

Report from Lorraine Wearne

Life as a former councillor is not so very different. I am a member of the Local Area Representation Committee, Chair of the Former Councillor Committee and the Administrator's representative on the Traffic Committee. So I am kept busy and in touch with council issues. I have also inspected a number of buildings, parks etc. that are now part of the City of Parramatta.

I spoke to many members of the community at the Boronia Park Fun Day and was delighted to see the reopening of Epping Pool at Dence Park. The pool, creative centre and surrounding park/bushland area are a wonderful asset and I would like to see a masterplan for the area to ensure that the community can maximise usage.

I have been advised that there is a surplus available for the Boronia Park work of about \$150,000 and suggestions for improvements are sought. Sculptures have been suggested. I am sure council will welcome your ideas.

It is important that community use is maximised, but it is not appropriate that adults cycle in the park. I am concerned that widening the paths would result in a race track for bikes and scooters, and be very dangerous for the families, young children and elderly people that are the major users of the park. It would be preferable to increase the amount of play equipment or carry out improvements to the sporting field.

I am still available and happy to discuss council issues with the community and to help in any way I can. Often it is just a case of knowing who or how to contact council. My contact details are: Ph: 9876 8060, Mobile: 0416 035 817 and email: lorrainewearne@yahoo.com.au

Report on Council workshops

Members of the Epping Civic Trust Executive were represented at two City of Parramatta Council workshops conducted with residents and stakeholders. These workshops were part of the Council's consultation process about the community's future and suburban identity to inform them of what types of projects should be prioritised for funding through the \$14 million Stronger Communities Fund.

Concerns raised included;

- Over development with little infrastructure to support it
- The need for urgent traffic management
- Maintenance of recreational space and tree preservation
- Importance of a Town Square and adequate parking
- Protection of heritage buildings

A large scale community workshop event scheduled for 5 November 2016 is to be the culmination of the consultation.



EPPING CIVIC TRUST

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Representing the community since 1971

Newsletter

November 2016

NEXT MEETING: TUESDAY, NOVEMBER 15, 2016
in the Church of Christ Hall, 31 Bridge Street, Epping at 7.30pm.

AGENDA: ORDINARY GENERAL MEETING

1. Guest speaker - Amanda Chadwick, Administrator, City of Parramatta Council
2. Property development update
3. General Business

Support your Civic Trust

Graham Lovell, President

We're almost at the end of another busy year for the Epping Civic Trust. With local council restructures and a surge in building developments in our neighbourhood, it certainly has been challenging for us. Our locality is undergoing significant changes in the built environment and in population. While we need to embrace change and plan for a successful future that meets the needs of residents, the Civic Trust maintains its role of preserving the natural beauty of the area and protecting against bad planning and exploitation by developers.

The Epping Civic Trust encourages a community spirit and creating a wonderful neighbourhood

we are all proud to live in. To assist us in continuing with our work, we need to increase our membership. This is vital for the ongoing success of the Epping Civic Trust. Please help us build our community by sharing our newsletter with your neighbours and local friends. Invite them to attend our November meeting and to join as members. The membership form can be found on our website, www.eppingtrust.org

I look forward to seeing you all at our next General Meeting on 15 November at 7.30pm when Amanda Chadwick, Administrator, City of Parramatta Council will provide an update on local planning and issues.



The ongoing unit development along Carlingford Rd and Cliff Rd, Epping.



Work on extending and resurfacing the basketball courts at Loftus Square Park in Epping has been completed. The upgrade has been greatly received by the regular park visitors.



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- **PRESIDENT** - Graham Lovell Phone: 9872 4950
- **VICE PRESIDENT** - Graham Medhurst Phone: 0434 356 361
- **TREASURER/ MEMBERSHIP** - Alan Swales, PO Box 2509, Carlingford Court 2118 Phone: 9869 1954

ORDINARY GENERAL MEETING DATES

- Tuesday, 15 November 2016.

ANNUAL GENERAL MEETING

- Tuesday, 21 February 2017.

Church of Christ Hall,
31 Bridge Street, Epping
at 7.30pm

Epping Aquatic and Leisure Centre

The City of Parramatta Council reopened the Aquatic Centre in Dence Park on 1 October, 2016. The centre, previously operated by Hornsby Shire Council, had been allowed to deteriorate and the new council had to undertake extensive works to the pool equipment and facilities before it could be reopened. Council spent \$200,000 on this work and it looks like they have done a really good job.

Council said in its latest newsletter, that it hopes the new facilities and programs will be enjoyed by residents of Epping and the broader community for many years to come. It is now up to residents to use the pool in increased numbers so that its continued maintenance and future is secured.



Boronia Park works program

The major upgrade to Boronia Park in Epping is almost completed. Locals can now enjoy connected walking paths with lighting throughout the park, an upgraded children's play area adjacent to the new amenities block and new landscaping.

A spring tree planting day was organised by the Boronia Park Committee in conjunction with Council and the current Park Masterplan. Twenty-four young Blue Gums were planted in the park on 15 October to reinstate the quickly diminishing Sydney Blue Gum High Forest in our local area.

Additional high fencing will soon be erected around the sports oval to better contain ball movements during football and cricket matches, as well as improve safety to the public. The fences will be painted black to minimise their visual impact.

We have been disappointed with the difficulty in getting Sydney Water to allow for an additional pedestrian bridge over the stormwater canal which would improve links between both sides of the park.



Tree planting day in Boronia Park



New amenities block in Boronia Park



The RSL sub-branch intends to erect a bronze life-size sculpture of an Australian WW1 digger (as pictured) in the cenotaph area in time for Anzac Day 2017. They are currently waiting for a government grant and a substantial contribution from the City of Parramatta Council to supplement their own fund-raising.

Development Applications Update

Twin tower development proposed by the Bruce Lyon Group for land between Becroft Road and Rawson Street, Epping.



This development proposal, revealed recently in the Northern District Times, is for two towers: one with 38 storeys and another with 43 storeys. The development has been on the sidelines for some time. It does not comply with the planning controls which specify towers to be a maximum of 22 storeys. The other intractable problem is how to manage the traffic that will be generated by this development. It is understood that the proposal will not be considered by Council until there is a traffic solution. The developer has a second proposal to develop the community land occupied by the council car park in Rawson Street. There is little detail available on this proposal and it does not merit comment at this stage.

Multi-tower development bound by 2-18 Epping Road; 2-4 Forest Grove; Forest Park and 725 Blaxland Road

Following the rejection of this proposal by Hornsby Shire Council in April 2016, the developer sought Department of Planning intervention to facilitate the approval of the project. The Department responded by seeking a review by the Sydney West Joint Regional Planning Panel (SWJRPP).

In September 2016, the SWJRPP recommended that the proposal had merit and should progress to determination, but subject to certain actions being taken.

The actions proposed were:

- City of Parramatta Council include the proposal in its traffic review and that this review informs the decision on the floor space ratio for the site;
- that the public benefits to be provided are clarified, together with the means by which they are to be provided;
- that the placement of open space on the site is integrated with Forest Park;
- that the height of buildings be limited to minimise the overshadowing of Forest Park;
- that the height of buildings is to be compatible with the height of buildings on the northern side of Epping Road and that no special retail development provisions are granted.

The Panel also endorsed an improved link to the town centre and the provision of detail on how this could be achieved.

It is understood that Council and the Department of Planning will now assess the proposal to determine whether it can proceed to the public exhibition stage. There is no indication on how long this could take. However, Council has said that its traffic review will not be available until June 2017 and this review is a critical component of the assessment process.

It is interesting to note how closely the SWJRPP's recommendations follow the Trust's submission on this development.



Greater Sydney Commission

The Greater Sydney Commission (GSC) was set up to undertake planning with a wider perspective than is possible at Local Government Council level. A primary role of the GSC is to consult with organisations and communities on social, environmental and economic matters relevant to the planning of the greater Sydney area. One of the outcomes will be to produce six district plans which will better coordinate State and Local Government planning. It is expected that draft district plans will be on public exhibition before the end of the year and allow for a generous feedback period (until March 2017).

Six new planning panels have also been established. These panels have replaced the Joint Regional Planning Panels (JRPP) which have been determining development applications lodged with councils that are in excess of \$20million. The new panel dealing with City of Parramatta Council will be called the West Central Planning Panel and the one dealing with Hornsby Council will be called the North Planning Panel. The planning panels will have similar operating procedures to their predecessors but the membership appears to have a broader and more appropriate skills base.

Trust efforts to meet with the District Commissioner of the West Central Planning Panel, Professor Edward Blakely have been unsuccessful. However, courtesy of the Lane Cove Bushland Conservation Society, we met with the District Commissioner, North Planning Panel, Dr Deborah Dearing and Environment Commissioner, Professor Rod Simpson early in August. The discussion with these commissioners provided some confidence that the GSC will consider social and environmental issues, as well as the economic benefits that have dominated past planning.



Chief Commissioner (GSC) Lucy Turnbull