



THE GLEBE SOCIETY BULLETIN

PO BOX 100, GLEBE NSW 2037 AUSTRALIA

Print Post Approved - No: 234093/000 10

No 3 of 1996

April

How The Glebe Society Works

The Glebe Society is a diverse organization that is involved in a wide range of activities in our community. From some of the queries coming in recently, however, it is not always apparent how the Society actually works, what the management committee does and how it communicates with its members. It seems timely, then, that we try and set out how the Society actually goes about its business.

Firstly, we are an incorporated body and therefore we are bound by a set of rules. One way this affects new members, particularly, is that there can be a delay in processing their applications. Under our constitution, new members have to be recorded in the minutes of our monthly meeting before they are officially accepted. This means that there is a delay of a few weeks sometimes before they hear from us about their membership. At least, that's our excuse! Lately there have been some unseemly delays in this process and we are trying hard to overcome this. In future, we hope to get in touch with people soon after we receive the application, even if the formal process is not complete, to let them know that the process is underway and to give them a copy of the most recent bulletin. Please continue to let us know if you hear of any problems.

The Society's business is conducted by the management committee through a series of subcommittees. Through this mechanism, we keep abreast of most issues in the community. For example we see all the development applications that are submitted to council and comment on those that may have some effect on the community as a whole. We are not so interested in individual building applica-

tions which are notified to neighbours. In the case of the proposed developments at Harold Park, however, we decided that the council had not advertised the proposal widely enough and leafleted to about a thousand people. Another initiative recently has been a meeting with the landscape architects of a new design for Wentworth Park to put our long-held views about parking and community use of the park. A copy of Christine Stewart's letter to the designers following that meeting is reprinted in this issue. Our aim, then, is to keep our membership informed of our activities through the Bulletin and to undertake the day-to-day tasks of formulating policy and handling the finances through the management group. If members want to address the management committee at any time about an issue of concern we are very happy to arrange this but we do need a little notice so that we can allow a suitable time on the agenda as the management meeting tends to be very crowded handling all the sub-committee reports and development issues.

All in all, the Glebe Society does its best to keep our members informed of our activities, and we are keen to hear about any other issues our members think are important. Part of my job as president is to give feedback to the committee of the concerns of members as they come to me. Please let us know if there are any important issues you think need attention.

Mavis McCarthy

Inside This Issue

Planning Report	page 2
Crime in Glebe	4
Social Activities	4
Wentworth Park	5
New Members	5
Aircraft and Glebe	6
Helicopters	7



Planning Report

461-465 Glebe Point Road

I have received no news on these three sites, but I imagine that there will be a Development Application lodged soon by the developer.

Toxteth Road Pre-School Centre

The Application was approved by Council recently, and went through unchanged from the original proposal; in a way I expected that this would happen, and as I said in the last Bulletin, the Glebe Society had, via my views, no serious objections to the increase in the number of children, although there were some questions about the in-fill building and the covering of some of the view of the old church building, as well as traffic management and parking.

Harold Park Paceway

A Building Application was on view at Council, for "*amended plan - new cooling tower & odour emission control*". I looked at the documents, which consisted only of plans without any supporting written documentation as to what was planned, and I couldn't understand the proposal at all. (This is rather like their Development Application a few weeks ago about the licensed club/mini-casino proposal, where there was no information about the details at all, and the DA had to be re-advertised.) However I have heard from a resident that the Paceway intends to move the nuisances from their present position within a few metres of houses to well over 100 metres away.

It is interesting to note in the Paceway's Club DA, above, that

"In fact one of the major benefits of the [Licensed Club] operation is that it will enable the Club to borrow necessary funds to move the Water Cooling Tower presently located on the roof, so as no noise will be experienced by the adjoining neighbours.... The Club will also provide acoustic and odour treatment plant within the complex removing it from its present roof location... It must be stressed however that in excess of \$1 million will be required to complete the above works and the Club's Bankers will only fund the above works if the licensed club operation proceeds".

Not a word, of course, about the fact that the present positioning of both items was not approved by Council, and the Paceway was obliged to move them unconditionally, anyway. But more importantly, it seems that as this work is being carried out before the Licensed Club is approved, there is no need for said Licensed Club. I have heard that over 200 objections were submitted against the Club, with 14 letters of support, so the Paceway's rent-a-crowd supporters didn't materialise.

Our local State Member, Ms Sandra Nori MP, has made representations to Leichhardt Council on the Licensed Club issue and granted an interview with me and a resident who lives very close to the Paceway.

213 Parramatta Road (the former Grace Bros site)

I have examined the documents on display at Council concerning DA217/95 : Site modification of consent for shopping centre.

There was a huge amount of information in the plans and reports, so I will try to summarise the extensive and informative documentation as follows:

The developers have acquired some vacant land nearby and several buildings, on the western side of Bay Street. The original concept for the centre remains essentially the same, with the addition of a second supermarket and a second discount store, possibly a hardware store, the first probably being a clothing store. The facade of the Bay Street Building will be retained, while the building itself will be removed. The Greek Street Building, the Natural Therapies Building, part of the existing carpark, the Fleet Garage and the Henry Simmons Building will also be demolished. This area will provide the site for the original 6 small cinemas and the second supermarket.

The car parking has been increased from about 1500 to 1927, with 37 disabled parking spaces. The existing car park structure will be extended, and basement as well as roof parking will also be provided in the main building between Grose and Francis Streets. Separate parking areas are to be interconnected by a tunnel under Francis Street, between the existing car-park and the new basement car-park, and a bridge over Francis Street between the parking sta-



tion and the rooftop car-park. The parking facilities will be sub-contracted to an experienced parking management company. It is planned that the first two hours will be free, with perhaps an increased time for cinema patrons (on producing a cinema ticket). There are 100 spots for clients' bicycles, and 10 spots for motor-bikes.

The original plan to restore the old Grace Bros auditorium has changed somewhat. It will not be in the original position but will instead be rebuilt closer to Glebe Point Road, and nearby will be a child-care facility. The aim of this seems to be to push the non-commercial areas towards the pedestrian precinct, near Minogue Reserve, (opp. *Badde Manors*), and this will also incorporate a new plaza, and an elevated pedestrian walkway from Glebe Point Road, around the new plaza, and leading to a bridge over Francis Street into the Model and Moxham Buildings. This re-focussing of public facilities nearer to Glebe Point Road seems to me to be an excellent idea.

The documents stress that the original plans for the restoration of the buildings in the original DA have not changed. The presence of two supermarkets should put them both into good competition, which must be to the advantage of the customers.

The traffic management plans look OK, and don't seem to have changed much except possibly in terms of the ingress and egress. There was the mention of a future bus service running along Bay Street, but I think we'll deal with that later on, when the centre has been opened for a while and the traffic needs, both public and private, can be assessed.

In summary I have only a couple of minor worries about the new proposal, one being the so-called entertainment area, which may well turn out to be a pin-ball parlour. This latter was particularly not wanted by the residents' meetings which I attended. I will make a short submission on behalf of the Society.

You may have noticed that the air bridge across Bay Street has been removed - one of our requests last year - and the students' accommodation is powering ahead.

I am sure that I am not alone in hoping that

the project starts soon, as many Glebe residents want such a shopping centre close by.

156-160 Bridge Road (The Abbey Restaurant)

Council has prepared a Local Environment Plan No. 127 for the above site. LEP 33 amended LEP 20, which allowed new development on the north-east section of the site in the vicinity of 'Hamilton'. The draft plan will, amongst other things:

"allow development of the north-eastern part of the land occupied by 'Hamilton' and the southern part of the land at the rear of 'Reussdale', and set a maximum floor space ratio for the site of 0.5:1 which is based on calculations of the existing total approved floor space for the site."

Whether the new LEP covers the survival of 'Reussdale' I am not sure. I will make a submission on behalf of the Glebe Society on this very difficult and contentious preservation matter, once I have checked LEP 20 and LEP 33.

Kirsova Playground No. 3 Wigram Lane East

Leichhardt Council has prepared a Draft Development Control Plan No. 26, and a Draft Local Environmental Plan No. 122 in regard to this small pocket park. If you walk down Wigram Road from Glebe Point Road you will see the park down the first lane to the left. The proposal is that the park have its zoning changed from Public Open Space to Residential 2(b2). This change in use will be a trade-off for the open space which will, at last, be returned to the public when the new Glebe Library opens on the corner of Glebe Point and Wigram Roads. The area of the new library park is greater than the loss of the Kirsova Playground, and being more in the public view, will certainly be used to a greater extent.

I have read the LEP and the DCP, and I have no objection to the proposal. The playground is, as far I can tell, not used very much. It was for a while used overnight by a homeless man, but I have seen very few children using its facilities.

The DCP has the aim of providing guidance and controls for infill building on the site, with special consideration being to the preservation of the fine large fig tree - *Ficus Obliqua* - which is on the site. This is a

small-leafed fig originating from the Illawarra region, and there are few specimens in Sydney. Its estimated age is 90-100 years. The proposed infill building is a block of three large dwellings. The DCP documentation, as I say above, seems to be a very reasonable compromise between the old and new parks, and its redevelopment as a small residential site will help off-set some of the costs of the new Glebe Library.

If anyone wishes to submit an objection, the documents are on view at Council's offices, and submissions should be in by Tuesday, 30th April. Address correspondence to The General Manager, Leichhardt Council, PO Box 45, Leichhardt NSW 2040.

John Hoddinott

Crime in Glebe

I have heard considerable anecdotal evidence of a significant increase in blatant Break, Enter & Stealing offences in the Toxteth Estate, as well as at least one threatened assault on, and theft from, a young person in a back lane, this by a woman. One house was broken into twice in 8 days, the second time by a young woman.

I recently witnessed the arrest of a young man and a television set. I feel sorry for the TV.

If you see anything suspicious, please call 000 and ask for Glebe Police. The Police have sent plain clothes beat patrols through some of the lanes recently, which must show their concern for increased levels of crime.

One way to help reduce the chance of resale of stolen property, particularly electronic equipment, is to have it marked with your driving licence number, preceded by an N (for NSW), or your Medicare number, preceded by an M. If any readers wish to engrave equipment, I have an engraving gun which can be borrowed for a week, free of charge. This is of course an idea from Neighbourhood Watch. Please ring me if you wish to borrow the "gun", so-called.

John Hoddinott

Social Activities

Sunday Lunch

As there will be the barbeque on Sunday, May 19th next month, it would be difficult to have a Sunday lunch in the same month. I hope we can resume the pattern for June.

Sunday Barbeque

The barbeque is planned for Sunday 19th May in Blackwattle Bay Park, at around 12.30 p.m. This is of course dependent on the weather, so if it is raining, we should try for the following Sunday. There is a free electric barbeque there and the more suitable entrance is from Cook Street. The grill is closer to that part of the Park than to the entrance near Bellevue.

Bring along your own provisions; we haven't heard from any member yet who may be able to bring along a portable barbeque, such as a Webber. Contact Jeanette or me if you can.

Unveiling of Foundation Stone

The Leichhardt Council has advised the Society of the unveiling of a foundation stone on Saturday 4th May at 10.00 am. The stone, which recently re-surfaced in storage with Rockdale Council, was offered to Council last year, and was originally dedicated to the United Friendly Society & Medical Dispensary, and unveiled by the then Premier of NSW, the Hon. C.G. Wade in 1908. The stone has been restored to the shopfront of a newly renovated shop at 33 Glebe Point Road, in its original position.

The unveiling is planned to coincide with Heritage Week celebrations. Morning tea will be provided at a nearby coffee shop. If you wish to attend, please contact Shirley Quinlan at Council on 367-9220.

John Hodinott

*Join other
Glebe Society
members for a
barbeque lunch
on Sunday 19
May, in
Blackwattle Bay
Park*

Wentworth Park

On 26th March, 1996, two landscape architects from Hassall met with Mavis McCarthy and me to discuss the Glebe Society's ideas for Wentworth Park. It seems that at last work may begin, at least at the northern end.

The original landscapers appear to have been replaced by this company. We do not know the reason for the change.

We discussed our view that public open space should not be alienated for private use. However, we did say that we were not opposed to a small well designed building containing toilets and tea-making facilities to make the park a more convenient and comfortable area for its users, particularly as the toilets are to be removed from beneath the arches of the viaduct to open them up.

We emphasised that the landscaping was long overdue.

We told them that we had lobbied both Council and Ministers to remove car parking from the Park and have suggested alternative sites.

We discussed the rumoured closure of Pyrmont Bridge Road in order to take the Park through to the water. Details of this proposal are not known by them or us.

~~We said that we were interested in arriving~~ at a compromise between licensed users and the general community users of the site, which would meet the requirements of both parties. We all agreed there was very little in the park at the moment which makes it an attractive space for community use.

We discussed the letter we have received from the Minister for Gaming and Racing, 24.1.96 which recognises that some compromise will need to be made in the activities of the Sporting Complex.

We suggested the provision of barbecues, walking tracks and bike tracks to encourage family meetings and provide a useful facility for both the older people and children of the Glebe Estate in particular.

We discussed the suggestion of the landscapers that an area should be paved to delineate the parking area. This worried us as we felt it may be unsightly in a grassed area.

We asked them again to look at the opinion of the Environmental Defenders Office that we are only legally required to provide 75 car spaces. Apparently this has been disputed by both Council and Ministers.

Christine Stewart

New Members

The Glebe Society welcomes the following new members, who have joined since the beginning of the year. New members are particularly invited to take part in the Society's social events, such as the barbeque in Blackwattle Bay Park on 19th May.

These new members should note that their subscription will be automatically renewed for the 1996-7 financial year.

Allan Bailey
M.E.H. Blain
W.A. Boldiston
Ken Burgin
T.F. Darcy Burke
Joy Chapman
Annette Fliegner
Penny Haslens
R.E. Hawker & R.G. Hawker
Sue Littleton
C. McDermott
Ross O'Donovan
S & V Scully
Patricia Spencer
May T. Szental
A.J. Taylor
M. Thorman
Peter Vester
Jan Wall
Christina Wilcox



Aircraft and Glebe

The following letter has been sent to the Prime Minister, John Howard, on behalf of The Glebe Society. The Glebe Society is a non-party political organisation.

Dear Prime Minister,
re: Sydney's Airports

The Glebe Society wishes to congratulate you on the recent electoral success and subsequent formation of the new Federal Liberal Government.

The Glebe Society is an active community group in the suburb of Glebe that works to preserve and enhance Glebe's 19th century built environment. The Society also takes action on social and environmental issues; for example, its opposition to the third runway and further expansion of Sydney (Kingsford Smith) Airport (KSA).

The Society is greatly concerned about Government plans to:

a) Re-open KSA's east-west runway - whilst re-opening the east-west runway would share the burden of aircraft noise, the Society believes it should be managed within the framework of a comprehensive environmental impact statement.

b) Introduce take-offs to the north from the third runway - there is no comprehensive environmental impact statement giving details of the effects. One of the reasons the Society opposed the third runway was that northerly take-offs were possible and that they could be introduced. It may require more money being spent but has KSA suffered for any lack of money in recent times? There again, has anyone noticed that, for all the money poured into KSA, it remains a tiny, congested airport that cannot satisfactorily meet the needs of aviation in the 1990s and beyond?

c) Changes to flight paths - flight paths now include the regular path curving over Glebe for light planes, adding noise to that experienced from the bigger aircraft on major flight paths. In the society's opinion, pressure on KSA to cope with increasing air traffic is such that re-arranging flight paths

would, at best, be short-term.

The community around KSA must be provided with information on re-opening the east runway, take-offs to the north and flight paths that includes:

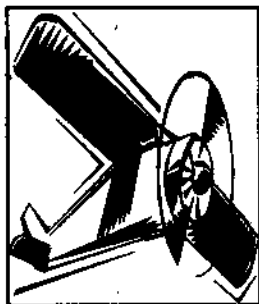
aviation industry growth-rate,
long-term airport planning,
cost-benefit,
noise exposure,
property acquisition and amelioration measures,
crash risk
pollution,
health,
education,
property values.

In the absence of a comprehensive environmental impact statement and a final, long-term, airport master plan that reflects the impact statement, the community really knows nothing concrete about KSA.

The Society would appreciate answers to the following questions:

- 1) What now are the planning mechanisms and controls at KSA?
- 2) Will there be a new environmental impact statement and master plan for KSA?
- 3) Would re-opening of the east-west runway be limited to smaller aircraft, thereby increasing the numbers of larger aircraft on the north-south flight paths?
- 4) What effect would the re-opening of the east-west runway have on Glebe?
- 5) Will there be take-offs to the north from the third runway? Would Glebe be affected? What would be the extent of the effects?
- 6) What are Government plans for Badgerys Creek Airport (Sydney West Airport)?
- 7) What is the Government's position on the long-term leases signed with airlines on terminals and terminal space at KSA?
- 8) What are the short, medium and long term plans for KSA?

We conclude this letter with comments on airport privatisation. The Society is opposed to airport privatisation. If airports were located at appropriate distances from urban



Planning Report

461-465 Glebe Point Road

I have received no news on these three sites, but I imagine that there will be a Development Application lodged soon by the developer.

Toxteth Road Pre-School Centre

The Application was approved by Council recently, and went through unchanged from the original proposal; in a way I expected that this would happen, and as I said in the last Bulletin, the Glebe Society had, via my views, no serious objections to the increase in the number of children, although there were some questions about the in-fill building and the covering of some of the view of the old church building, as well as traffic management and parking.

Harold Park Paceway

A Building Application was on view at Council, for "*amended plan - new cooling tower & odour emission control*". I looked at the documents, which consisted only of plans without any supporting written documentation as to what was planned, and I couldn't understand the proposal at all. (This is rather like their Development Application a few weeks ago about the licensed club/mini-casino proposal, where there was no information about the details at all, and the DA had to be re-advertised.) However I have heard from a resident that the Paceway intends to move the nuisances from their present position within a few metres of houses to well over 100 metres away.

It is interesting to note in the Paceway's Club DA, above, that

"In fact one of the major benefits of the [Licensed Club] operation is that it will enable the Club to borrow necessary funds to move the Water Cooling Tower presently located on the roof, so as no noise will be experienced by the adjoining neighbours.... The Club will also provide acoustic and odour treatment plant within the complex removing it from its present roof location... It must be stressed however that in excess of \$1 million will be required to complete the above works and the Club's Bankers will only fund the above works if the licensed club operation proceeds".

Not a word, of course, about the fact that the present positioning of both items was not approved by Council, and the Paceway was obliged to move them unconditionally, anyway. But more importantly, it seems that as this work is being carried out before the Licensed Club is approved, there is no need for said Licensed Club. I have heard that over 200 objections were submitted against the Club, with 14 letters of support, so the Paceway's rent-a-crowd supporters didn't materialise.

Our local State Member, Ms Sandra Nori MP, has made representations to Leichhardt Council on the Licensed Club issue and granted an interview with me and a resident who lives very close to the Paceway.

213 Parramatta Road (the former Grace Bros site)

I have examined the documents on display at Council concerning DA217/95 : Site modification of consent for shopping centre.

There was a huge amount of information in the plans and reports, so I will try to summarise the extensive and informative documentation as follows:

The developers have acquired some vacant land nearby and several buildings, on the western side of Bay Street. The original concept for the centre remains essentially the same, with the addition of a second supermarket and a second discount store, possibly a hardware store, the first probably being a clothing store. The facade of the Bay Street Building will be retained, while the building itself will be removed. The Greek Street Building, the Natural Therapies Building, part of the existing carpark, the Fleet Garage and the Henry Simmons Building will also be demolished. This area will provide the site for the original 6 small cinemas and the second supermarket.

The car parking has been increased from about 1500 to 1927, with 37 disabled parking spaces. The existing car park structure will be extended, and basement as well as roof parking will also be provided in the main building between Grose and Francis Streets. Separate parking areas are to be interconnected by a tunnel under Francis Street, between the existing car-park and the new basement car-park, and a bridge over Francis Street between the parking sta-



For Your Diary

Saturday, 4 May, 10:00am - unveiling of foundation stone at
33 Glebe Point Road, part of Heritage Week -

Friday, 10 May, 5:30pm - Mayor opens fund-raising event for
Glebe After School Care, at Glebe Public School

Sunday, 19 May, 12:30pm -barbeque in BlackwattleBay Park

THE GLEBE SOCIETY inc. Management Committee	Convenors of Sub-Committees
President	All convenors are ex-officio members of the Management Committee
Mavis McCarthy 660 5119	Aircraft
Senior Vice President	Alison McKeown 660 3917
John Barnes 660 7274	Bays & Foreshores
Junior Vice President	Vacant
Cynthia Jones 660 2451	Children & Glebe
Immediate Past President	Penny Haslens 566 4450
David Browne 660 0865	Diggers' Memorial
Secretary	Max Solling 660 1160
Jeanette Knox 660 7781	Environment
Treasurer	Fiona Campbell 660 0185
John Sleeman 692 9507	Harold Park
Committee	Vacant
Marianne von Knobelsdorff 692 0916	Light Rail
Christine Whittemore 660 7969	Andrew Wood 660 2194
Helen Griffiths 660 5548	Planning
Contacts	John Hoddinott 692 0071
Bulletin Editor:	Traffic
Jan Macindoe 660 0208	Jeanette Knox 660 7781
Membership List:	Wentworth Park
John Hoddinott 692 0071	Christine Stewart 660 8324
New Members:	
Helen Griffiths 660 5548	
Archivist	
Lyn Milton 660 7930	

Membership of The Glebe Society Inc

Costs:	Ordinary	\$25	additional household members \$5 each
	Student/Pensioner	\$10	
	Institution	\$30	

Write to P.O.Box 100, Glebe 2037, or ring Jeanette Knox on 660 7781