

RED HEAD VILLAGES ASSOCIATION (Inc)



North Bendalong, Bendalong, Berringer, Cunjurong, Manyana

Email: mras90@hotmail.com

Tel: 02 44565191
PO Box 2015
Bendalong NSW 2539

ANNUAL GENERAL MEETING

Meeting Date : Saturday 9th January 2010

Meeting opened at Yalunga Hall, Manyana at 3.00 pm

Attendance: 69 members registered: 112 residents attended.

Apologies: Colin Gladman, Gary Barton, Ian and Carolyn Barrett, John and Christine Bryant, David Cooke, Jeff Deal, Sandra McKenzie, Lee Roland, Amanda Finlay, Robert Miller

Previous Minutes: Minutes of Annual General Meeting held 10.1.09 tabled and accepted.

Accepted : Lisa Turner

Seconded: Patrick Troy

Carried

Business Arising :

- Defibrillator- Problems with establishing a communication network and liability. Mollymook Surf Club has accepted donation of defibrillator.
- Manyana Alliance and Bendalong & Districts Environment Association have been de-incorporated.

Secretary's Report : Tabled

* Submissions on Council Draft Policies:

Code of Conduct

Code of Meeting Practice

Payment of Expenses and Provision of Facilities for Councillors

Review of Guidelines for Community Consultative Bodies

Draft Management Plan

* Submissions concerning Development Applications

Hall

Kylor

Malbec

Vacenta

* Letters to Council concerning Works Priorities , Maintenance of Utilities and CCB matters.

* Milton Ulladulla Rotary Club re termination of the Defibrillator Project.

Proposed : Carol Bloomfield

Seconded: Wendy Lambert

Carried

Treasurers' Report: read and tabled. Balance as at 31.12.09 was \$8 631.05

Proposed : Sharon Mawson

Seconded: Helen Scanlon

Carried

President's Report: see attachment

ELECTION OF NEW OFFICERS

Simon Barton acted as the Returning Officer and the following election of office bearers resulted:

POSITION	NOMINATION	PROPOSER	SECONDER
PRESIDENT	PETER HUDSON	Carol Bloomfield	Lee Roland
SECRETARY	MARGARET RASMUSSEN	Peter Hudson	Gary Barton
TREASURER	MATT SHARROCK	Peter Hudson	Patti Bartlett
PUBLIC OFFICER	GEOFF BLOOMFIELD	Sharon Mawson	Carolyn Barrett
COMMUNICATIONS COORDINATOR	GARY BARTON	Wendy Lambert	Lisa Turner
PLANNING & DEVELOPMENT COORDINATOR	IAN BARRETT	Colin Gladman	Geoff Bloomfield
ENVIRONMENTAL COORDINATOR	JENNIFER WHITMARSH	Les Griffiths	Peter Hudson
SOCIAL & COMMUNITY COORDINATOR	LISA TURNER	Ian Barrett	Margaret Rasmussen
INFRASTRUCTURE COORDINATOR	JOHN BRYANT	Gary Barton	Lisa Turner

The President thanked Simon Barton for the role of Returning Officer

There were no general business items submitted but a general meeting followed in which some matters were raised:

- **Kylor/Sweeney Commercial centre**
- **Infrastructure issues; proposed bicycle/walking track**

Meeting Closed: 3.50pm

**PRESIDENTS REPORT
AGM
2010**

Introduction.

On reviewing last year's President report I was forced to reflect that developers don't play by the rules and if there is a means to avoid abiding by the "umpire's decision" then they will do so.

On a personal perspective I believe that every subdivision and major development application we have in front of us today reeks of mediocrity and greed, the credo being "how much money can I make out of this" as opposed to "how can I build something that enhances the true character of this small village settlement but still provides for some modest financial return. I find each and all of the current proposals repugnant. However a brief overview is required to bring you up to the present moment in respect to all developments.

Vacenta.

Here we have a developer that has at least shown some compassion for the environment albeit being forced to do so by recognizing that their property contained a sizable slice of EEC- swamp sclerophyll forest. Vacenta has reduced its lot numbers from 72 to 56 with a decrease in most cases of actual lot size as well. At our last meeting with the consultants in November we would have expected to see the DoP approve the proposal before Christmas but this has not eventuated. There was some disagreement between Departmental Officers and the consultants as to the actual EEC boundary and this may be the reason that there has been no final determination made.

Hall – Nth Bendalong

I reported last year that following an unsuccessful attempt by the developer to have a waiver in master plan that a subdivision plan was finally approved by Council for 8 lots. The Association thought that the outcome was a good one for the developer and the immediate community and it was aligned to the Sensitive Urban Lands Panel recommendations.

Not to be!

Within the last 3 months the developer has lodged 3 separate subdivision applications one of which is a Section 96 amendment to the approved 8 lot development.

The new plans entail a 21 lot subdivision for which Mr Hall again sought a waiver of master plan; Round 2 and once again DoP refused the request.

Mr Hall has now lodged another application, still with 21 lots but very much reduced in area and which is slightly modified in terms of road access. And now for the third time he has sought a waiver of master plan.

The community has until 27th January to lodge objections to this latest application.

This is a very important test case for DoP since it is their own Panel which made the recommendations to the then Minister for Planning-Frank Sartor_who subsequently directed Council to enshrine the Panel recommendations into the new LEP. If DoP is tempted to approve this latest application it will set a very ugly precedent for all the other 'sensitive areas' reviewed by the Panel and put into real question their safeguard especially for Shoalhaven which is yet to finalise its LEP.

The Association will be making direct representation to DoP on this matter.

Malbec –Berringer Road

182 lots approved with no further details about when and if stage 1 of this proposal will begin.

It is our understanding that whatever purchase arrangements were made that the original owners remain as the listed rate payers for this land.

Malbec – Inyadda Drive

Malbec took SCC to the L&EC in November this year over the refusal to approve the 75 lot permanent (manufactured home estate) plan. The Association did appear before the Commissioner on the second day to the hearing focussing on why the short term holiday park was not an acceptable approach - the Commissioner gave the distinct impression that this may be a suitable way out!

Exacerbating the hearing was the new knowledge that a commercial (shopping centre) was proposed for the Kylor land. The timing of this notification could not have been worse. However, eventually the SCC legal team was able to dissuade the Commissioner that this proposed shopping development was not within the parameters of this hearing. Nonetheless it has set in the mind of the Commissioner that the much vaunted 'lack of facilities' is no longer a justifiable claim

We could expect an outcome from the L&EC sometime within the next 5 months

Kylor

Yes just when you thought it was safe to come out and play again .Mr Paino has submitted a new subdivision application; essentially he wants Council to approve the 10000m² of "village commercial" (shops) into a separate lot.

This application, were it to be successful, would enable him to sell it without affecting his remaining 2 lots part of which are zoned for urban development.

The Association argued against the subdivision proposal on the grounds that there was a spot rezoning completed for Kylor in 1982 converting rural land to the various zonings which exist today and which incorporates the commercial zoning - it was in fact a 'complete package'

SCC is still awaiting a vegetation report before any decision is made in this respect.

Kylor/Sweeney

In essence the plan entails 10 shops, a supermarket (IGA), parking for 105 cars in Stage 1. Stage 2 envisages an additional 3 professional suites being constructed at a later date.

I will say no more on this DA as I have asked Mr Sweeney to present his plans to you in the general business section following the AGM; he has agreed to do so and I will let him explain the plan and answer your questions later.

It is our understanding that his proposition would not proceed should Council refuse the subdivision application mentioned earlier.

SLEP 2010

The new draft SLEP has finally made it through a most difficult birthing procedure and DoP approved the release of the draft for community input in late December 2009. some 12 months later than expected.

We anticipate that Council will launch its (hopefully) 3 month review period commencing in February. Your Association will make this their primary focus for 2010 as it intends to detail not only the comparative zonings but ensure that heights of building floor/space ratios, setbacks and the like are also addressed in the new LEP. The impact of global warming and what it may do to available infrastructure(roads/ boat ramps, parking areas and cliff faces) will also be addressed by the Association.

It is imperative that we get this right as the LEP will be the blueprint for at least the next 20 years.

Any among you who have specialist knowledge in various fields of planning, environment or other associated endeavours are requested to see me after this meeting so that we can tap into your knowledge and have you assist us in ensuring that we have submitted a complete, comprehensive and detailed analysis that reflects the needs of the area now and into the future.

CCB Requirements

CCB Guidelines require a minimum of 4 meetings per year. I believe that having a meeting just for the sake of a schedule has little value for the general community. The RHVA has successfully lobbied Council to accept its Executive Meetings as a means of meeting this criterion.

However, these Executive Meetings need to be held at a regular time, interval and place to which any member of the community is invited to attend. As such the Executive Meetings have been scheduled for:

Tuesday 2nd March – 5.30pm
Tuesday 4th May – 5.30pm
Tuesday 6th July – 5.30pm
Tuesday 7th September – 5.30pm
Tuesday 2nd November – 5.30pm

These dates/time will be listed on our website and provide advice of any change to such meetings.

Personal Note

Finally and on a personal note I was hoping, after 15 years at this, to step down this year as your President I did state at the inaugural meeting of the RHVA that I would serve for 2 years. I should also point out that the Council's Guidelines for CCBs states that:

"It is recommended that a person hold the office of Chairperson for no more than two consecutive years".

The Retuning Officer will be calling for nominations for all positions shortly but I have in this instance put forward my name as president; I do so in knowledge that the LEP must be completed and that there are several ongoing issues where 'institutional knowledge' is vital if we are to curb the avarice hopes of some. I would be more than happy to step down and fulfil my perceived obligations as say, the "Environmental Coordinator".

It would be remiss of me not to thank the Executive team on your behalf. They have provided outstanding support to me throughout the year; each and every one of them has shouldered his/ her responsibilities. It is heartening indeed to know that most of the team has agreed to re-election pending other nominations to be made shortly.

My thanks then to Margaret Rasmussen, Sharon Mawson, Geoff Bloomfield, Gary Barton and the 4 coordinators- Wendy Lambert, Lisa Turner, Ian Barrett and John Bryant.

Thankyou

GENERAL MEETING

Meeting opened at 4.00 pm

General Business:

- Kylor/Sweeney Development: Peter Sweeney outlined plans for a commercial development on Kylor land comprising two stages, the first being a supermarket and 10 shops. He then took questions and comments from the floor.
- Question from the floor re bike path petition proposing construction of a bike path linking Bendalong and Manyana using the electricity corridor. The petition sought community support for the plan before lobbying council offering financial and labour support. The bike path would not adjoin proposed Malbec/Inyadda Dr development (see Infrastructure Report)
- Question from the floor re Hall Development Round 3 proposal asking whether consideration had been given to the narrowness of blocks and roads and connection to sewerage scheme when lodging objections. Peter answered that these points had been included as could be seen on the Association's website. Council Reference SF10125.
- Question from the floor re Conjola Regional Sewerage System on its ability to cope with all the current proposed developments. Peter answered that the system is not large enough to cope with all proposed developments.

Meeting Closed: 4.50 pm

RED HEAD VILLAGES ASSOCIATION (Inc)



North Bendalong, Bendalong, Berringer, Cunjurong, Manyana

Infrastructure Report 2010

After the 2009 AGM a list of maintenance work, which the Association had put together, with help from others, was sent to Council by John Bryant the Infrastructure Co-ordinator.

Following on from that letter and many phone calls some of the listed items were attended to.

Some of the more noticeable work was the piped culvert and associated drainage installed at Flat Rock/Monument Beach car park.

The improvements made to the parking area adjacent to the Bendalong Caravan Park entrance.

The new electric BBQ at the shelter shed on Washerwoman's Beach.

Rumour has it that there is going to be a BBQ installed in the area near the old wharf. The association will push for a replacement of the badly deteriorated BBQ at the boat ramp at Bendalong

A lot of the other items were as a result of the Sewerage scheme and have been passed on to Shoalhaven Water. Some of the raised manholes in Curvers Drive have been attended to but the manholes jutting out into Sunset Strip have so far received no attention.

Some of the outstanding issues to be followed up this year are as follows

The sealing of the boat wash down bay in Inyadda Drive. The Council representative that was spoken to maintains that this area was bitumened prior to the sewer work. None of the long term locals seem to remember it ever being sealed. Shoalhaven Water has wiped its hands of it so it's back to Council we go.

A request was made for no camping signs to be installed between the 2 boat ramps at Bendalong. We were informed that the signs were ordered but have yet to appear.

A request to have an additional waste bin provided closer to the toilet block / boat ramp at Cunjurong Point was dismissed as only encouraging illegal dumping. John has now requested that one of the existing bins be relocated. Quoting from Johns letter to Council "Having cleaned up this area as part of the Clean up Australia Day I know first hand the extent of rubbish hidden when people are too lazy to walk to the bin."

Manyana Beach CPR sign. Informed that these were being made but yet to appear. During discussions with Council it was suggested that the new sign be put at the bottom of the steps. Council's reply was that they could not as somebody might run into it. Low and behold where did they put the sign at the steps from the toilet block at Cunjurong Point?

Manyana Beach access steps adjacent to the lookout. These were reported to Council's Mr Massie but as yet nothing has been done. Given the current condition of the steps this will be pursued this year.

The steps down to Dee Beach were unfortunately damaged beyond repair by fire just before Christmas. I'm sure Council will be replacing them in the near future. If not we will be harassing them to do so.

Various drainage (or lack of) problems have been sent to Council. One of our more noticeable failures was to convince Council that water cannot run up hill to the drain at the corner of Sunset Strip and Manyana Drive. Some work was carried out at the Hall car park entrance. There still needs to be more work done to remediate the lake, which forms after heavy rain.

The track between Poplar and Willow Streets Bendalong. This access track to Washerwomans Beach has been unusable for some time due to work on the old road, now a walking track.

A request has been made to Council to improve this access track.

The parking area at the end of Cunjurong Point road near the walkway through to the Lake entrance verge washed out / broken away.

Sunset Strip outside No. 261. This drain is very exposed. Some of the concrete has broken away. A small wallaby was trapped and had to be rescued. There is concern that a small child could end up in the same

predicament. John contacted a lady in Council, who said she would put it on the MERIT system. What ever that means.

3/

Two other items are additional parking at Washerwoman's Beach. The request was for Council to consider spreading road base on the area between the road and the existing area parking. This was utilising the area cleared for the sewer construction. This would hopefully reduce the necessity of parking on the road.

Bendalong boat ramp. A suggestion has been made that Council move the row of wood posts near the toilet block back up the hill about 10 metres to provide additional parking. This idea has not yet been put to Council.

