

**Minutes**  
**Penkivil Precinct Committee General Meeting**

Monday 4<sup>th</sup> February 2019

The Queens Park Room, Waverley Council Chambers, Cnr Paul Street & Bondi Road.

Attendance numbers: 38 with 17 eligible to vote.

Noted attendance at commencement:

Precinct Chair, Convenor/Traffic Rep:	Bill Mouroukas
Precinct Secretary:	Lynda Hall
Development Applications Rep:	Mary Doyle
Convenor Bronte Precinct:	Alma Douglas
Council:	Cr Sally Betts Cr Marjorie O'Neill Cr George Copeland
East's Group Representatives:	Kristy Hodgkinson Scott Bennetts Scott Macdonald Chris Palmer Rolfe Latimer

**COMMENCEMENT:** Meeting started at 7:01pm

**MEETING ANNOUNCEMENT** – “Convenor’s eMail Group: [convenorbill@gmail.com](mailto:convenorbill@gmail.com)”

**APOLOGIES** – Cr Tony Kay, Bob Williamson.

**MATTERS ARISING:**

**MOTION [201902#1] – ADOPTION OF PREVIOUS MEETING MINUTES:**

**THAT, THE TABLED DOCUMENT BEING THE MINUTES OF THE PENKIVIL PRECINCT MEETING HELD ON 3<sup>rd</sup> DECEMBER 2018 IS ADOPTED AS BEING A TRUE RECORD OF THAT MEETING.**

Mover, Eva Varga. Secunder, Mary Doyle.

Decision; Carried.

**WAVERLEY COUNCIL’S RESPONSE REPORT:**

The Council Response Report was tabled, read and is attached to these minutes.

Regarding [201812Q1] – RPS TRADES PERMIT EXPIRY Mary Doyle commented that; “While these are renewable daily permits are not.”

**PROPOSED PRECINCT SYSTEM RESTRUCTURE:**

Bondi Beach Precinct has proposed there be a restructure to Waverley’s Precinct System.

At the Combined Precincts Meeting held on 6<sup>th</sup> December 2018, all four models (as tabled at the December Penkivil Precinct meeting) were withdrawn following feedback from precinct representatives across Waverley. The Convenor of Bondi Beach Precinct in consultation with other precinct representatives, presented a fifth model. ‘Model 5’ suggests there be no change in the operation of the thirteen individual precincts. It proposes that the Combined Precincts:

- Increase meetings from 3 to 5 times a year with extra meetings being scheduled as required.
- Creates a Precinct Secretariat role for Council staff who will prepare reports that go actively into the system.

- Once every four months, each precinct nominate a topic that they see as being the most critical at the time to the Waverley Community, and that the one selected as the most critical be advertised and discussed at an open forum, organised by Council and the Combined Precincts.
- Formation of a representative DA subcommittee of the Combined Precincts to be considered.

#### TRAFFIC:

##### DROP IN ZONES:

On 17 July 2018, Council resolved to adopt the recommendations of the Traffic Committee on locations for 15 minutes 'drop in' zones subject to further amendments.

The locations for the 15 minutes 'drop in' zones are in Bondi Beach, Bondi Junction and Charing Cross. This matter will be considered at the Operations and Community Services Committee meeting on 5<sup>th</sup> February 2019.

#### TRAFFIC COMMITTEE:

TC/C.02/18.09 Ewell Street, Bondi - Resident Parking.

"That Council, based on the low response rate to the resident parking survey:

1. Does not introduce a resident parking scheme into Ewell Street, Bondi.
2. Reviews the request for resident parking restrictions in Ewell Street in the event a new petition is received which includes additional streets in the vicinity of Ewell Street.
3. Officers notify the chief petitioner accordingly."

RESULT: This matter was deferred by Cr O'Neill at the Council meeting. No further information was found on Council's website. Bill Mouroukas asked Cr O'Neill to update the precinct as to the status of the matter and why she asked for the deferral in the first place? Cr O'Neill explained she had concerns with the current process, in that she felt that Petitions might carry more weight within the process, hence her reason for deferral was to explore how the process could be improved. Cr O'Neill reported that there was not yet anything to report on that matter.

#### DEVELOPMENT APPLICATIONS (commenced at 7:35pm):

As the Precinct's DA representative, Mary Doyle assumed the chair for this item and reported that apart from the Waverley Bowling Club, no other DA of significant interest to the precinct had come to her attention.

#### DA-483/2018 WAVERLEY BOWLING CLUB:

An information sheet on this DA was prepared by Council staff and distributed at the meeting (See attachment 2). All the documentation pertaining to the DA is listed on Council's website (via the DA Tracking Tool). Discussion commenced with the introduction of Easts Group's Kristy Hodgkinson, who presented a description of the DA and responded to statements and questions such as:

ATTENDEE: "Easts members have already rejected a plan that is essentially the same. Will there be an Extraordinary General Meeting of Easts"?

Response: "There has to be an EGM".

ATTENDEE: "What is the plan on poker machines".

RESPONSE: "There's 19 existing licenses. There will be up to 40".

ATTENDEE: "A lot of family people are happy to go to the Bowling Club...you're going to have to think how you are going to maintain the family atmosphere".

RESPONSE: *"We take that point. It's one of the things that came out of the community consultation we had on Saturday"*.

ATTENDEE: I want to raise my concern on five key issues:

- 1) Infrastructure and development have not been relatively proportional to the area we live in. A seven-storey building on the corner is massive and sticks out in a way that is disproportionate to our environment
- 2) The likely negative impact pedestrian and traffic on all surrounding streets.
- 3) The negative impact on parking availability. The strain already exists on Henrietta Street. It takes me thirty minutes sometimes to find a park as I'm one of the residents that doesn't have private parking. That will negatively impact our street.
- 4) Although you are not technically rezoning the land from private community, essentially you are. Downsizing of bowling greens, introducing experiences and facilities that are completely at odds with the community.
- 5) I see this as having a negative impact for visitors and residents to the property for example The Paddington Greens which has seniors residences above, there are sound senses over the greens and if you make noise above a certain level you are asked to be quiet so as not to disturb the residents. I don't see how having seniors residences with bowling greens and children running around works.

RESPONSE: *"You may not agree but the scale of the development has been based on the topography of the land with Waverley College. The scale of the buildings and where they should go is dictated by the bowling greens."* [i.e. Sun access] *"The parking issue is a matter we need to address with Council."*

ATTENDEE: "Have you got a childcare operator who has looked at the design?"

RESPONSE: *"No. The application seeks an approval for use and the architect is experienced in childcare design. The drop-off will be situated in the basement, drive in through Henrietta and out through Langlee Streets."*

ATTENDEE: I don't know that we need another childcare centre with 76 cars coming in and out in the morning and then again in the afternoon."

ATTENDEE: "Was anyone in agreeance on Saturday with the plans?"

RESPONSE: *"There was mixed reaction"*.

ATTENDEE: "The risk will be higher for cyclists on Henrietta Street".

ATTENDEE: "Will the swimming pool be open for public use?"

RESPONSE: *"No, its for the aged care facility. If made public t would contribute to further traffic generation."*

ATTENDEE: This will have a major impact on the value of our property, the cohesion of the community and I believe on crime and social because you're bringing in poker machines.

Cr George Copeland departed prior to 8:15pm and did not return.

MOTION [201902#2]– DA-483/2018 WAVERLEY BOWLING CLUB

**THAT, THE COUNCIL EXAMINE THE CONCERNS RAISED AT THE PENKIVIL PRECINCT MEETING INCLUDING:**

- a) SOCIAL IMPACT (STREET DRINKING, MUSIC VOLUME, POKER MACHINES)**
- b) HEIGHT OF DEVELOPMENT**
- c) OVERDEVELOPMENT OF THE SITE**

- d) **INCREASED TRAFFIC**
- e) **INCREASE IN POKER MACHINE -FROM 19-TO 38**
- f) **CHILD CARE CENTRE**
- g) **ON STREET PARKING IMPACT FOR RESIDENCES IN SURROUNDING STREETS**

Mover, Lynda Hall. Seconder, Fiona McDonald.

Decision; Carried unanimously.

MOTION [201902#3]– DA-483/2018 WAVERLEY BOWLING CLUB TRAFFIC

**THAT, COUNCIL CONDUCT AN INDEPENDENT EXTENSIVE TRAFFIC IMPACT STUDY INTO THE IMPACT ON AND AROUND SURROUNDING STREETS AFFECTED BY WAVERLEY BOWLING CLUB DA, FOCUSING ON HENRIETTA, LANGLEE, BIRRELL, PARK PDE AND BENNETT STREETS. THE STUDY IS TO BE DONE DURING PEAK HOUR TRAFFIC FLOW AND NOT CONDUCTED DURING SCHOOL HOLIDAYS.**

Mover, Fiona McDonald. Seconder, Eva Varga.

Decision; Carried unanimously.

Cr Marjorie O'Neill departed at 8:40pm and did not return.

GENERAL BUSINESS (commenced at 8:40pm):

REQUEST TO COUNCIL [201902R1] – Dalley Street, Street Lighting.

**Could Council address the tree growth obstruction of street lighting in Dally Street between Council Street and Paul Street?** – Raised by Gwen Zeller.

REQUEST TO COUNCIL [201902R2] – Paul Street Abandoned Car.

**Could Council remove the abandoned car at the corner of Paul Street and Paul Lane?** – Raised by Gwen Zeller.

#### CONVENOR'S NOTE

As at writing, the offending vehicle has been removed from this location.

REQUEST TO COUNCIL [201902R3] – Right Turn at intersection of Ebley and Newland Streets.

**Could Council request RMS to have a Right Turn arrow signal installed for traffic traveling East on Ebley Street and turning right into Newland Street?** – Raised by Gwen Zeller.

REQUEST TO COUNCIL [201902R4] – Motor bike and scooter parking arrangements.

**Inconsiderate parking practices of motor scooter and motor cyclists are unfairly creating a disadvantage to other motorists. Could Council please review parking arrangements with a view to better manage the limited availability of street car parking?** – Raised by Gwen Zeller.

QUESTIONS TO COUNCIL ARE RAISED BY ONE OR MORE MEETING ATTENDEES. THEY DO NOT CONVEY A FORMAL POSITION OF THE PRECINCT MEETING AS A WHOLE. HOWEVER, A RESPONSE FROM COUNCIL IS REQUESTED.

QUESTION TO COUNCIL [201902Q1] – Assessible Playground Equipment.

**Could the precinct be informed of progress made on this matter since Director Scott addressed the precinct committee in June 2018?** – Raised by Julia Attard.

MEETING DATES FOR 2019:

Monday 8 April (NEXT MEETING)

Monday 3 June (AGM)

Monday 5 August

Monday 30 September

Monday 2 December

MEETING CLOSURE:

The meeting closed at 9:02pm.

**ATTACHMENT 1:**

**WAVERLEY COUNCIL RESPONSE REPORT TO PENKIVIL PRECINCT  
MEETING ON 4<sup>th</sup> FEBRUARY 2019**

MOTION [201812#2]– RENAME PENKIVIL PRECINCT TO BONDI HEIGHTS PRECINCT: THAT, THE NAME OF THE COMMUNITY PRECINCT KNOWN AS PENKIVIL/WAVERLEY PRECINCT BE CHANGED TO BONDI HEIGHTS PRECINCT. Mover; Bill Mouroukas. Second; Lynda Hall. Decision; Carried.

RESPONSE: This request was briefly discussed at the Combined Precincts meeting on 6 December. Mary Shiner advised that requests for Precinct name changes are considered by the Precinct Review Committee (PRC) in the first instance, and then at the next scheduled Combined Precincts' meeting. This request will be followed up at the 12 February 2019 PRC meeting and then at the Combined Precincts meeting on 7 March 2019.

MOTION [201810#2]– FLOOD LANE CONVEX MIRRORS THAT, CONVEX MIRRORS BE PLACED AT THE END OF EACH LANE THAT INTERSECTS WITH FLOOD LANE. Mover; Eliane Symon. Second; Dominic Sidoti. Decision; Carried unanimously

RESPONSE: Waverley Council's Senior Traffic Engineer has provided the following response: Convex traffic mirrors are no longer supported for introduction by Council or the RMS on public roads due to the distorted image they produce which can be unsafe. Council's Senior Traffic Engineer has conducted site inspections at this location, and it is considered that Flood Lane is lightly trafficked with relatively low speeds. Also there have been no recorded crashes shown along Flood Lane in current RMS crash data. Therefore, Council does not propose to introduce Convex traffic mirrors at the intersections along Flood Lane at this time.

REQUEST TO COUNCIL [201812R1] – DA-264/2018, 47-53 BON ACCORD AVENUE. BON ACCORD RESIDENTS REPORTED THAT THE SKIP ASSOCIATED WITH THIS DA IS IN A DANGEROUS POSITION. COULD COUNCIL PLEASE REVIEW THIS? – Raised by a number of meeting attendees.

RESPONSE: This request has been forwarded to Waverley's Health and Compliance team for follow up.

QUESTION TO COUNCIL [201812Q1] – RPS TRADES PERMIT EXPIRY. What should I do with my RPS permit for Trades that are about to expire? – Raised by Bob Williamson.

RESPONSE: This Question was referred to Acting Executive Manager, Customer First who has provided the following response: If this request is referring to the Tradesperson Parking Permit (7 days for \$90), this is renewable. See application form on <http://www.waverley.nsw.gov.au/residents/parking/permits>. It can be emailed to Council with all relevant documents if unable to visit the centre.

QUESTION TO COUNCIL [201812Q2] – PROPOSED BOAT TRAILER PARKING RULES. Will campers and caravans also be subject to the same rules? – Raised by Bill Mouroukas on behalf of Linda Bloomfield.

RESPONSE: This question was forwarded to the Acting Executive Manager, Safe Waverley who has advised that the amendment to the Impounding Act for enforcement in relation to Boat Trailers will not apply to campers and caravans.

## **ATTACHMENT 2:**

### **INFORMATION SHEET DA-483/2018 WAVERLEY BOWLING CLUB**

- \*Demolition of existing structure, construction of new bowling greens, seniors living development and childcare centre. - 163 Birrell Street, Waverley
- \*Applicant – Hamptons Property Services
- \* The site is zoned Private Recreation under Waverley Local Environment Plan 2012. Private Recreation zoning (zone RE2) of Waverley's Local Environment Plan (WLEP) allows child care centres.
- \* The Department of Planning and Environment approved a Site Compatibility Certificate for the site under the State Environment Planning Policy (Housing for Seniors or People with a Disability) 2004 (Seniors Housing SEPP) on the 25th September 2017.
- \* The Certificate enables the seniors living use to be approved on the site, when it would not normally be permitted under the Private recreation zoning of the site under the Waverley Local Environment Plan. This saves the need to do a rezoning of the site under the LEP.
- \* The Certificate is valid for 2 years. The Department has confirmed that the development application associated with the Site Compatibility Certificate (SCC) must be determined before the SCC's expiry/lapse date in September for it to be valid (ie. a determination made). The Certificate timeframe cannot be extended.
- \* A DA for the above was lodged with Council on the 20 December 2018.
- \* All the documentation pertaining to the DA is listed on Council's website (via the DA Tracking Tool).
- \* The DA is currently being advertised for public comment. The usual four-week notification period has been extended to accommodate the school holiday period and it closes on the 25th February 2019.
- \* Those wishing to lodge submissions need to send an email to [dasubmissions@waverley.nsw.gov.au](mailto:dasubmissions@waverley.nsw.gov.au) and include name and address details.
- \* The applicant is proposing to hold a second community information session at the Waverley Bowling Club on Wednesday 6th February between 4.30pm and 7pm. This is independent of Council's assessment process and has been initiated by the applicant.
- \* No assessment of the DA has been undertaken by the Council at this stage and the DA has not been allocated to an officer for assessment at this stage. This will occur at the conclusion of the public notification period.
- \* The DA indicates the cost of the project is in the order of \$83million. This will mean that the decision-making body for this this DA will not be Waverley Council through its Waverley Local Panel but will be made by the Sydney Eastern City Planning Panel. The Panel consists of up to 5 panellists, 2 of which are community representatives nominated by Council.
- \* Council planning staff will consider the DA; the public submissions made on the DA and prepare a report to be presented to the Sydney Eastern City Planning Panel for their determination.
- \* All those people that left their name and address in their submission will be notified of the time and date of the meeting of the Planning panel, should they wish to attend.
- \* This is a major application and it will take several months to be assessed.