

Oaks Estate News

Oaks Estate Progress Association

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Master Plan Consultation to Commence

The first public *Ideas Workshop* of the 2012 Oaks Estate Master Plan will be held on Wednesday 14 March from 6.00-8.00pm in the Community Hall. All interested Oaks Estate residents are urged to attend.

A second public consultation, a *Design Workshop*, is scheduled for Wednesday 18 April, same time and place. The first draft report is scheduled for mid July.

The public consultations are organized by the ACT Government's Environment and Sustainable Development Directorate and the Oaks Estate Master Plan consultants. The consultants are: The Design Partnership from Gosford.

The Progress Association is holding a committee meeting on 7 March at 7.00pm in the Community Hall with the sole agenda item being our participation in the Master Planning exercise. The meeting is in the Community Hall and all residents are encouraged to attend and join in the discussions.

On 1 December 2010 Planning Minister Andrew Barr wrote and said this about future development in Oaks Estate ...

Subsequently the Land Release Program 2010-2011 to 2013-2014, published by LAPS in June 2010 included a nominal quantity of 10 dwellings. However the Land Development Agency (LDA), in assisting LAPS, has advised that there are a number of potential residential sites with a yield greater than one dwelling per site.

Make no mistake, Oaks Estate as we know it is under threat from Government wishing to increase population density.

We are also increasingly under threat from being surrounded by industrial estates that can turn our suburb into a ghetto.

Our best hope of preserving all that is worthwhile about our community is to keep well informed and demonstrate we are united and well organised.

Notice of Annual General Meeting, Oaks Estate Progress Association Inc.

Residents and members of the OEPA are advised that the 2012 AGM is to be held in the Oaks Estate Community Hall on Sunday 18 March, commencing at 12.30pm, preceded by a bbq at 12pm.

The meeting will hear reports of the activities conducted in 2011, be offered a financial report and elect a fresh committee for 2012.



Lillian Squire, Fran Lethbridge, Judy Saeck & Peter O'Dea at the Gillespie Park re-opening.

Be prepared for a shock!

If you've been walking along the river recently you may have noticed that some of the leaves on the trees and blackberries are turning yellow and brown. This is the result of recent poisoning done during the river restoration work between River Street and the Railway Bridge.

The Blackberries between River Street and the Railway Bridge have all been sprayed so don't eat them.

The project is concentrating on removing the willows and some of the most prolifically seeding trees such as the silver poplars (the ones that get the fluff on them) and the Box-Elders (you'll know them from all of the seedlings that are filling the spaces left when the flood washed away some of the riverbanks).

Once the poison has done its job the dead trees will be removed to make way for re-vegetation and habitat restoration to begin in Autumn.

The area will not be left completely cleared.

Poisoning did not include the sections of native trees and shrubs, the mature stand of Elms and some mature Poplars (*Populus nigra*).

Tree removal means that the landscape will change dramatically.

However, the tree removal will open up the riverbank visually, making the river more accessible and creating larger areas for better recreational use.

Contributed by Karen Williams



Blackberries not to be eaten.

Rubbish Dumping

Dumped rubbish along our roads and in our parks and public spaces is both an eyesore and a health and safety risk. Contact Canberra Connect on 132281 to report any illegally dumped rubbish. To help us to get it cleaned up as soon as possible, please provide them with as much of the following information as you can including –

- The exact location of the rubbish
- The type of rubbish it is
- How much there is (i.e. about 2 bags)
- Whether it is a health hazard (is it spilt? Does it smell?)
- Details about who dumped the rubbish if you know.

Please help us to stop the offenders!

If you see someone dumping rubbish, please contact Canberra Connect with their details (i.e. car licence plate) so that they can be fined. This is a serious offence and offenders can be prosecuted and fined up to \$1,000.



Much remains to be done to clean up the Queanbeyan River; rubbish deposited by the big flood of December 2010.

OAKS ESTATE MASTER PLANNING ADDITIONAL INFORMATION

There was delay in ACT Government procurement of a consultant to draft the master plan for Oaks Estate. The Environment and Sustainable Development Directorate (ESDD, formerly ACTPLA) informed the OEPA that they expected to make the appointment in mid February and commence public meetings in early March.

In the meantime the OEPA held a public meeting on 18 December to discuss issues and concerns about the master planning and has produced a draft list of principles and objectives as an initial guide to the outcome of the master plan. The key points are as follows:

- Oaks Estate recognized as a unique urban village
- Oaks Estate a protected island in an area of industrial development
- Protection of space and landscape in and surrounding Oaks Estate
- Completion of the heritage assessment of Oaks Estate
- Restoration and recognition of riverside as recreation area
- Buffer zone required against future adjacent developments
- Controlled development at gateways to Oaks Estate
- Improvements made to amenities at public housing flats in George St and River Street to meet current Government policy on housing standards
- Managed residential development in Oaks Estate consistent with existing amenity. (One block – one dwelling **OR** no increase in the number of dwellings on developed blocks; **OR** sustainable affordable housing?)
- No subdivision of occupied blocks
- No block consolidation
- Development restricted – no medium-high density development
- No highrise buildings – maximum 2 stories

- No additional commercial/industrial development

These points are draft points only and the OEPA welcomes comments, changes and further suggestions.

In mid January Peter O’Dea received a letter from Andrew Barr, written on behalf of the Minister for Environment and Sustainable Development, Simon Corbell, stating that:

- Clearly, the landscape character, the significant indigenous and European heritage as well as The Robertsons’ House are very valuable to Oaks Estate. I am confident that the master plan will consider all of these matters in formulating a planning framework.”
- “The input and particular knowledge of the Oaks Estate Progress Association and the local community is important to identifying key issues and will be valuable in formulating a draft master plan.”

In response to a letter from Terry Williams, the Chief Minister, Katy Gallagher, wrote back on 19 January stating that:

- the heritage study previously prepared for Oaks Estate will be used to inform the Master Plan.
- a heritage specialist in the master planning team will ensure that [community] comments and the recognition of the heritage issues are carried forward and included in any relevant recommended actions.
- the “intention ... is to ensure that key landscape, environment and cultural relationships are considered.”
- The requirement for any buffer to Oaks Estate would be considered as part of the Eastern Broadacre Study.
- Re public housing in Oaks Estate – “the master plan process affords the Community Services Directorate the opportunity to review how it can more effectively utilise and manage its assets in the precinct.”

The OEPA will set up a working group to help deal with master planning issues and looking for representatives of public housing tenants and businesses in Oaks Estate who would like to be on the group. ESDD has informed the OEPA that they have established basic process elements and guidelines for community engagement on master planning, which are:

- Starting to engage with the community prior to any planning to learn from experiences and knowledge in the community and to address their values for the master plan project.
- Involving all stakeholders in a vision and ideas exercise for the area that will inform our planning.
- Developing draft master plan options that will be discussed with the community in a public workshop.
- Respond to the public workshop in refining master plan options into a draft master plan that will then go out for public comment for at least 6 weeks.
- Hold demand-driven stakeholder and community meetings as issues arise.
- Run a transparent process that documents and reports on all public engagement activities and explains all planning decisions being made to the public.

Schedule of Oaks Estate Master Planning and OEPA meetings

- Wed 7 March, 7.00pm, OEPA open committee meeting re Master Planning
- Wed 14 March, 6.00-8.00pm - first public consultation – Master Planning Ideas Workshop
- Sun 18 March, 12noon - BBQ and OEPA AGM at 12.30pm
- Wed 18 April, 6.00-8.00pm - second public consultation – Master Planning Design Workshop.

All meetings at the Community Hall.
Please come along. All welcome.

Gillespie Park Re-opening

The Park has been heavily used by locals and visitors since it was re-opened on 22 December. The OEPA has lobbied to ensure that the rubbish bins are being regularly emptied and the grounds and equipment properly maintained.

Katy Gallagher re-opened the Park at a ceremony attended by about 50 people on 22 December. Ms Gallagher acknowledged Jon Stanhope's special interest in Oaks Estate and said that she too recognised the heritage of the Park and its relationship to the pioneers of the Canberra-Queanbeyan region. She said that she was happy to see such a high level of community involvement and thanked TAMS for their work organising the renovation of the Park.

In reply Peter O'Dea also thanked the TAMS officers. He said that it is a great park in a great suburb and that in 2012 he hoped to have a timetable agreed for the updating and re-development of the government flats in Oaks Estate and have Railway Street repaired.

The Mayor of Queanbeyan, Tim Overall, gave a brief speech congratulating the Oaks Estate community and TAMS for their work. He remembered bringing his kids to play in Gillespie Park and commented that Oaks Estate is an interesting place, full of character, like the rest of Queanbeyan. He mentioned that the Queanbeyan Council had upgraded five playgrounds in 2011.



Chief Minister Katy Gallagher speaking at the Gillespie Park re-opening.