

<b>Precinct</b>	Matrville Precinct
<b>Date, meeting time and venue</b>	19 June 2017, 7.00 pm at Matrville RSL
<b>1. Welcome by Chair</b>	Steve McAndrew, Chair welcomed everyone to the meeting.
<b>2. Attendance:</b>	Steve McAndrew (SMcA), Serge Jancevic (SJ), David Power (DP), Daniela Solomon (DS), Greg Lincoln (GL), Gerry Constantinou (GC), Dominic Squadrito (DS), Jo Chittick minute taker
<b>3. Apologies:</b>	Judith & Ian Levitt, Terry Campbell, Peter Chambers, Richard Smolenski, Clr Robert Bellelli Scott Atkins
<b>4. Declaration of interests:</b>	Nil
<b>5. Confirmation of previous minutes:</b>	Minutes from March meeting were confirmed.
<b>6. Correspondence</b>	Response from Precinct Coordinator to May resolutions
<b>7. Business arising</b>	<p><i>Responses received to May resolutions:</i></p> <p><b>a) Intersection Bunnerong Rd, Franklin St &amp; Perry St (turning arrows)</b></p> <p><i>Resolution 08052017(1): The intersection of Bunnerong Rd, Franklin St and Perry St turning arrows have been promised by the RMS going back to December 2015. We have had a lot of complaints from residents and we want to know when this work will be undertaken.</i></p> <p><i>The precinct's enquiry has been forwarded to Integrated Transport for a response.</i></p> <p><i>Steve – got an email from council tonight – Mayor D'Souza emailed RMS on 8 June. Response – re concerns. Location has poor crash history...RCC received advice from RMS in 2016 - Progressing design work. To date not received update. Request undertake to expedite completion of works, provide completion date.</i></p> <p><b>Resolution 19062017(1):</b> <i>Could Council advise if Mayor D'Souza has received an update from the CEO of RMS regarding the intersection at Bunnerong Rd, Franklin St &amp; Perry St (turning arrows). Steve/Serge CARRIED</i></p> <p><b>b) No-stopping signs in Raymond Ave</b></p> <p><i>Resolution 08052017(2): The precinct requests information about the breach of DA from Sydney side-loaders parking and queuing around Raymond Ave.</i></p> <p><i>Council will contact Sydney Side Loaders reminding them of the obligation to comply with the conditions of Development Consent.</i></p>

**c) Uneven footpaths outside chemist in Matraville**

*Resolution 08052017(3): Could Council advise when the uneven footpath outside the chemist will be fixed.*

*Council reported the problem to Telstra. If the repair work has not been completed, the precinct can follow up with Telstra using the report number: SR 1-1147188474621. Steve will contact Telstra.*

**d) Starting times for 88 Perry St**

*Resolution 08052017(4): Could council investigate and remind Avion of their legal starting times. Have been noted starting between 3.30am and 5am on some weekdays. No consideration for the residents. The Precinct believes their legal starting time in accordance with their DA is 7am.*

*Council's Health & Building Compliance Officer, Mr Richard Harvey visited Avion and spoke to the Manager regarding the precinct's concerns about trucks arriving before the approved 7am start time. The Manager discussed with Mr Harvey the range of measures he has taken to ensure one off incidents of trucks turning up early are avoided. This has included emails to all his staff and signs on site.*

**e) Amalgamation**

*Resolution 08052017(5): Gerry Constantinou requests a more detailed response regarding his enquiries about amalgamation. Where did council get the 51% in favour of amalgamation.*

*Council's Communications Manager, Mr Joshua Hay, has offered to meet with the concerned resident to discuss the issue.*

**f) Report on the light traffic along Perry St.**

*Resolution 08052017(6): The precinct would like to find out any feedback on the light traffic planned for Perry St. We understand there is a process to be followed but would like any feedback and how long it will take.*

*The precinct's enquiry has been forwarded to Integrated Transport for a response – to be forwarded in time for next precinct meeting.*

**g) Air b'n'b regulations**

*Resolution 08052017(7): Can council advise what regulations are in place for people operating air b'n'bs in their homes in the area.*

	<p><i>Due to the escalating costs of housing in Sydney and the emergence of online platforms that promote 'shared accommodation', many home owners are seeking to gain additional income by providing long or short term accommodation for tourists, visitors or boarders. Council does not have a specific policy for the provision of short term accommodation residential premises, such as Air BnB.</i></p> <p><i>In general terms, a residential dwelling (including a residential unit or apartment), may provide long or short term accommodation for tourist, visitors or lodger (including Air BnB), if that use is ancillary or incidental to the principal use of the premises as a dwelling.</i></p> <p><i>If the provision of short term accommodation at a residential apartment for tourists and visitors is not considered to be ancillary or incidental to the use of the premises as a dwelling, it may fall within the definition of a 'serviced apartment' (under the Randwick Local Environmental Plan 2012). And if so, would probably require the prior development consent of Council.</i></p> <p><i>In addition, the NSW State Environmental Planning Policy (Exempt and Complying Development Codes) 2008, contains exemption provisions for 'home business' and 'home occupation' and development consent is not required for the use of residential dwelling) in accordance with this SEPP.</i></p> <p><i>Council's regulatory officers investigate concerns about an alleged unauthorised use of a premises in accordance with its Enforcement Policy, on a case by case basis, having regard to a number of factors including the availability of evidence to prove any alleged unauthorised use in Court, if required. Council also would also take into consideration the extent, scope and impact of any alleged unauthorised use on the community and also the availability of other remedies outside of the NSW Planning system (i.e. owners' remedial powers under NSW Strata Legislation) to resolve the matter.</i></p> <p><i>In this regard, it may be far more efficient and timely for the Owners Corporation to address these types of occupancy issues under Strata Schemes Management Act 2015 via the strata by-laws. Owners Corporation under the Act can serve notices on owners or tenants to comply with the laws to address noise and short-term lettings or the like. Furthermore, Owners Corporation can enforce these by-laws and see an order in the NSW Civil and Administrative Affairs Tribunal against the person responsible and fines up to \$5500 can be imposed as a result.</i></p> <p><i>For next meeting - What about residential properties, not strata? Judith not here to clarify her concern. Leave open for now.</i></p>
<p><b>8. General business:</b></p>	<p><b>a) Smash repairers parking vehicles on footpath, 7-9 Perry St</b></p>

	<p><b>Resolution 19062017(3):</b> <i>The precinct has observed that smash repairers on 7-9 Perry St consistently park cars on the pedestrian footpath and requests that Council rangers please patrol the site. Serge/Steven CARRIED</i></p> <p><b>b) Illegal U-turns on Daunt Ave</b></p> <p><b>Resolution 19062017(4):</b> <i>The precinct requests more police presence because of the many cars doing illegal U-turns outside Woolworths on Daunt Ave, on the lights, and also near Matraville Hotel. Can council put up signs saying no U-turns. Greg/Steve CARRIED</i></p> <p><b>c) After hours parking along McCauley Street – Maroubra Building Supply Sand &amp; Cement</b></p> <p><b>d) Placement of Garbage Bins</b></p> <p><b>Resolution 19062017(6):</b> <i>What are Council’s rules and regulations on garbage bins – are they supposed to be on the road or the footpath, as they are commonly put on the road which causes parking problems. David/Steve CARRIED</i></p> <p><b>e) McCauley Street survey</b></p> <p><b>Resolution 19062017(7):</b> <i>Could council advise if they have conducted the survey regarding road closure at McCauley St. Steve/Serge CARRIED</i></p>
<b>9. Treasurer’s Report</b>	Bank balance: \$1064.15 as at 2 May 2017. Steve needs to provide his ID to operate account.
<b>10. Next meeting:</b>	Monday 10 July 7pm in the Matraville RSL Club, Norfolk St, Matraville
<b>11. Close of meeting:</b>	7.59pm