



GREENWICH COMMUNITY ASSOCIATION NEWSLETTER

GCA's scheduled meeting of 12 December has been brought forward to Wednesday, 5 December in order to avoid clashing with Council's facilitated workshop.

The time and venue stay the same: **Greenwich Community Centre, 46 Greenwich Road, Greenwich, from 7.30 to 9.30 pm.** Christmas refreshments will be available throughout the evening and everyone is warmly invited to attend.

WE FINALLY HAVE THE GOVERNMENT'S PLAN FOR OUR AREA, BUT THE JURY IS OUT

When we went to print for our October newsletter, we thought we would not see the Department of Planning's proposal for the St Leonards and Crows area until after the election. To our surprise it was released on 15 October. The plan has been known by many names - Planned Precinct, Priority Precinct, LUIIP – but it was released as the St Leonards and Crows Nest 2036 draft plan. We will call it the 2036 Plan.

OUR INITIAL THOUGHTS ABOUT THE 2036 PLAN

The 2036 Plan offered the opportunity to do some visionary planning for this large area. But it has failed to seize this opportunity. It is inwardly focussed on the strip between St Leonards Station and the Crows Nest Metro Station and on the preservation of the village atmosphere along Willoughby Road (which is threatened by all that is planned nearby anyway!). It has little regard for the adjacent areas that have been looking to this plan for direction.

We see a shift in focus from the original long-range vision of the area as a health, education and IT hub, with a diversity of homes nearby, to a short-term obsession with high rise apartments. There is no starker example of this than the Crows Nest Metro over station development with less than 5% of the total floor space of two 27 storey towers, one 17 storey tower and one 8 storey tower being specifically designated for commercial use.

Commercial premises approvals in the St Leonards and Crows Nest Stations area are running a poor second to huge towers of units. More and more people

are being shoehorned into an area that is supposed to be an employment hub with targeted jobs growth to 2036 of 16,500. If the government has plans to drive this employment growth, by the time these plans kick in, there will be nowhere near the stations to put the employees.

The plan acknowledges that increased population density will bring with it significant infrastructure impacts. Not news to us - we have been saying this since early 2015! The plan flags these impacts, making many aspirational statements about where additional infrastructure is to be located. No clear statements as to how land is to be acquired or when. It seems that we will drop people into the area and deal with the infrastructure needs later – a familiar refrain across Sydney!

From a Greenwich perspective, it is disappointing that the DoP has given no clear indication of what it regards as good planning of the East Ward portion that includes St Leonards South. It has not proposed changes to the Greenwich Road strip or to the area between Park

Road West and Greenwich Road. It proposes retention of the commercial strip along the highway from Greenwich Road to the rail-line. And it includes the St Leonards South development in the plan but with a note that “there are a wide range of community views regarding the St Leonards South Proposal”. The Department has recommended that the St Leonards South Plan be referred to an independent panel.

The 2036 Plan has nominated five sites as Significant Sites that offer the potential for additional height. Two of these are in the Lane Cove LGA on the south side of the highway in the strip between Christie Street and Oxley Street (marked S below). These appear to be ideal sites to absorb some of the capacity of the St Leonards South development and we find it hard to understand why our Council has dismissed this as a possibility.



INDEPENDENT REVIEW OF LANE COVE COUNCIL'S ST LEONARDS SOUTH PLAN

The GCA welcomes the recommendation for an independent review into St Leonards South. Ultimately, however, **the St Leonards South Plan is Council's plan and Council must make a decision to proceed with the plan as is or to cancel or review it.**

We await details of the scope of the review, its timing and other procedural details so keep an eye on our website for updates.

HAVE A LOOK AT THE 2036 PLAN FOR YOURSELF

Check our website <http://greenwich.org.au/> for a list of information sessions and websites where you can inspect the 2036 Plan. Lane Cove Council has planned some information sessions of its own to be held in the Terrace Function Room, 1 Pottery Lane, Lane Cove:

DROP IN SESSION

Tuesday 11 December
4pm to 7pm

FACILITATED WORKSHOP

Wednesday 12 December
5:30pm to 7:30 pm **RSVP required**

And then, do not forget **the most important part** – tell the DoP what you think of its 2036 Plan and the Crows Nest Metro Plan. Your feedback on the Metro plan must be in by **3 December**. The deadline for the rest of the 2036 Plan has been pushed back to **8 February 2019**.

More detail on our website.

HOW GREENWICH WILL CELEBRATE CHRISTMAS

Carols in the Park on Monday 3 December, starting at 6 pm, at Leemon Reserve, Robert St Greenwich. Fun for all the family, with sausage sizzle, drinks and glow sticks for sale. Or bring your own picnic. All funds raised will go to Youth off the Streets. Enquiries: **9966 0534**.

Santa at the Wharf on Christmas morning. Santa is expected to arrive on the ferry at 8 am with presents for the children. Santa's helpers will receive presents from 17 to 24 December, 9 pm, at the home of Jane Marquand and Dennis Karp at 34 George St, entrance in Harrison St. They ask you please to make sure presents are clearly labelled so that Santa doesn't get confused. There will be tea and coffee available for a gold coin donation to Mission Australia.

"GOAT TRACK" REMAINS FOR NOW

Despite years of representations to Council, RMS, Minister of Transport & Infrastructure and State member Anthony Roberts to widen the hazardous section of narrow footpath at the cliff section of River Rd, 200 metres from Greenwich Public School, this path still remains a '19th century goat track', in the words of locals. Lane Cove Council's second application for an infrastructure grant to shave back the cliff and create a wider shared user pathway was recently again refused. What makes this pathway dangerous is not only its narrowness and lack of line of sight with oncoming traffic (see picture), or the fact that two



major rock falls, have occurred there, or even that there is no alternative footpath on the other side of River Rd, but also it



clearly does not pass the one-metre law for motorists passing cyclists. Children up to 16 are legally able to ride on footpaths, so this is a major concern. It is hoped that Council reapplies for the grant so that this major link between Lane Cove and Greenwich can be made safe for pedestrians, prams, cyclists and mobility scooters. This initiative is supported by the GCA as part of the planned infrastructure for our area.

THROUGH RAIN, HAIL AND SHINE...

The GCA gratefully thanks the tireless efforts of our newsletter deliverers, who brave the elements and trudge the streets to bring you your community 'must read' every second month. They have even taken on extra loads this year with our letter box drops. And many thanks also to MaryEd Hartnell who coordinates the whole process.

STAY IN TOUCH

We encourage all residents to visit our website regularly, and to sign up to receive communications from us. This is especially important now as there will be urgent updates, new information and calls for action, and we need to be able to communicate quickly and effectively with the community.

ARE YOU MISSING OUR EMAILS?

If you used to receive emails from our webmaster and now don't, then please check your Junk Mail Folder - if you find GCA emails there, you may need to change your settings to make the GCA a trusted source. And if it seems that you are missing out entirely please email our Webmaster, admin@greenwich.org.au. Also, if you have not yet subscribed to our website, our GCA homepage has the details:

<http://greenwich.org.au/>

2018 has been a tumultuous year, we have worked hard, and we are grateful to all of you who are as concerned as we are that our beautiful area be planned appropriately for the future. We wish you a safe and joyful Christmas period.

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