



Organisation
Sunshine
Coast
Association of
Residents

Mail: PO Box 105
Coolum Beach 4573
Mobile: 0417 577 881
Email: mail@oscar.org.au

Minutes - General Meeting

7:00 pm Thursday, 23 August 2018

North Shore Community Centre, 701 David Low Way, Mudjimba

1 Opening, and Acknowledgment of Country

2 Attendance and apologies

- i. Attendance: Greg Smith (PSRA), Kathryn Hyman (TWWS), Warren Fraser (PPPA), Keith Sweatman (YADCA), Peter Baulch (YADCA), Mike Goss (PBCH), Tony Barry (CRA), Ken Mewburn (TAPP), Brady Sullivan (TAPP), Simon Cracknell, Cynthia Howland (SPA), Nola Dunbar (SCAAN), Gillian Hall (DF), Mark Bizzell (CRA), Edwin Hammet (CNSCC), Kris Bullen (YCPA), Pam Rogowski (PLHS), John Hare (PBCA), Max Standage (MADCA), Jason Ward (FoY), Daryl Maudsley (FoY), Colin Verrall (CaNSCC), Alan Kai (DF).
- ii. Apologies: Martin Peelgraine (MRA), Charles Toms (MRA), Peter Ryan (SCAAN), Trevor Rice (SCAAN), Lyn Saxton (DW), Bob Joubert(PSRA), Melva Hobson (MRA), Susie Chapman (MRA), Mark Jones (CRA), Tony Gibson (C&NSCC), Matt Druce (SDDCA), Narelle McCathy (SCEC)

3 Minutes of previous meeting –26 July 2018 (distributed via website)

That the previous Minutes be accepted as an accurate recording

Proposed: Peter Baulch

Seconded: Warren Fraser

Carried

4 Business arising

4.1 Report back re SCRC briefing on Site Specific and other Planning Scheme amendments proposed

Since last meeting a briefing from Council was offered regarding the complex documentation. OSCAR requested that the time frame for community notification to be extended, no response as yet. Additional information has been provided. It was useful – letters have been sent to CEO requesting extra 90 days – no response yet – Cr Mackay has said she would support an extension of time. Community does not understand the urgency of these amendments. Groups are sharing information re submissions – this will help OSCAR in responding. DW prepared a submission for one particular site, incl Minutes and slide show was made available. Anyone preparing submissions – 7th September deadline remains. Have your say portal is on the SCRC website.

School heights will be 4 and 5 floors. Pam noted it is not in their updates. Once Sundale is passed then the developer and council can change their heights. Discussion around precedents being met. Greg asked council where in the road map does it show how far have we gone in accommodating population growth – how are yields being tallied? Officers were not sure, but it was agreed the projections should be quantified as these amendments are being pushed through without clear targets. Steve Patey previously stated regarding the SEQRP growth projections that what is in the pipe meets more than half of the requirements to 2041 in the first year of ShapingSEQ. What's the

urgency?? The proposed PS amendments are not reflected in the infrastructure plan recently submitted - needs/ requirements are now not absorbed into infrastructure plan. Again, this is a State remit. Increased densification should be match by infrastructure requirements. Position to urban sprawl – ‘up instead of out’ – OSCAR can lobby for more open space, green/community space and facilities – where is the trade-off? Aged care – close to urban infrastructure. SE floodplains is exhausted shift emphasis to Hinterland. CH2MHill report declared the canelands unsuitable for urban development. Councillors need to keep themselves and communities informed of important decisions being undertaken.

4.2 OSCAR involvement in future elections update

Resolved the Executive will work on a recommendation for the September or October meeting – a motion and recommendations will be made available in a timely fashion.

4.3 Update only: date for proposed workshop on Ideas for OSCAR action 2018 and beyond – document is on the website in the Members Only section

Workshop planning is ongoing.

4.4 Report on “Engaging with the media and writing Media Releases” workshop

Much positive feedback – there was a little profit (!) it is likely another workshop will be facilitated.

4.5 Report on any response to RTI action re Brisbane Rd Carpark

Confirmation has been received and we have no control of the timing for receiving the RTI documents. Greg asked for someone to have oversight when the documents are released.

4.6 Update on OSCAR response to Palmview Urban Development Investigation Areas item from 19 July SCRC Ordinary Meeting

Previous GM saw robust discussion – dilemma for OSCAR as a member group was very unhappy with OSCAR’S endorsement. However, it demonstrated prudent planning practices. Sippy Downs needs sporting facilities – OSCAR has now become a stakeholder in the decision-making process in planning for our region.

It appears there is a definite change in attitude – Council appears generally more proactive – e.g. Council offered a briefing re PS amendments. How can it be reconciled in the context of the TWW proposed development? SCBC Think Tank – SCRC CEO said they will not contemplate floodplain development. TWW is a 104-ha floodplain holding approx. 1.5 million cubic metres of water in a storm event.

4.7 Sunshine Coast Business Council (SCBC) Think Tanks Workshop update

Previous presentation from the 2nd session is not yet on the SCBC website. Very good to see principle arguments. CBD res 2000 lots – are we ok with multi story in the CBD? Oceanside is a good potential brownfield development that OSCAR can support. OSCAR / Greg said the above would be supported provided it went with adequate infrastructure and community facilities.

4.8 SEQA update

Peak group aims to cover other organisations in SEQ – Tony Barry represented OSCAR at the August meeting. His report on the meeting is attached as Appendix 1.

5 Correspondence

Inwards

Cr Jenny McKay – response re PS amendments
DW President – PS amendment motion
SCRC CEO – details re closed sessions at OM 16 August

Outwards

OSCAR email updates – 26 July, 29 July, 5 August, 12 August, 19 August

SCRC Councillors – Planning Scheme amendments, August 2018

SCRC CEO – Planning Scheme amendments, August 2018

6 Financial report

Opening bank balance	\$2676.96
Receipts	
Media workshop	\$240.00
Donations	\$50.00
Membership renewals	\$210.00
Expenses	
Media workshop catering	\$48.90
Closing bank balance	\$3128.16

Outstanding accounts:

\$180 to Richard Bruinsma for Media workshop

\$45 to Venue 114 for September General Meeting

That financial report be accepted and outstanding accounts be approved for payment.

Proposed: Mark Bizzell

Seconded: Gillian Hall

Carried

7 Membership report

New member applications – as a result of the 11 August rally we have a number of applications for Associate membership to consider.

2 groups expressed an interest at the community rally but not enough forms to meet the demands – those who could not complete application forms are being followed up.

That the 17 applications be accepted for Associate membership (See Appendix 2).

Proposed: Mark Bizzell

Seconder: Nola Dunbar

Carried

8 Member organisation presentation – none

9 General business

9.1 The breaching by sea of Bribie Island and the impact on Caloundra / Sunshine Coast tourism (Simon Cracknell)

Simon provided a brief regarding the impacts – his report and a summary of the contribution made to the discussion by Ken Mewburn are attached as Appendix 3.

9.2 2020 Local Government Elections - Women in Leadership (Gillian Hall)

Deferred until the next meeting.

9.3 11 August 2018 Community Rights NOT Developer Rights

The President thanked FoY for the excellent work they had done in organising the rally. FoY also thanked all involved.

The event was a success, a tremendous example of what a community can do. General consensus that the rally has been acknowledged within Council.

9.4 Formal, regular OSCAR media broadcasts (Kris Bullen)

Kris would like to gauge the general level of support for OSCAR to prepare and release regular information on challenges that OSCAR and its members are currently dealing with. This would be done in an online format and would include factual content as well as informal discussions by members of the community and other stakeholders.

If only people knew – information sharing is key outside of OSCAR meetings. Challenge is that unindividual can only do so much. Weight of numbers – people who don't care start to take notice. US pod casts etc alternate news outlets competing with the big players often politically aligned. Short OSCAR podcast. How to engage younger people. 15 mins content once a month communicate our purpose and our needs. A ... to generate interest and opinion and debate. In terms of methodology – how to reach interested people. Prior to a broadcast a text message can be sent – broadcast about to start – it will be uploaded later to watch. One issue will resonate and that is how people become engaged and involved. A mock 'how to' (methodology) will be presented at the next GM.

9 Other items from the floor

Perhaps a new planning scheme is required that has some longevity.

10 Meeting date and location for next OSCAR General Meeting

27 September 2018, 6.30pm at Venue 114 (formerly the Lake Kawana Community Centre).

11 Close of meeting 9.19pm

Appendix 1

SEQA members have extensive history of presenting issues in South East Queensland to both Councils and Queensland State Government. They are covering subjects that are different to actions by OSCAR members.

The actions now **immediately** requested are:

1. Publish – Ipswich and Redlands briefs from CCC meeting about corruption – now on OSCAR Facebook.
2. Support e-Petition on Parliament web-site.
<https://www.parliament.qld.gov.au/work-of-assembly/petitions/current-epetitions>
3. Provide details for comments and names for media release for your local follow-up and benefit.
4. Chase -up and contact media - newspapers and TV.
5. Publish letter to Assistant to Minister for Planning:
 - Publish OSCAR website Facebook, and likewise on member organisation media interfaces.
 - Lobbying of local MPs and Councillors.

To Follow

6. Report actions to QLGRA this weekend – some reps may attend.
7. Update previous comments on Planning Issues and Local Government Issues.
8. Participation in public launch of SEQA as community organisation – Conference October.
9. Endorsement, support and publish list of complaints.

Appendix 2

List of new Associate members:

Surname	Given name
Bartlett	Kirsten
Bella	Ali
Berndt	Jodie
Birchley	Chris
Cameron	Anne
Dimmock	Lesley
Dreves	Megan & Brian
Feely	Rose
Green	Keren
Knight	Megan
Krome	Shari
Moon	Ella
Steele	Jackie
Terkuile	Sherrie
Walker	Jane
Wolff	Leanne

Appendix 3

Bribie Island Breakthrough - Simon Cracknell

A review of the Caloundra Centre Master Plan of March 2017 highlights the vision of the Caloundra Centre area as being one of visual and physical corridors via laneways and streets all leading from a new Town Centre and focussing on the sea and beaches a "City of Beaches"

There is a strong recognition that the water / beaches / tourism are a vital component of the character and the economy.

This brings us to the issue of the sea breaking through Bribie Island to the Pumicestone Passage.

There have been 4 locations identified. It is not a matter of IF but WHEN

After the breakthrough, no one can predict what nature will do, however general consensus is that the new channel will dominate, and the Northern end near Coast Guard / Caravan Park / Caloundra Beach towards Happy Valley will become one large tidal mudflat with no direct ocean access.

I don't think it is extreme to say that when this happens that the Caloundra economy will be decimated. How many tourists are going to stay in the area to visit mudflats?

I think it quite amazing that the Caloundra Centre Master Plan does not mention this threat and in fact has an entire section devoted to the "City of Beaches" theme and branding. "City of Mudflats" does not sound so appealing.

The Council have formed a Pumicestone Passage Advisory taskforce.

However the top of Bribie Island is a National Park, and the position from the Dept of Enviro and Science is to "let it happen"

The physical effort from Council seems to be devoted to hardening of the foreshore along Golden Beach for future increased wave action. Council seem resigned to "let it happen" as well.

As an aside, with the strong and likely inevitable push for an Entertainment, Convention and Exhibition Centre in Maroochydore Sun Central, the viability of the Caloundra Events Centre will be jeopardised. This is also not mentioned in the Master Plan despite the area around the Events Centre being earmarked as the Cultural Hub.

I accept that playing with nature is always risky

I accept that it is a National Park

The big question is can we just afford to "let it happen" as I truly believe the Caloundra economy and any Master Plan or City Of Beaches vision would cease to exist.

The impact on commercial property values and local businesses would be massive.

Summary of Ken Mewburn's discussion

The following points were mentioned:

1. The natural processes of erosion may not be acceptable for the local economy, on that point I agree fully with Simon. The north end of the passage could become a muddy swamp.
2. The response to erosion is a major concern as primarily it is likely to involve dredging.

3. There are other options such as some used in America which provide a far more natural response to erosion. The local engineers appear to be firmly locked into existing methodology in Australia and it is unlikely that other options will be considered. Alternatives would include “undercurrent stabilisers” or “active Berms” which would allow natural sand accretion on the shoreline.
4. The area opposite Bells Creek would overtop with 2 metre tides or above.
5. An area opposite Lamerough Canal... the island width is 12.5 metres from the top of the frontal dune to the water of the passage.
6. If either of those locations were to breach and become the new bar, water would cease to circulate in the top end of the passage which would then become swampland and only fill at high tide.
7. The area opposite Bells Creek has islands established in the passage which is an indication that historically the bar was located in that area.
8. Natural processes will eventually erode the top finger of the island and without human intervention, there will be an impact on Diamond head and Pelican Waters with increased tidal influence. Council response is to construct a seawall along the shoreline.
9. The seawall may introduce flooding issues not allowed for in development flood management plans.

In addition I spoke about the Halls Creek and Beerwah East IGA's. TAPP Inc. are strongly opposed to development of Halls Creek which is not solely Stockland owned as would be the impression from the comprehensive documents mentioned by Kathryn. These, written by Stockland, simply to promote the benefits of developing their land and to highlight the restraints on other sites/IGA's.

The reality is: Halls Creek is not all Stockland

The Government owns 832 hectares

Stockland owns 1242 hectares

Private land 352 hectares

Area suitable to develop 1311 hectares and of this 708 is owned by Stockland

Capacity of development 13000 dwellings Dwellings required 20705! Shortfall 7705

Beerwah East Capacity 20000 dwellings shortfall 705

Potential EDQ would take over control of development, additional land may be drawn from Government pine forests along Bruce Highway. This government lease as is the Beerwah East site which still has about 96 years on lease!