



## **BAY PRECINCT GM MINUTES**

**Minutes of the meeting held on 15 May 2025  
At Northbridge Golf Club commencing at 6.30pm**

<b>Attendees:</b>	<i>30 people as per attendance sheet</i>
<b>Chair:</b>	<i>HM - Welcome to Country</i>
<b>Minute Taker:</b>	<i>JB</i>
<b>Apologies:</b>	<i>The Hon. TJ, Member for Willoughby, AC, JM, AA, OB, JC, NC, TR</i>
<b>Adoption of Minutes:</b>	Minutes of the GM held on 7 August 2024 adopted.
<b>Guest Speaker: TC, CEO North Sydney Council:</b>	<p><i>Slide Show Presentation :</i>  <a href="https://docs.google.com/presentation/d/1LhWbYQglX6Tg7EBPMvamPVIbwAnQP8ej/edit?pli=1&amp;slide=id.p1#slide=id.p1">https://docs.google.com/presentation/d/1LhWbYQglX6Tg7EBPMvamPVIbwAnQP8ej/edit?pli=1&amp;slide=id.p1#slide=id.p1</a></p> <p><i>Additional comments and Q&amp;A</i></p> <ul style="list-style-type: none"> <li>● <i>The level of repair of council owned buildings is not up to standard.</i></li> <li>● <i>Council chambers leaks, library floods, Nth Syd Oval needs maintenance as do bus shelters, paving.</i></li> <li>● <i>Budget is \$169m for 170 services.</i></li> <li>● <i>Priorities are allocated through the Integrated Planning &amp; Reporting Framework.</i></li> <li>● <i>The Community Strategic Plan looks 10 years ahead.</i></li> <li>● <i>need to understand priorities and they need to be funded.</i></li> <li>● <i>Each new council must select its delivery program and it is informed by the Community Strategic Plan.</i></li> <li>● <i>Operational Plan is what we are doing this year.</i></li> <li>● <i>Why we need a new Strategic Plan. Can I follow the plan? No. Review of strategies and programs was needed. Strategies pulled together and priorities decided for the 4 year delivery program. Engagement Strategy on exhibition at the moment.</i></li> <li>● <i>Increasing population and higher density. Target of 5,900 dwellings over 5 years.</i></li> <li>● <i>50% of residents are renters and we have an aging population.</i></li> <li>● <i>We need to better utilise our spaces. Parks under stress partly because of use by schools.</i></li> <li>● <i>A lot of construction in CBD. Aiming to revitalise night entertainment and restaurants.</i></li> <li>● <i>If we don't get governance right we will make wrong decisions.</i></li> <li>● <i>Many assets are nearing end of useful life - pool, library, halls, bus shelters. need to maintain what we have and plan replacements.</i></li> <li>● <i>\$2.1 b in assets. 27% current expenditure. \$1.57 b of assets is infrastructure. Needs \$560m to bring up to good standard. satisfactory standard \$146m.</i></li> <li>● <i>Pool is 23% over 10 years of SRV requirement but urgent.</i></li> </ul>

- Aiming for balanced decision making rather than primarily focussed on financial management.
- SRV 87% over two years. 77% of residents on minimum rate. decision tomorrow.

Audience Questions. Answers provide by TC and ZB

- GJ: How many people used the pool? (before closure).  
TC: I don't know but hopefully more after renovation
- AS: Is council looking at getting rid of golf course and converting it to parkland?  
TC: It is an action item. Will review its use.
- JB: The 1.8 hectare construction zone/ bus layover should be returned to council. Is council currently negotiating for its return and remediation with TFNSW?  
ZB: Yes council is negotiating. Pursuing it aggressively.
- AC: Is anything being done to improve access through the golf course/Cammeray Park for residents. Club claiming a risk and safety issue.  
ZB: That's an issue for golf club to manage.
- How can we influence the scheduling of sports at Tunks Park for the smooth movement of people and traffic?  
TC: We can look at it.
- LR: Pedestrian access to Tunks Park difficult . A walkway through bush from bridge would be useful.  
TC: Council can review. The cost would be \$46K to \$56K and depends on finances.
- AS: We need to increase access to Tunks Park from Miller St to encourage more people to use public transport.  
TC: This would be subject to environmental impact assessment and funding.
- A: Nth Sydney only has one boat ramp and not up to standard - slippery, doesn't continue into water, needs dredging.  
TC: Important to inform council of issues. ramp may not be part of renewal program.  
ZB: Dredging TFNSW responsibility - I can write. Opportunity to apply for state government grant for upgrade a possibility.
- KF: Nth Sydney Council does not collect e-waste but still collected by contractors. Raised this issue 12 months ago. E-waste is sorted from council cleanup at a facility in the inner-west. We also manage e-waste through the Artarmon recycling centre. There have been a series of council reports on e-waste.
- NO: Council very generous with fortnightly bulk waste cleanup. we should be able to cut down on this collection.  
TC: We will look at this issue again at some point.
- M: How is 77% of ratepayers paying the minimum rate sustainable?  
ZB: It is not. There is an application to increase the minimum rate. It is inequitable. population rapidly growing. minimum rate payers being subsidised. Build to rent only pay 1 rate - lobbying state government to change.

	<ul style="list-style-type: none"> <li>SW: What is the state of the tree replacement program ZB; TFNSW are wrestling with how they are going to find sufficient space. Council engaging but they are at a loss as to how to proceed. TC: Tree corridors are a possibility.</li> <li>SS: Why was it necessary to develop a new Community Strategic Plan? Wasn't this reinventing the wheel? TC: The current plan was outdated by links to non-current strategies. ZB: New council had a statutory obligation. Old one was outdated and didn't reflect COVID. New one will be robust and reflect the needs of the community and was not costly. SS: Shouldn't Universities and private schools in the LGA be asked to contribute financially? ZB: I wrote to every private school and the Catholic Uni - they occupy 10% of the space in the LGA. They think a donation would be a breach of the legislation. Some schools want to work with local government in making facilities available sometimes. Meeting with Ron Hoeing seeking a change to the act.</li> </ul>
<b>Close of Meeting</b>	Meeting closed at 8.10pm

Hugh Morrow \_\_\_\_\_  
Signed by the Chairperson

15 June 2025 \_\_\_\_\_  
Date