



## Planning and Heritage Advisory Committee

23 October 2023

Ashfield Service Centre, Ashfield and via Teams

### Minutes

Meeting commenced at 6:11pm and concluded 7:35pm

#### 1. Present

Community members	Staff	Councillors
Louise Steer	Jennifer Gavin – Team Leader, Specialist Planning Team	Jessica D'Arienzo
Darren Livings	Nigel Riley – Senior Strategic Planner	
Alex Atwood	Denise Bengler – Acting Senior Manager, Strategic Planning	
Elise Frost	Olive Diaz – Strategic Planner	
Heather Davie	Jyn Kim – Strategic Planner (online)	
Corey Allen		
Stephen Powter		
Cath Snelgrove		
Rod Aanensen		
Dennis McCarthy (online)		
Rian Fergusson		
Susan Jackson-Stepowski		

#### 2. Chairperson: Louise Steer



**3. Acknowledgment of Country**  
Rian Ferguson

**4. Apologies:**  
Rebecca Jones  
Arni Nadkarni

**5. Disclosure of interest:**  
Nil

**6. Quorum:**  
A quorum was achieved

**7. Endorse previous meeting minutes:**  
Minutes for the 28 August meeting were endorsed. No actions were outstanding.

### Discussion items

Agenda Item	Discussion Summary	Proposed action (if required)	Action owner	Date for action to be finalised
4.	<p><b>Update on Council's 10 October resolution: Local Democracy Group Progress Report</b></p> <p>Convenors provided update on Council's Local Democracy Group Progress Report at 10 October 2023 Council meeting, which included follow-up discussion and recommendations on the 20 June 2023 resolution on the Committee. Council resolved to endorse current composition.</p> <ul style="list-style-type: none"> <li>No further discussion arising from this update</li> </ul>	<p><b>Action:</b> Confirm details regarding date for LDG Survey.</p> <p><b>Outcome:</b> Survey opened on Friday 27 October and closes on Sunday 26 November.</p>	Convenors	Complete
5.	<p><b>Update on Draft Blue Green Grid Strategy and discussion on urban tree canopy actions/initiatives</b></p> <ul style="list-style-type: none"> <li>Project staff provided update on draft Strategy and next steps, including Implementation Plan</li> </ul> <p>Discussion included:</p> <ul style="list-style-type: none"> <li>Officers stated proposed priorities will be determined by community feedback and matters / projects currently in pipeline.</li> <li>Queried whether priorities considered NSW Government action for all dwellings to be within 400m of public open space. Officers clarified that grid definition and future actions considered this, but not proposed priorities.</li> <li>Queried reception of project so far. Officers clarified that it has received overwhelmingly positive feedback.</li> <li>Queried whether benefits analysis undertaken. Officers responded that grids were rated based on links function, Council priorities, community interest and GIS data.</li> </ul>	<p><b>Action:</b> Presentation slides to be circulated with final minutes</p> <p><b>Action:</b> Queries and comments raised to be considered by Strategy project staff</p> <p><b>Action:</b> Significant Tree Register – Susan to consider presenting the community led Haberfield Significant Tree Register</p>	<p>Convenors</p> <p>Council officers</p> <p>Susan Jackson-Stepowski</p>	<p>At circulation of final minutes</p> <p>Ongoing</p> <p>Future meeting</p>

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	<ul style="list-style-type: none"> <li>Queried whether Bushcare sites are included. Officers responded that sites are not specifically targeted, but inferred through grid definition and actions that these sites are to be preserved and enhanced.</li> <li>Queried focus on public land and any consideration of natural assets on private land. Clarified that Strategy focuses on public land which is in Council's control.</li> <li>Concern raised over lack of protection for vegetation on private land, including DCP controls conflicting with objectives of Strategy. Noted, officers clarified that Tree DCP was recently adopted and introduces updated controls for vegetation management on private land.</li> <li>Queried whether potential to expand to include private land by incentivising owners to participate? Officers clarified that Implementation Plan is being developed, contents cannot be specified at present, but will broadly consider LEP &amp; DCP controls for vegetation/biodiversity.</li> <li>Queried why Strategy includes live performance opportunities, argued there should be priority on natural elements. Officers responded that environmental and biodiversity are priorities, but must consider broad spectrum of open space functions, including social and creative. Helps support awareness of creative sectors and generate appreciation of places within grid.</li> <li>Queried consideration of mobility access improvements. Currently equal access issues in some open space.</li> </ul>	<p><b>Action:</b> Urban Tree Canopy Data – Once DPE data released, table a comparative study of change in urban canopy of a larger scale development site.</p> <p><b>Action:</b> Greenway contact – Greenway Engagement Officer Magda Jansen, GreenWay Engagement Officer 02 9392 5425 (Tue-Wed) <a href="mailto:magda.jansen@innerwest.nsw.gov.au">magda.jansen@innerwest.nsw.gov.au</a></p>	<p>Convenors</p> <p>Convenors</p>	<p>Future meeting</p> <p>Complete</p>

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	<p>Officers confirmed this is consideration, have consulted with Access Advisory Committee. Noted that Strategy is high-level, does not include detailed interventions.</p> <ul style="list-style-type: none"> <li>Concerned that Strategy infers substantial public open space, but much of this is small, unevenly distributed or poorly located (e.g. under flight path). Officers clarified that Strategy seeks to improve links between open space, sets aspirational way forward.</li> <li>Queried how Strategy addresses broader water-related matters, e.g. catchment level, water sensitive urban design, urban tree canopy (greening/blueing measures). Concern over lack of detail generally across document in implementing changes. Officers responded that draft Implementation Plan will provide details on next steps, including LEP/DCP interrelationship, to be rolled out</li> <li>Queried how Strategy will be used once implemented. Officers responded that it will form Council’s adopted strategic position, on which detailed decision-making can be based.</li> <li>Queried whether any conflict between Strategy and housing delivery/other Council projects. Officers clarified focus is on public land, no conflict with other initiatives.</li> <li>Argument made that denser development can help provide more substantive landscaping than low-density housing. Needs to be balanced with other resident</li> </ul>			

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	<p>needs however, often competition between green landscaping and paved communal areas.</p> <ul style="list-style-type: none"> <li>• Concern raised that mapping is only oblique, not overlaid over range of layers to help public gain better appreciation of grid.</li> <li>• Concern raised that Strategy should more clearly outline tree canopy needs.</li> <li>• Concern raised over scheduled vegetation clearing on public land (e.g. pruning around overhead wires), can restrict variety of tree species planted, biasing smaller/more easily maintained species.</li> <li>• Concept of borrowed landscapes was discussed.</li> <li>• Haberfield residents are compiling separate significant tree register. Queried whether can be integrated into other resources. Convenors will inquire with Council's Urban Forest team about future opportunities.</li> <li>• Query about Greenway changes at Cadigal Reserve, under railway line. Convenors to circulate Greenway contact for any inquiries.</li> </ul>			
6.	<p><b>PCQ discussion topic:</b>  <b>What are the housing needs of residents and how can the local planning framework better address these?</b></p> <p>Committee determined to defer detailed discussion to future meeting (indicatively first meeting of 2024). Ideas to prepare for this future item were discussed:</p>	<p><b>Action:</b> Prepare material to support discussion.</p> <p><b>Action:</b> Convenors checked for a recording of presentation but could not find any</p>	<p>Convenors</p> <p>Convenors</p>	<p>26 February 2024 meeting</p> <p>Complete</p>

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	<ul style="list-style-type: none"> <li>Gather relevant statistics – ABS – link to be circulated by Chair</li> <li>Need to ensure topic is considered in context of what is Council’s responsibility and what it can implement</li> <li>Feasibility – role of private enterprise in delivery of housing</li> </ul> <p>General discussion:</p> <ul style="list-style-type: none"> <li>Raised interesting presentation at Festival of Contested of Urbanism: From social housing to the missing middle: how do we unlock affordable supply in NSW?</li> <li>Queried whether there was a recent Council Report about vacant houses?</li> </ul>	<p><b>Action:</b> Verify Council report regarding vacant dwellings</p> <p><b>Outcome:</b> Clarified that a Notice of Motion was put forward by Cr Stamolis on unoccupied dwellings at the 20 June 2023 Council meeting (motion lost).</p>	Convenors	Complete
7.	<p><b>Strategic Planning Projects update</b></p> <p>Convenors provided an update on recent and upcoming consultations for Council’s Strategic Planning Projects:</p> <p>Parramatta Road Corridor (Stage 1) Planning Proposal:</p> <ul style="list-style-type: none"> <li>Proposal to amend controls in 3 precincts along Parramatta Road Corridor, implementing NSW Government’s <i>Parramatta Road Corridor Urban Transformation Strategy</i></li> <li>Exhibition begins late November, includes community meetings and drop-in sessions for each precinct.</li> </ul>	<p><b>Action:</b> Convenors to distribute Parramatta Road Corridor information paper by email with minutes. Project team to be invited to present and facilitate discussion on 27 November 2023 meeting</p>	Convenors	At circulation of final minutes

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	<ul style="list-style-type: none"> <li>Copies of an information paper on the project were tabled for Committee reference. This paper will be circulated following the meeting.</li> </ul> <p>Public Domain Masterplan consultations</p> <ul style="list-style-type: none"> <li>Stage 2 of preparation of draft masterplans for Newtown &amp; Enmore, Dulwich Hill Village and Marrickville Town Centre</li> <li>Consultation underway until 26 November, seeking feedback on community values and options for inclusion in masterplans</li> <li>Other Public Domain Projects: 'Main Streets Program' – includes consultations on draft Concept Plans for Hancock Lane Rozelle and London and Simmons Streets Enmore – underway until 20 November</li> </ul> <p>InnerWest@40</p> <ul style="list-style-type: none"> <li>Study currently on exhibition – proposing 40 km/hr speed limits on local roads, plus other initiatives. Ends 8 November</li> </ul> <p>Draft Iron Cove Creek Masterplan</p> <ul style="list-style-type: none"> <li>Exploring walking and cycling connections between Ashfield and Bay Run</li> </ul>			



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	<ul style="list-style-type: none"> <li>• Consultation begins week of 23 October, ends 8 December. Including on-site community session at Bell Reserve Croydon on 5 November</li> </ul> <p>Tech Central Camperdown</p> <ul style="list-style-type: none"> <li>• Early consultation now closed. Outcomes can be viewed on project website.</li> <li>• Council will now begin work on draft masterplan</li> </ul> <p>Macarthur Parade Planning Proposal</p> <ul style="list-style-type: none"> <li>• Formal public exhibition now closed on proposal to heritage list properties on Macarthur Parade</li> <li>• Council reviewing submissions for report to Council in December</li> </ul> <p>Draft Haberfield Development Control Plan changes</p> <ul style="list-style-type: none"> <li>• Site-specific updates to be considered at 21 November 2023. Responding to a subdivision DA approval on military land</li> </ul> <p>Potential Special Entertainment Precinct (SEPs)</p> <ul style="list-style-type: none"> <li>• Future SEPs to be investigated in Marrickville, Leichhardt, Rozelle, Balmain and Dulwich Hill</li> <li>• Trials of SEPs will occur over Summer, with consultation to follow next year.</li> </ul>			

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	Draft Planning Proposal: Residential Heritage <ul style="list-style-type: none"> <li>Currently at post-early engagement review stage.</li> <li>Date for consideration at Council meeting TBD</li> </ul>			
8.	<b>AOB</b> Future meeting schedule <ul style="list-style-type: none"> <li>Committee agreed to hold additional meeting scheduled for 27 November 2023 – focusing on Parramatta Road Corridor – Stage 1</li> <li>Meetings to then be held on last Monday of every second month of 2024, up until end of Committee’s term in September 2024               <ul style="list-style-type: none"> <li>26 February 2024</li> <li>22 April 2024</li> <li>24 June 2024</li> <li>26 August 2024</li> </ul> </li> </ul>	<b>Action:</b> Additional meeting to be scheduled for 27 November 2023	Convenors	Confirmation at circulation of final minutes  Meeting invitation and agenda to be sent by at least 20 November 2023

### Distribution of minutes and actions

Minutes were distributed to members, uploaded to the website and emailed to Councillors via the Governance Team on 1 November.

### Next Meeting

Monday 27 November 2023

### Attachments to Minutes:

- Presentation slides
- Parramatta Road Corridor Stage 1 – Information Paper – also distributed in hard copy at the meeting