, Gwynneville, Keiraville, Mangerton, Mount Keira, Mount St Thomas, North Wollongong, West Wollongong, Wollongong City.

Minutes of e-meeting on Wed 5th August 2020 by email

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|---|--------------|---|
| 1 | Presentation | None possible. The executive will action, as necessary, the recommendations accepted in these minutes. |
| 2 | Apologies | None necessary |
| 3 | Minutes | of meeting of 1st July were adopted with no matters arising. |
| 4 | Comments | A number of comments noted and included in the substantive reports. |
| 5 | Responses | <p>5.1 Graffiti Management: noted</p> <p>5.2 Responses to COVID-19 Action queries: noted</p> |
| 6 | Reports | <p>6.1 Draft Disability Inclusion Action Plan 2020-2025:
It was agreed to support the Plan.</p> <p>6.2 Draft Risk Management Framework;
It was agreed to congratulate Council on the Framework, noting that the focus is on risk management rather than risk aversion.</p> <p>6.3 Draft Diversity, Inclusion and Belonging Policy:
It was agreed to request Council to include in the policy:</p> <ol style="list-style-type: none"> 1 increasing the opportunities to collaborate with the many people in the community with specialist knowledge to inform and contribute to activities and policies; 2 recognition of the ongoing commitment of the Neighbourhood Forums for relaying community attitudes and experience on a range of important issues; 3 reference to the University. <p>6.4 Draft Climate Mitigation Action:
It was agreed to support the Action subject to a commitment to restrict intensive residential development other than near centres or transport nodes, and to promote cycling.</p> |

- 6.5 **Draft Sustainable Wollongong Strategy:** see p. 4 & rec p. 5
It was agreed to support the Strategy subject to a commitment to restrict intensive residential development other than near centres or transport nodes, to consolidate private and on-street landscaping, and to promote cycling.
- 6.6 **Draft Wollongong Cycling Strategy 2030:**
It was agreed to support the Cycling Strategy as an alternative transport mode, important for health and recreation, subject to a commitment to provide a specific measurable Action Plan, allocate adequate funds for the Actions, complete line marking of the northern shared path in 2020/21, provide links from UOW to the CBD and to Campus East and links from the CBD to Lang and Stuart Parks.
- 6.7 **Pilot Cycle Routes:**
It was agreed that WCC Director Infrastructure and Works be requested to arrange a meeting with NF5 Executive to discuss Council's proposed CBD pilot projects, including Smith St becoming one way traffic for vehicles.
- 6.8 **Draft Wollongong Art Gallery Strategic Plan:** noted
- 6.9 **Picnic Shelters Galvin Park:**
It was agreed that Council be requested to erect large signs attached to the shelters in a number of languages that clearly state that the BBQs are to be used for cooking purposes only - and are not to be parked at by groups; and also to build further BBQs in Stuart Park south of Restaurant and near the existing shelters.
- 6.10 **Waste & Resource Recovery – Fees & Exemptions:**
It was agreed that Council be congratulated on the draft Waste and Resource Recovery Fees and Exemptions Council Policy which retains residual waste fee exemptions for eligible Local Community Service Organisations, subject to conditions, and provide support for development of their individualised Waste Management Plans.
- 6.11 **State Strategic Plan for NSW Crown Land:**
It was agreed that a submission be made expressing concerns that the draft State Strategic Plan for Crown land appears to further facilitate privatisation and the alienation of public access for Crown land created many years ago with foresight for the people of NSW to use.

- 6.12 **Height Controls:**
It was agreed to adopt a policy which requires that new residential development cannot be such that there is more than four storey's difference in height between it and either adjoining property.
- 6.13 **Heritage Schedule Review;**
It was agreed to support the proposed changes.
- 6.14 **Housing Strategy for NSW Discussion Paper:**
It was agreed to support the Strategy in principle but request that it includes a comprehensive assessment of the cost and contribution of each program to the elimination of the housing deficit.
- 6.15 **Design and Building Practitioners Act:** noted.
- 6.16 **Food Organics & Garden Organics (FOGO) :**
It was agreed that Council be congratulated on introducing a Food Organics & Garden Organics service for single unit dwellings

7 Key Issues

- 7.1 **City Centre:** noted
- 7.2 **High Rise Residential**
It was agreed that Council be requested to advise:
- i what has been the increased return from the R1 Residential zone over the past 5 or 10 years from multiple dwellings in high rise flats compared to houses of the same value, and from section 94A contributions;
 - ii what additional facilities and/or services have been provided as a result?
 - iii what is Council's Improvement Strategy to avoid the risks mentioned above and to accommodate the pressure from an increased concentrated inner population.
- 7.3 **Medium Density development:** noted
- 7.4 **Keiraville-Gwynneville:**
It was noted that the Keiraville-Gwynneville Access and Movement Study has missed the July and 10th August Council meetings. It was agreed to request Council not to delay consideration beyond the 31st August meeting.

It was also noted that the proposed Mount Ousley intersection north bound exit from, and entry to, the freeway could be constructed early, with the bridge coming later thus improving access to the University.

It was agreed to request the RMS to do this.

- 7.5 **South Wollongong:** noted
- 7.6 **Environment:** noted
- 8 Planning
- 8.2 **DA/2020/632 8 houses 14 Acacia Ave Gwynneville**
It was agreed to endorse the objection to this proposal.
- 8.3 **DA/2020/645 Dual Occupancy, 39 Rosemont St, W. W'gong**
It was agreed to endorse the submission of support, subject to review of the front elevation.
- 8.4 **DA/2020/614 16 units in 5 stories 16-18 Market St, W'gong**
It was agreed to endorse the objection to this proposal.
- 8.5 **DA/2019/1356, 14 units 9-11 Park St Wollongong**
It was agreed to endorse the objection to this proposal.
- 8.6 **DA/20/677, 17 story Mixed Use bldgs, 30 Ellen St. W'gong**
It was agreed that the submission of support, which queries the apparently black facades, be endorsed.
- 8.7 **DA/2020/620 Major Events J.J.Kelly Park W'gong**
It was agreed that the submission of support be endorsed.
- 8.8 **DA/2020/622 Major Events Greenhouse Park, Wollongong**
It was agreed that the submission of support be endorsed, subject to the opening of the pedestrian bridge, be endorsed.
- 8.9 **DA/2020/712 5 units 28-30 Figtree Cres Figtree**
It was agreed that no submission be made.
- 8.10 **DA determinations as notified from 1st July 2020:** noted
- 9 General Business; **Port Kembla Harbour Environment Group**
It was noted that the Group considered an update on tonnage and the road/rail split; public access to the Old Jetty; and getting more freight onto rail.
- 10 Snippets: noted

Next Meeting/Agenda: on Wed. 2nd September 2020.

Current active membership of Neighbourhood Forum 5 : 400 households
