

DOWNER COMMUNITY ASSOCIATION MEETING

Downer Community Centre, 6 May 2019

PRESENT

Miles Boak, Jacqui Pinkava, Stephen Sedgwick, Sam Hussey-Smith, Suzanne Pitson, Sam Roggeveen, Kerry-Ann Hugo, Greg Mulvaney, Anthony Stannard, Jim Dehlon, Brian and Margo O'Malley, Peter Carey, Sue Dyer, and about 4-5 others.

Apologies: Simone Gray, Patti Kendall, Robyn Rennie.

Meeting opened 7.05pm.

1. BARNARDOS INFORMATION- Siobhan Cosgrave

Siobhan is the Youth Homelessness Program Manager who has worked with Barnardos for many years at their Atherton Street Downer premises. She outlined the various programs that operate out of the Downer premises, noting that the Contact Program where families come to spend supervised time with their children is probably responsible for the parking situation in the surrounding streets. She noted that the Aboriginal boys group are undertaking garden works at the premises.

Siobhan noted the interest Barnardos have in Section 72 Dickson and would like DCA to support their wish for accommodation space in that precinct. She pointed out that homeless kids require temporary (stepping stone) accommodation and that the "forever home" style of Common Ground is not appropriate.

She also called for people to volunteer with Barnardos and provide practical items/food rather than money to support Christmas and non-denomination events mid-year. Siobhan distributed pamphlets outlining the Youth Homelessness Services program and invited people to contact her at:

scosgrave@barnardos.org.au and to visit their Atherton street premises.

Miles noted the importance of supporting this prominent community service in the heart of Downer. He offered hall space in the Community Centre and suggested advertising volunteering and donation drives on the café noticeboard and in the Centre.

2. ACT Planning Authority (EPSDD)- update on NCA DA91/City and Gateway Framework and 2018 Planning Strategy

Kathy Cusack, Executive Director, Planning, Land and Building, EPSDD.
Gary Power, Building Quality, Housing Policy and Design Review Panel etc.
Suzanne Jurcevic, Manager Planning Policy and Project Manager City and Gateway.

PowerPoint presentation providing background and update on Framework and 2018 Planning Strategy. This follow-up arose from the meeting with Minister Gentleman on 6 February 2019.

Kathy Cusack tackled the question “what does urban intensification mean?” She defined the area as the area within a 10 minute (actually 800 metres) walk from bus and train stops and group centres. She did not provide a density rating for this area.

She noted that the Strategy Plan requires detailed action plans.

Noted that at the 29 March Public Hearing into the 2018 ACT planning strategy the ACT Standing Committee on Planning raised questions about urban intensification. The potential for urban intensification in the city, town centres and transits corridors to accommodate compact development was highlighted. The government is aiming to get good quality compact development close to services, transport and employment and this is the motivation behind urban intensification areas.

Later Kathy noted that she had found the Territory plan “extremely complex” with many layers and requirements. There is a need to educate the developer industry.

Suzanne Jurcecvic noted previous meetings with DCA and that lots of interest and submissions made to the NCA DA91.

She noted that the NCA DA91 had come into effect and stressed that it is a long-term strategy.

While the ACT Planning Strategy and the NCA plans must work together, the NCA planning took precedence.

The Yowani and Kambera developments were supported but not as much as they wanted.

This saw a change from the December version of the Framework with an increase in building heights to 12 metres (3 storeys) on Northbourne Ave, and 18 metres (5 storeys) at the back. On questioning, noted that the heights are not mandated but assured us that they would not allow storey creep.

The Downer side of NB Ave was mentioned to be 12 metres. Mention was made of Downer having “a generous landscape setback” and while heights will be higher it will not be as pronounced as Northbourne and Antil.

Development in Downer to be recommended and progressed via variations.

Mention made of following NSW Apartment Guide, setting minimum standards, eg. floor to ceiling heights, building separation, set-backs etc. These to be mandated.

Suzanne J noted that the “Framework” is now out of date, given the NCA DA91 height approvals.

She advised of the planning timetable:

First focus will be on the area south of Antill street

Second, Yowani and Kamberra developments, though the timing is up to the developers.

Thirdly, the area north of Antill street- ie. Downer. This is expected to be in the second half of 2019.

Gary Power spoke about the Design Review Panel (DRP), noting that they are independent and outside of Canberra experts who have the task of reviewing proposals from developers. He confirmed that design and quality standards would apply to both the outer and inner rows of the Downer side of the Gateway corridor. He took questions on notice about use of the DRP to date.

Suzanne Pitson noted that the “Downer by Design” project is looking at preparing a Precinct Plan (complete with preferred codes and designs) and asked how this would fit. Seemed to be positively received but would need to be completed before EPSDD started work on the Downer element of the Framework.

Sue Dyer suggested regular reports about the developments on Northbourne Avenue, with DA updates would be helpful. This would give the community a sense of what is happening. This was greeted positively by Kathy who talked about using or adapting an existing map.

Noted that Patti Kendall to remain the main DCA contact point. EPSDD to get contact details for DCA through Patti.

ACTION: EPSDD to provide around 6 more copies of the “City and Gateway Urban Design Framework, December 2018”.
Suzanne J to follow up on SOHO development in regard to Design Review Panel involvement. Replied - to date the DRP process has not been used for the SOHO development next to Morphett St or for the Coles complex

3. MINUTES, CORRESPONDENCE- Jacqui Pinkava

PREVIOUS MEETING MINUTES

Previous meeting was the public meeting “Downer by Design”, held on 1 April 2019. A record of proceedings and action items was undertaken. Separate minutes of General Business arising from electronic communication was also prepared. This combined record was accepted and signed-off.

DCA CORRESPONDENCE RECEIVED AND ISSUES RAISED

Attachment A (hard copy only) for correspondence received to DCA inbox. Main issues raised in correspondence:

- Report on the Downer Community Centre by the ACT Property Group.
- ABC Breakfast Radio wanting a spokesperson to comment on Senator Ley endorsing NCA City and Gateway design provisions.
- Copy of thank you letter to Transport Canberra for the 10 April public meeting- Sue Dyer. Also “thank you” placard for bus 39 and 939 drivers to be displayed.
- Sue Dyer suggesting we have another meeting with Transport Canberra in about 3 months time and invite Watson Community Association.
- Copy of email from Anthony Stannard to Min Fitz-Harris and Pedal Power Advocacy about cycle and pedestrian crossing at Swinden St and NB Ave.
- Hire agreement with Australian Electoral Commission on hall for 18 May election.
- Advice on release of Section 72 Community Needs Assessment. Separate email from EPSDD with link to the Assessment.
- Outgoing- to all DCA email recipients- information flyer from Transport Canberra on new transport system and invite to attend 6 May DCA meeting, noting that EPSDD would be presenting on the City and Gateway Framework.

4. CENTRE REPORT- Greg

- ACT Property Group, Jenny Purseglove, provided report on condition of the Community Centre. There is a wish list but the only possibility is painting the outside of the building.
- Heaters are an ongoing problem. Stephen noted that tenants need education on how to use them. Kerri the Centre manager has sent out information on this. One of the heaters needs a new fan but no funds presently available to fix it.
- A new phone plan for the Centre is being arranged. This requires transferring ownership from Amit to Stephen.

ACTION: Sue Dyer suggested a copy of the Property Condition Report be circulated. Jacqui to attach electronically to draft minutes.

5. TREASURER'S REPORT – Stephen Sedgwick

- Provided as email.
- April saw a deficit of \$1,229. This was the third monthly deficit in a row and was high due to the DCA insurance premium being paid (\$2,398).
- Sought approval to take some money out of term deposit to create an “emergency account”. Agreed.
- \$500 room rent expected from AEC and will be paid directly into DCA account. No requirement to invoice.
- Quarterly invoices sent out during April with \$3,050 received in April and \$1,290 in May.

6. “DOWNER BY DESIGN” PROGRESS REPORT- Suzanne Pitson

- Public workshop held on 1 April 2019. Over 150 comments received on issues ranging from infrastructure, mobility/access and green spaces.
- Information needs to be extracted from surveys. Sam HS and Sam R working on survey component.
- DCA needs to feed this collated information back to the community. Suggesting a presentation and coming up with a statement on the Downer Framework.
- Need to start work on a Precinct Code to feed into the ACT Government (EPSDD) before the second half of 2019. This is when EPSDD have timetabled to look at the Gateway Plan north of Antill Street.

ACTION: Sam HS has the paper surveys (~50) and is digitising them. The Sams are re-creating the survey on Survey Monkey to be put on the DCA website and emailed to all members. Suzanne to prepare a presentation/report back for a community meeting in August.

7. ELECTION DAY- Miles Boak

- Downer Community Centre confirmed as a designated polling place for 18 May. AEC require access on Friday and Saturday. AEC will deliver cardboard booth dividers a week before. Kerri has been advised on this. AEC will pick up these dividers after polling closes.
- Jim confirmed that the Majura Men's Shed will be providing a sausage sizzle possibly with a vegetarian option. Will use DCA BBQ but will bring own tent/stall. Endorsed that this activity will be covered under DCA insurance policy.
- Pre-school is expected to do a cake stall. Noted that the pre-school is struggling in terms of parent numbers and funds. Stephen suggested that DCA could provide \$100 to cover ingredient costs and possibly could look to offer a bit more after the event. Agreed by the Committee.

ACTION: Robyn to follow-up with the pre-school noting the DCA offer of \$100.

8. NCCC REQUEST FOR COMMUNITY GROUP REPRESENTATIVES- Miles and Sue Dyer

- NCCC informal (phone) request for community groups to provide a representative to be a formal part of the NCCC. This is in line with the model used by the Inner South CCC.
- Sue noted that the NCCC is currently experiencing ructions with efforts being made to try and get change in how the organisation operates and is structured.
- . A "wait and see" approach agreed by Committee.
- Geoff Francis has signalled his interest in being the DCA representative should this go ahead.

9. OTHER BUSINESS- VOLUNTEER GARDEN GROUP

- Miles noted that DCA is registered with TCCS and therefore is covered by insurance. https://www.tccs.act.gov.au/city-living/public_areas/volunteering
- Currently group consists of Jim who does the mowing. Other tasks involve weeding and extra plantings. General mood within Committee is to pitch in and help.
- Committee decided that "working bees" a good idea with invitations to be sent to the community.
- Sue suggested keeping track of volunteer hours as this is a good way to signal to the government how much public money is being saved by community involvement on an ongoing basis.

NEXT DCA MEETING

Monday 3 June 2019

Meeting closed 8.45 pm

Miles Boak
Co- Convenor

Jacqui Pinkava
Secretary