

New Draft Variation still a threat to older suburbs

Our Association asks for Public Hearings

As reported in our last newsletter, the Government has released Draft Variation No. 200 to the Territory Plan (titled "*Residential Land Use Policies, Modifications to Residential Codes and Master Plan Procedures*"). It fundamentally changes many of Canberra's residential areas, especially large parts of the older Garden Suburbs and the "Areas of Territorial Significance". Most of it has interim effect.

501 written submissions were made and Government is now evaluating them. Thanks to all of you who made submissions. The next step is the preparation of a recommended final Variation and a "Report on Consultation", which will be referred to the Minister for Planning, Simon Corbell, and the ACT Legislative Assembly Standing Committee on Planning and Environment. A Government official has stated that the documents would be referred to the Committee early in 2003.

Our Association has sent letters to all Members of the Legislative Assembly asking them to hold full Public Hearings. We have also asked that all interested parties including our Association have the opportunity to testify. Please consider sending letters to the Members of the Legislative Assembly asking them to hold full Public Hearings.

As reported in our last newsletter, the major concerns about Draft Variation 200 are:

- Much more intensive development in certain areas near Local, Group and Town Centres.
- More two storey Dual and Triple Occupancy developments, with basements and attics in certain areas near Local, Group and Town Centres.
- No restrictions on location or concentration of development in certain areas near Local, Group and Town Centres.
- 5% Limit on Dual/Triple Occupancy will be eliminated.
- Development in much of the "Areas of Territorial Significance" can occur without regard to compatibility with "any characteristic feature of a locality valued by the community such as building scale, height or setbacks, landscape character or architectural style", and without regard to whether it has a "significant adverse impact on the streetscape or the amenity of adjoining blocks"
- Elimination of the following two important "Objectives" from the Territory Plan

"to ensure the scale and character of development is compatible with the surrounding area and does not unacceptably affect the amenity of nearby residents".

"to ensure protection of significant streetscapes"

Please renew your membership now!
See over for Membership Application/Renewal Form

GRIFFITH SPRING FAIR

Saturday 2nd November 10am-4pm
music entertainment free food

"Fine Dining in Griffith"
Raffle

See over for details →

Key issues in our community

"Open Space Network" Project

In our continuing efforts to protect the open spaces in our community, our Association is involved in the first steps of a new Government initiative called the "Open Space Network" Project. The project will address the Government's pre-election commitment to review and confirm sites for inclusion into Canberra's "Open Space Network".

We are working closely with Government and other community groups to help identify sites in urban areas that currently are not classified formally as open space in the Territory Plan, yet function as part of the open space system. Once the "Open Space Network" has been identified, and debated in the Legislative Assembly, the Government has made a commitment to move to have the designated open spaces protected in the Territory Plan. The protections would be entrenched by referendum in the Territory Plan and any change to areas of open space to allow for development would require a two-thirds majority of all Assembly members.

Of course we will be striving to have our community's open spaces included, especially the open spaces near the Griffith Library, the O'Connell Centre and the Griffith Shops.

O'Connell Centre may become vacant

The Government has announced that all Government functions will be moved out of the O'Connell Centre by June 2003. Our Association has urged and will continue to urge the Government to find appropriate uses for the building as soon as possible so they do not become vacant. Please consider sending letters to Bill Wood, Minister for Urban Services, urging him to take action as soon as possible.

Variation No. 164 may pose a serious threat to our Community Facility Land

Our Association continues to monitor newly implemented Variation No. 164 to the Territory Plan, titled "Community Facility Land Use Policies". Our Association and other community groups are most concerned that the changes will allow land currently zoned "Community Facility Land" to be used for inappropriate residential uses. We will be watching the Government's actions very closely in the future to try to prevent any inappropriate residential uses of our very limited and valuable "Community Facility Land".

RELAX!...COME ADVENTURE THROUGH...

GRIFFITH SPRING FAIR

saturday 2nd november 10am-4pm

entertainment.....music.....free food

jumping castle.....face painting (11-3).....raffles.....picnic on the oval.....BBQ.....fire brigade

games including free bocce/bolle.....market stalls.....wine tasting.....buskers

community groups including the griffith/narrabundah community association

camp quality fundraiser....."studio map" open day.....griffith library

roving raq sharis-belly dancers.....ArtSound FM.....seated massage

morning events: narrabundah primary school "bundha boots" performance (10:30am).....kenny koala (10-12)

narrabundah college presents songs from "filthy's the musical" (11am)....."studio map" art competition (11:30am)

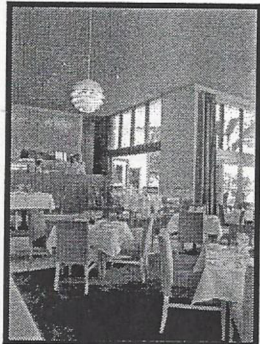
afternoon events: peace candle lighting (1 minute silence)....*Insync* (noon)....yoga demonstration (12:30pm)

"the whirled" on Aubergine's terrace (1&3pm)....."best of the bunch of fives" (2pm)

- o the griffith butchers o organic energy o mountain creek o IGA supermarket o antz pantz café o griffith newsagency
o griffith chemist/post office o aubergine o fig o rubicon

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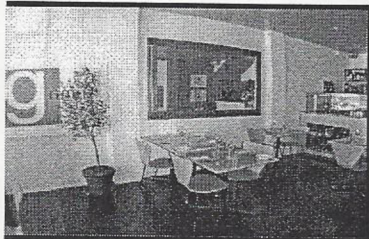


Aubergine

•6260 8666 •Lunch M-F Noon to 3pm

•Dinner M-Sun 6pm-10pm •BYO & Licenced

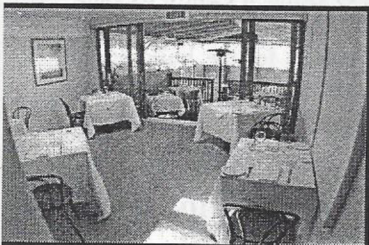
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Drawn at the Griffith Spring Fair, Sat 2nd Nov 2002

Griffith/Narrabundah Community Association Inc., PO Box 4127, Manuka ACT 2603

MEMBERSHIP APPLICATION/RENEWAL FORM

PLEASE PRINT

Name:

Full Address:

Membership Fee:

\$ _____

Amount Enclosed

Phone:

email Address: