



## Development Applications

A number of developments on the West side of Epping CBD are planned but there has been little publically-available information. One residential building on Bridge Street is currently under construction.

### 48 Beecroft Rd, Epping amended DA/61/2018/B

The Trust continues to advocate for increased commercial floor space in the CBD to deliver on the vision for Epping as a strategic centre and to ensure job opportunities for current and future residents. Interestingly, an amended DA has been submitted with additional commercial floor space, in an already approved 21-storey mixed-use development at 48-54 Beecroft Rd and 52-54 Rawson St, Epping. There is retail on the ground level, and the proposed commercial space on level 1 replaces communal open space which is instead proposed as roof-top communal space (children's playground, seating, grass, etc). The parking provisions are also modified. Since this site hosts the Epping Arcade, it provides an important public access connecting Rawson St and Beecroft Rd. We will examine the amended DA carefully.

### 263-273 Pennant Hills Rd and 18 Shirley St, Carlingford amended DA/53/2022

A major mixed-use, high-density residential development of seven 10-13 storey buildings comprising 620 residential units, 110-place child care centre and 17 retail shops was proposed by Meriton. The DA was refused by the Sydney City Planning Panel. An appeal has been lodged with the Land and Environment Court.



### 52 Essex Street, Epping DA/416/2022

An amended application for an 80-place childcare centre at 52 Essex St, in the Essex St Heritage Conservation Area, has been submitted to the Land and Environment Court. This DA was previously refused. It is opposed by many Trust members, on the basis of the large scale of the development, lack of tree replacement, and its modern design, which is incompatible with nearby buildings.

### Cycleway crossing on Victoria Street at Bridge Street.

A raised pedestrian crossing has been constructed across Victoria St to continue the Bridge St cycleway. However, as discussed in the November 2023 Trust meeting, nearby residents want to see a pedestrian crossing across Bridge St. In addition to a petition submitted to council last year by residents, the Trust has made a submission to the Council concerning the increased traffic on Bridge St and the desirability of an additional pedestrian crossing across Bridge St at Victoria St.

## COMMUNITY CAFE Darcy St. Project EPPING



### Darcy St Project café at Boronia Grove Function Centre

Darcy Street Project is a humanitarian project in the form of a café. Its main focus is to prepare hospitality students for work, by providing real work opportunities through coffee and hospitality workshops and employment and education pathways.

John Cafferatta is the Founder and CEO. John, the son of Argentinian immigrants, grew up in social housing, and saw first-hand the struggles his parents went through to raise their family. John started Darcy St Project from humble beginnings. With a small personal budget and a big dream, John started by roasting coffee in his garage. His goal was to "find a way to combine a passion for coffee, BBQ and hospitality to help young people find better opportunities for meaningful, ongoing employment". John is bridging the gap between TAFE and the hospitality industry through his cafes. He opened his first café in 2014 on Darcy St, Parramatta. Two more cafes opened in Parramatta but all three cafes were demolished to build the Parramatta Light Rail.

So how did Darcy Street Project arrive in Epping? Macquarie Community College pitched to Parramatta Council to be the proprietor of the café in the Council's Boronia Grove Function Centre in partnership with Darcy St Project, with the College's hospitality students gaining real experience. "Darcy St Project is a social enterprise offering hospitality training and free meals to people facing barriers to employment like food insecurity, mental health and social exclusion" a College representative said. "The Café enterprise brings vibrancy to the Town Centre and the Epping community. Together the College and the Café have a strong focus on community, training and social impact."

One reason John decided to open in Epping is that he believes it is a community-focused area. As in Macquarie Park, John would like to be able to feed those in Epping who are doing it tough. John aims for "zero waste" in his cafes. He is seeking useable food from supermarkets and green grocers for use in the cafes and is keen to make connections with businesses in the area to do this.

On busy weekends you often find John taking orders and making coffees. John wants people to enjoy some coffee and delicious food in a beautiful area, surrounded by trees and birdsong, overlooking Boronia Park. The café also caters private events.

The café is open 7 days a week from 8am - 2pm.

# Dence Park Aquatic Centre

## Upgraded Dence Park Aquatic Centre DA/764/2023



▲ Aerial view of the current Aquatic Centre and surrounds.  
▲ Current 50 metre pool and grandstand.

The Trust is delighted that the long-promised upgrade of the Dence Park Aquatic Centre is finally progressing. As the landowner and developer, the City of Parramatta Council has to seek approval for its Development Application from itself, and Council staff have done a thorough job, filing 30 separate documents that are available at the DA Tracker. Public submissions are due by 20 February: <https://onlineservices.cityofparramatta.nsw.gov.au/ePathway/Prod/Web/Custom/da-track.htm>

The pool is one of the gems of Epping. Going for a swim in the early morning and hearing whip birds, magpies and others calling from the nearby bushland is a wonderful experience! But it is a challenging project– located on a steep sloping site. The original pool was cut into the sandstone bedrock. The main 50 m swimming pool will be retained in this development, and a 20 m indoor training pool is proposed to the north of the 50 m pool. The existing grandstand building will be demolished and replaced by a building offering much improved access via lifts from the carpark. New pool filtration and pumping systems will be constructed. The change rooms will be of similar size to the existing change rooms, located at pool level. In the plans, 56 trees were considered within the scope of the development, with 11 trees recommended for removal. The submission includes a review of the site's heritage and an ecological map.



▲ Artist's impression of the 50 m pool with new access and facilities building in the background.



▲ Artist's impression of the indoor training pool.

## Clean Up Australia Day and Community Activities in Hazlewood Rose Park



1st Roselea scouts and Ray Park Heritage Group will combine with other community groups to hold a community day and Clean Up Australia from 9 am to 4 pm on Sunday 3 March. Hazlewood Rose Park is located at the corner of Avonlea Drive and Plympton Road, Carlingford. A range of family-focussed activities will be available.

Enquiries: Dorothy Doolan, rpheritage@netspace.net.au

## Boronia Park

The new Boronia Park sports pavilion appears to be completed but not yet opened. It includes change rooms and amenities, a meeting room, kiosk, public toilets and Council storage areas.

The building is accessible from Kent St, and from the sports field. This pavilion is a welcome, and much-needed, upgrade to the sports facilities at Boronia Park.



## Tree Subcommittee

The Trust remains frustrated by the continuing vandalism and destruction of street trees in Epping – residents are encouraged to contact Council for advice about street tree maintenance and to seek replacement planting from the Council.

## Renewing your Epping Civic Trust Membership

Membership renewal can be done online by following these simple steps. It is easier to use a computer or laptop rather than a mobile phone:

1) Log in on the website at <https://eppingcivictrust.org/iump-login/>

You have probably forgotten your password – so simply hit the 'Lost your Password' link – it will guide you through resetting your password. Your new password will be sent to your email address and may end up on the Junk or Spam folder – please check for it there.

2) Logged in Member Profile page – once logged in you will see a number of options regarding your membership. Under the Profile tab, you can update your password, your address, and how you would like to receive Trust information. Please make any changes here **before** renewing your membership.

3) Ready to renew? Go to the Subscriptions tab. This will show your previous transaction in 2023 – so you are now due to renew! Scroll down. Then select the appropriate category of

membership. This will take you to Paypal.

4) Payment. You can login to your Paypal account to finalise your payment. If you don't have Paypal, choose the 'Pay by credit card' option – this does not set up a Paypal account, but simply allows you to complete your payment via your card.

### Donations to the Trust

Donations are really important to the Trust and can now be made online as a separate transaction to your membership renewal. Follow these steps:

1) Log out of the site. (Yes, having paid your membership, you need to log out to donate.) Otherwise, the two transactions get mixed up in our accounting. So please pay your membership first on your Member profile page or under the Membership tab on the top bar of the main site (drop down option)

2) Then go to the Donations page: <https://eppingcivictrust.org/donate-page/> You can move the slider bar to the sum you wish to donate. Then select the Donate button to go to Paypal and complete the transaction as before.

### USEFUL CONTACTS

**Members who have concerns about issues in Epping are always free to contact the Trust through our email or website. However, if you have issues that you would prefer to discuss with our elected representatives, here is a list of their contact details:**

City of Parramatta Council,  
PO Box 32, Parramatta NSW 2124

There are now two Epping Ward Councillors.

Councillor Lorraine Wearne  
Phone: 0416 035 817  
[lwearne@cityofparramatta.nsw.gov.au](mailto:lwearne@cityofparramatta.nsw.gov.au)

Councillor Cameron Maclean  
Phone: 0422 141 415  
[cmaclean@cityofparramatta.nsw.gov.au](mailto:cmaclean@cityofparramatta.nsw.gov.au)

Hornsby Shire Council,  
PO Box 37 Hornsby NSW 1630

Councillor Emma Heyde  
Phone: 0403 589 722  
[eheyde@hornsby.nsw.gov.au](mailto:eheyde@hornsby.nsw.gov.au)

Councillor Verity Greenwood  
Phone: 0402 444 456  
[vgreenwood@hornsby.nsw.gov.au](mailto:vgreenwood@hornsby.nsw.gov.au)

Councillor Sreeni Pillamarri  
Phone: 0499 116 664  
[spillamarri@hornsby.nsw.gov.au](mailto:spillamarri@hornsby.nsw.gov.au)

### FEDERAL PARLIAMENT OF AUSTRALIA

Member for Bennelong, Jerome Laxale  
32 Beecroft Road, Epping 2121  
Phone: 02 9869 4288 Email: [jerome.laxale.mp@aph.gov.au](mailto:jerome.laxale.mp@aph.gov.au)

### PARLIAMENT OF NEW SOUTH WALES

Member for Epping, Dominic Perrottet  
Suite 303, level 3, 51 Rawson Street, Epping 2121  
Phone: 02 9877 0266 Email: [epping@parliament.nsw.gov.au](mailto:epping@parliament.nsw.gov.au)

## EPHING CIVIC TRUST

[www.eppingcivictrust.org](http://www.eppingcivictrust.org)



**PRESIDENT: Judith Dawes**  
**TREASURER: Leo Hart**  
**SECRETARY: Dave Black**  
P.O. BOX 271, Epping 1710

### Proposed meeting dates for 2024

Tuesdays 7.30 pm

**20 February (Annual General Meeting);**

**21 May; 20 August; 19 November**

**Church of Christ Hall, 31 Bridge St, Epping**