

Waverton Precinct Minutes

Tuesday 7 September 2021



WAVERTON

2060

Meeting opened: 7.30pm
Chair: IG
Minutes: SF
Attendance: 17 via Zoom
Apologies: None

1 Welcome

The Chair welcomed residents to the second virtual meeting of Waverton Precinct.

2 Minutes of the previous meeting – having been circulated electronically

Moved KA, seconded DG ***that the minutes be accepted.*** Passed unanimously.

3 Responses from NSC

The following extract covers the replies to matters raised in August:

Item	Actions	Council's Reply	Status
6	North Sydney Development Control Plan - Council notice of public exhibition of amendments to North Sydney DCP re North Sydney CBD commercial tower setbacks and separation. These adjustments sound good in principle, but the devil in the detail needs to be addressed.	Comments noted by Council's Strategic Planner - Urban Design.	Closed for Council
7	Waverton Peninsula Working Group - A meeting was held recently. It was reported that this group moved a motion urging the mayor and councillors to meet with the Premier and Transport Minister to press for political directives for the Berrys Bay lands to be transferred to Council, with any lands needed by the WHT contractors to be leased back. IG will follow up the possibility of meeting with the project manager of the WHT.	Council at its meeting of 23 August 2021 considered a Notice of Motion and resolved 9.1: <i>1. THAT Council resolves to constitute a delegation of three Councillors, headed by the Mayor, to meet with the Premier to seek to have the NSW Government as soon as possible and prior to the commencement of the proposed tunnel project to transfer the land on the Western side of Berrys Bay (being Lot 21 in DP 1048933 (inclusive of consolidating the adjacent reclaimed portion [6171112 approx.], Lots 101 and 102 in DP 1162896, Lot 104 in DP 1162898 and Lots 1, 2 and 3 in DP 181235) to Council.</i>	Closed for Council

Following discussion that the above Notice of Motion was insufficiently clear in relation to maximising the early return of lands to the community, the following motion was tabled:

Moved BD, seconded DA and with agreed amendments by JD:

- ***The government has promised that the remaining public lands in Berrys Bay are to be transferred for community use in the revitalisation of the Bay.***

- ***Waverton Precinct calls on Council to require the government when transferring the whole of those lands to Council:-***

o to ensure by independent assessment that only lands which are demonstrably essential for the tunnel project be required to be leased back to the contractor and

o to ensure that all other lands are the subject of immediate commitment to and use for public purposes.

Carried unanimously.

4 Updates from subgroups

Rail Noise/WWRAG: IL has advised that Sydney Trains have made it known that they are currently persisting with trials of the failed existing lubrication system and are not currently considering the Slovenian system which offers better outcomes.

Noakes/Floating Dry Dock: It is understood that Noakes have withdrawn their application in relation to a caretakers residence and further that an application to relocate another building has been rejected. There are also ongoing matters in relation to failure of Noakes to adhere to environmental standards on their site. There are rumours but no news in relation to the floating dry dock.

5 General North Sydney Council Area Matters

- The Chair reported that the cycleway ramp from the Sydney Harbour Bridge is now subject of a design competition.
- Tree Clearing for the Warringah Freeway Upgrades. More than 700 mature trees are to be removed and replaced with 1400 saplings. A public petition has been created.
- KA reported that DCP changes for the North Sydney CBD have been on exhibition. These aim to improve setbacks in the light (or lack of it) of increased building heights.
- Proposed development in St Leonards: KA reported that the proposal is for a 16 storey building which is generally in line with local precedents.
- Proposal for increase in height limit along Military Road from 6 to 12 stories. This proposal is on hold.
- Waverton Bowling Club: A Land Rights hearing is scheduled for later this month.

5 DAs

- **55 Carr Street:** Several adjacent property holders were present at the meeting and voiced various concerns regarding the proposed demolition and newbuild of a large house on a small block. They were encouraged to submit objections and to seek professional advice to ensure their concerns are addressed.

Precinct will make a submission addressing the following issues:

- o Streetscape – New building does not fit with the character of the immediate area
 - o Shadowing, loss of light and loss of privacy by neighbours
 - o Loss of one street parking space
 - o Possible impact on viability of adjacent mature trees due to excavation and changes to watertable
 - o Compliance with site development constraints generally
- **29 Balls Head Road:** This proposal also proposes demolition and redevelopment. However, it appears that the new frontage will be largely in

line with the existing. The Chair offered to canvas opinions from adjoining property holders in Balls Head Road and backing properties in Larkin Street.

- **1 Balls Head Rd:** Permission has been given to Property NSW to do the soil remediation works, prior to handing the site over to NSC.

6 New items

- **Corner of Balls Head Road and Wood Street:** It was reported that despite NSC removing one tree from the corner, that sightlines remain problematic and that further pruning is requested to improve safety.

8 Other Business

Nil

9 Correspondence

The Chair reported that there was no substantive correspondence apart from the minutes, and the already discussed replies from NSC thereto.

10 Date of next meeting October 5, 2021. It is expected that this meeting will also be held online.

The meeting closed at 9:00 pm.