



" Our Community Matters"

Issue No. 133

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www.greenwich.org.au

23rd August 2023

Dear Community Member,

Next General meeting – 18th October 2023 at 7.30pm at the Greenwich Sailing Club.

(note: no meeting planned for August)

The October meeting will include, in addition our normal community business, a short presentation by the **Bush Care Group** in our area who will outline the importance of what they do to protect our natural environment.

Information will also be provided on how to join this group for those who may be interested. We will provide more details closer to the date. This meeting is a follow on from our special event in July where over 100 people attended a presentation from the Aboriginal Heritage Office about the Indigenous history of Sydney Harbour

This Newsletter covers the following;

- Status of Council's Sport and Rec Facility, River Rd
- Status of 266 Longueville Rd Development
- Community Garden Initiative
- Proposed closure of Canberra Ave, St Leonard's South
- Contamination of Berry's Creek
- Pottery Lane Development
- GCA Membership

Status of Sport and Rec Facility, River Rd

As mentioned in our last newsletter, despite community concerns the Sydney North Planning Panel approved this development to proceed. Demolition works at the site commenced on Monday 21st August.

Construction tenders have come in over budget with only 3 of the 5 selected tenderers

delegate to the General Manager approval to negotiate with the lowest tenderer, to enter into a contract with Council on a design and construct basis

At this stage we have no knowledge of the status of negotiations

The GCA remains very concerned about viability, with a very substantial spend of \$75 million, many builders currently facing severe liquidity problems and with no proposed management model/operator locked in.

Status of 266 Longueville Rd Development

The Sydney North Planning Panel has approved this development determining that the original proposal of;

- 70 Bed Residential Aged Care (Nursing Home)
- 82 Seniors Independent Living Units (Home Units for over 55's)
- 122 Car Spaces

is substantially the same as;

- 0 Bed Residential Aged Care (Nursing Home)
- 92 Larger Seniors Independent Living Units (Home Units for over 55's)
- 181 Car Spaces

The differences are clear. However, Council Officers supported this change. Once again many from the community at large, including residents from Greenwich, Northwood and Longueville addressed and wrote into the Sydney North Planning Panel, but without a successful outcome. Residents believe that due to the changed proposal a new Development Application should be submitted. However, the Panel approved a simple amendment under Section 4.55 of the Planning Regulation.

So that the project as changed is now proceeding

Community Garden Initiative

The community garden working group is continuing to develop the initiative. A management plan is currently in progress and investigations undertaken into grants and other forms of funding to support the garden set up initially and ongoing .

The garden site is still under discussion, with several potential locations currently being assessed for suitability. The working group will soon be calling out to the community for expressions of interest in participating in this scheme. A recent working group visit to the Turramurra Community Garden was very inspiring and a source of much useful information regarding garden establishment.

Proposed Closure of Canberra Avenue – St Leonards South

The developer of the site adjoining Canberra Ave where it joins River Rd, has proposed closing it and using the road space to enlarge Newlands Park. Whilst this appears initially to have merit, it will cause very serious traffic problems for Duntroon Avenue on the other side of the park. Duntroon Ave is a narrow road only allowing one lane of traffic when cars are parked. If Canberra Ave is closed, all traffic from St Leonards South (now and when fully developed with 2400 additional units) must access River Road via Duntroon Ave

Council Officers are supporting this proposal, we believe, without in depth traffic analysis. We are advised that this proposal will be advertised with residents given a 6 week period to respond with their concerns

Contamination of Berry's Creek

Recently Berry's Creek was again contaminated by polluted run-off from St Leonards South construction sites. As before, no notification was given by Council re the extent of the pollution, nor warnings to the general public. The GCA is writing to Council requesting a plan of action to be put into place to prevent pollution and if future pollution should occur, to best protect both residents and the environment.

Pottery Lane Development

Many will have read in the press recently that the NSW Building Commissioner has formally given the council 2 months to rectify leaks within this residential building (for which council was the landowner during the development period) or face criminal charges. Apparently as the developer no longer exists, rectification is the council's problem. However, we have no knowledge of the costs or difficulties to complete the works

Membership

In order for the Community Association to continue operating and representing residents funds are needed to cover basic costs such as newsletters, hall hire, the website etc. These funds are generated solely from the annual \$20 membership fee. We encourage you to join the association for the annual \$20 fee if you have not already done so.

Banking Details are :

Greenwich Community Association

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Account number 10104085

Peter Deane

President, Greenwich Community Association

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