



Ordinary Meeting of Council

28 April 2021

**UNDER SEPARATE COVER
ATTACHMENTS**

ITEMS 8.1 AND 9.1

**QUEANBEYAN-PALERANG REGIONAL COUNCIL
ORDINARY MEETING OF COUNCIL**

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QUEANBEYAN-PALERANG REGIONAL COUNCIL

Council Meeting Attachment

28 APRIL 2021

ITEM 8.1 REQUEST FOR CHANGE TO BUSINESS RATING SUB-CATEGORY

ATTACHMENT 1 NOTICE OF MOTION OF RESCISSION - REQUEST FOR CHANGE TO BUSINESS RATING SUB-CATEGORY

NOTICES OF MOTION OF RESCISSION

Notice

The following rescission motion has been received and signed by:

1. Cr Biscotti

2. Cr Taylor

3. Cr Schweikert

Motion

**That Council rescind:
Resolution number: 066/21 of Wednesday 24th February 2021.**

Background:


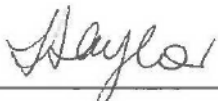

Resolution number: 066/21 of Wednesday 24th February 2021 is as follows:

At the Ordinary Meeting of Council on Wednesday 24th February 2021, Council in closed session resolved item 16.7 of the business paper 'That Council not approve the request for change to rating sub-category for the property listed in the report'.

Following representation from the applicant and further advice from staff, a recession for resolution of 066/21 is submitted.

Attachments:

Nil

Signatures:   

Names: Cr Michele Biscotti

Cr Trudy Taylor

Cr Mark Schweikert

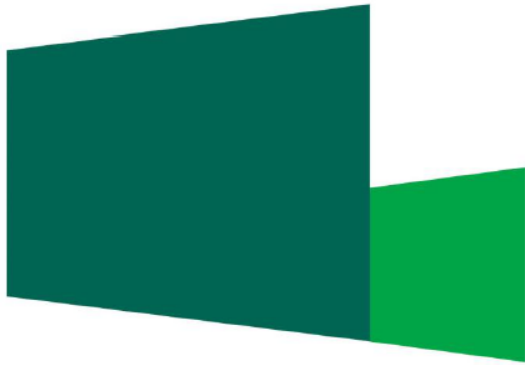
QUEANBEYAN-PALERANG REGIONAL COUNCIL

Council Meeting Attachment

28 APRIL 2021

ITEM 9.1 COMMUNITY ENGAGEMENT REPORT - PROPOSAL TO
CLOSE MAJARA STREET BUNGENDORE

ATTACHMENT 1 ENGAGEMENT REPORT - MAJARA ST ROAD CLOSURE -
APRIL 2021



Majara St Road Closure, Bungendore

Report - Community Engagement – Majara Street Closure - Bungendore

Executive Summary of engagement report:

Following a Council resolution on 28 October, Council sought public comment on the proposal to close

- a) the section of Majara Street roadway bounded by Turallo Terrace and Gibraltar Street, an area of approximately 6,025 sqm; and
- b) the road reserve north of Turallo Terrace to the river corridor.

In the notification (see below), Council advised that

- When the section of road reserve north of Turallo Terrace (B) is closed, the land will be classified as operational. The area shown in light blue in the diagram is the proposed site for Abbeyfield Bungendore House.
- Council intends to dispose of the Majara Street road reserve land by sale.

A Notice identifying the proposed area to be closed (see below) inviting submissions to the proposed road closure was published in the Regional Independent on 3 and 17 February 2021. The Notice was also published on Council's Your Voice webpage on 3 February 2021.

In addition, the Notice was sent by post (or email) to the nominated addresses of Notifiable Authorities (defined under section 32B of the *Roads Act*), adjoining land owners and to the property owners along Gibraltar and Turallo Terrace adjoining the Mick Sherd oval.

There was a 28-day submission period and Council received a total of 171 submissions, copies of which are annexed to this report. Council has prepared responses as outlined in attached Engagement Report.

Report - Community Engagement – Majara Street Closure - Bungendore



Proposed closure of Majara Street, Bungendore

Under the provisions of the *Roads Act 1993*, notice is hereby given that Queanbeyan-Palerang Regional Council proposes to close the Council public road listed below and indicated by the red hatched areas in the adjacent diagram:

- (A) the section of Majara Street roadway bounded by Turallo Terrace and Gibraltar Street, an area of approximately 6,025 sqm; and
- (B) the road reserve north of Turallo Terrace to the river corridor.

When the section of road reserve north of Turallo Terrace (B) is closed, the land will be classified as operational. The area shown in light blue in the adjacent diagram is the proposed site for Abbeyfield Bungendore House.

Council intends to dispose of the Majara Street road reserve land by sale.

Comments

Comments about the proposed road closure can be made:

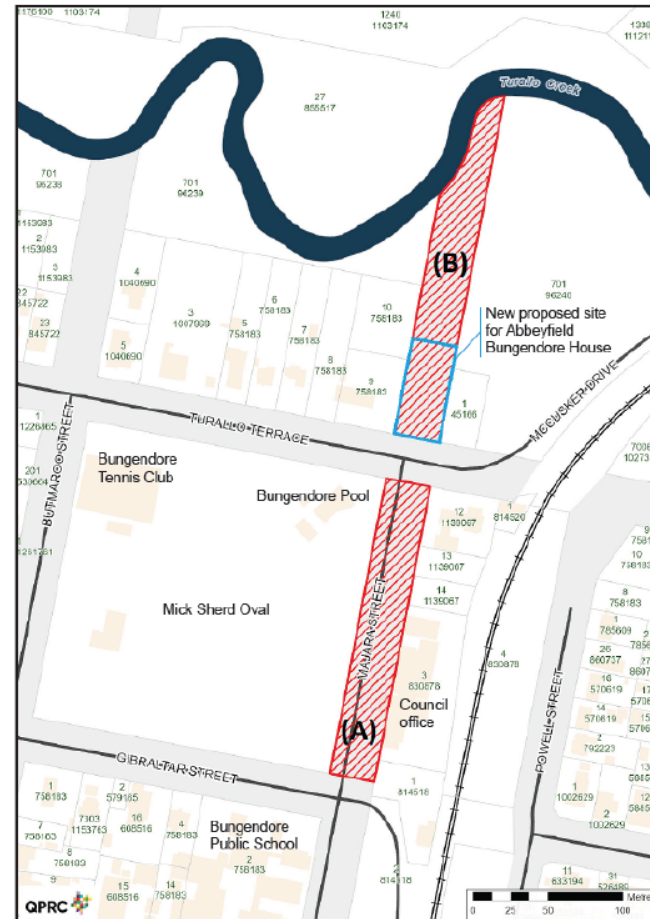
- online via the Your Voice page at yourvoice.qprc.nsw.gov.au
- by email to council@qprc.nsw.gov.au
- by mail to Majara Street Road Closure, PO Box 90, Queanbeyan NSW 2620.

Comments close at 5pm, Wednesday 24 February 2021.

Please note that under the provisions of the *Government Information (Public Access) Act 2009*, submissions may be referred to third parties for consideration. After the consultation period, Council will consider all submissions before determining whether to continue with the road closure proposal.

Enquiries: QPRC Legal Team
Telephone: 1300 735 025
Email: council@qprc.nsw.gov.au

For the Chief Executive Officer, Queanbeyan-Palerang Regional Council



Report - Community Engagement – Majara Street Closure - Bungendore

Participation in engagement:

During the consultation period, Council received 171 submissions.

- 49 submissions via email directly to Council (Submissions 1- 49), and
- 122 submissions were submitted via Your Voice (Submissions 50 – 171)
- The project page on Your Voice had 888 visitors with 202 of these visiting on 25 February 2021.

Comments received:

During the exhibition period, submitters raised a number of matters which staff have responded to below. Many of the submissions provided via email are lengthy and have been attached to the Council report and are referenced in the table below.

Many of the matters raised in the public submissions are outside the scope of this engagement process, that being solely on the closure of Majara Street. Consequently, and as highlighted in the responses below, many of the matters raised will be considered during the development application process that will be undertaken by the Department of Education.

Report - Community Engagement – Majara Street Closure - Bungendore

1. Traffic-related comments, including traffic study/impact/access/congestion/parking/safety																														
Issue No	Submitter Comment	Council Staff comment																												
1.1	What plans have DoE got in place to deal with the traffic issues now and in the future with Elmslea?	This will be addressed during the Department of Education's development application phase. However, Council staff have reviewed the Traffic Plan undertaken by consultants engaged by the Department of Education and have provided the following comment: The Existing Elmslea and proposed North Elmslea traffic has been included in the DoE TIA. Both school trip generators & increase in traffic numbers through the development have been included.																												
1.2	What safety measures e.g. reduced speed limits/pedestrian crossings have been considered?	This will be addressed during the Department of Education's development application phase. Council may choose to make a submission on the development application.																												
1.3	What pedestrian access will be provided to and from the school?	This will be addressed during the Department of Education's development application phase. Council may choose to make a submission on the development application. Pedestrian Facilities in the immediate vicinity of the proposed school have been included with several options reviewed in the TIA. These facilities will be crucial to ensuring safe and efficient operation of traffic around the school during pick up and drop off times.																												
1.4	Increased traffic on Turallo Terrace and Butmaroo Sts	The closure of Majara St will see an increase in traffic on some local streets, specifically Turallo Terrace and Butmaroo St. The Department of Education engaged a traffic design consultant to prepare a traffic study to accompany their development application. Councillors were provided with an overview of this study at a workshop in early March and DoE has indicated that the study will be made publicly available during the development application phase, and most likely before. From the briefing, the consultant advised that the increased traffic would not reduce the level of service on Turallo Terrace and Butmaroo St below Level A. Table 2-1 Intersection Level of Service Criteria <table border="1" style="margin-left: auto; margin-right: auto;"> <thead> <tr> <th>LoS</th> <th>Average Delay/Vehicle (sec)</th> <th>Traffic Signals & Roundabouts</th> <th>Give-way & Stop signs</th> </tr> </thead> <tbody> <tr> <td>A</td> <td>Less than 15</td> <td>Good operation</td> <td>Good operation</td> </tr> <tr> <td>B</td> <td>15 to 28</td> <td>Good with acceptable delays and spare capacity</td> <td>Acceptable delays and spare capacity</td> </tr> <tr> <td>C</td> <td>28 to 42</td> <td>Satisfactory</td> <td>Satisfactory, but accident study required</td> </tr> <tr> <td>D</td> <td>42 to 56</td> <td>Operating near capacity</td> <td>Near capacity, accident study required</td> </tr> <tr> <td>E</td> <td>56 to 70</td> <td>At capacity, excessive delays; roundabout requires other control mode</td> <td>At capacity; requires other control mode</td> </tr> <tr> <td>F</td> <td>Exceeding 70</td> <td>Unsatisfactory; requires additional capacity</td> <td>Unsatisfactory, requires other control mode.</td> </tr> </tbody> </table>	LoS	Average Delay/Vehicle (sec)	Traffic Signals & Roundabouts	Give-way & Stop signs	A	Less than 15	Good operation	Good operation	B	15 to 28	Good with acceptable delays and spare capacity	Acceptable delays and spare capacity	C	28 to 42	Satisfactory	Satisfactory, but accident study required	D	42 to 56	Operating near capacity	Near capacity, accident study required	E	56 to 70	At capacity, excessive delays; roundabout requires other control mode	At capacity; requires other control mode	F	Exceeding 70	Unsatisfactory; requires additional capacity	Unsatisfactory, requires other control mode.
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E	56 to 70	At capacity, excessive delays; roundabout requires other control mode	At capacity; requires other control mode																											
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Report - Community Engagement – Majara Street Closure - Bungendore

1.5	Current traffic on Turallo Terrace and Butmaroo St	Council regularly collects traffic data on local roads. In regards to Majara St, the following data has been collected in recent years Recorded October 2017 Majara St – south of Turallo Terrace to QPRC office – 931 ADT. It is anticipated that one third of these trips were undertaken by those accessing Council’s building or the Bungendore pool, both of which will not be located in this area in the future.
1.6	Impact on parking in area	The closure of Majara St will remove parking that faces on to Mick Sherd Oval and parking outside of the current Council building. The new high school in Bungendore proposal includes car parks behind the existing Palerang Council Building. The car parks would be used by teachers during school hours. Additional Parking will be formalised on Turallo Cres and within the Train Station Grounds for the utilisation of all users. DoE is finalising the transport strategy for the high school. This will outline the number of car parks included in the development. It is noted that Parking provision will be paramount to the safe success of the proposal.
1.7	What is Council doing with the proceeds from the closure and sale of the road and other properties?	All proceeds from the sale of Council assets in Bungendore will be spent within the Bungendore community. Council has accepted a financial proposal aligned with the Bungendore High School proposal. As part of this, funding is allocated for the construction of the new pool at the Sports Hub, maintenance of Mick Sherd Oval, construction of a new integrated customer centre and community library, a new community centre, and construction of a new office for Bungendore staff. The new pool is estimated to cost \$10m, of which Council will be provided within \$5m by the DoE. The additional funding required for the pool will be sourced via loans and has been incorporated into Council’s Long Term Financial Plan Council is considering its options for the new Bungendore office and may progress plans to house all Bungendore staff, including customer service and the library in the same building. Council has resolved to negotiate with three landowners regarding a site and also negotiate other funding options should an integrated office and community facility be progressed.
1.8	Will the traffic study be made public?	The full traffic assessment will be made publicly available as part of the development application process. DoE has released a summary. The proactive release of the full document is a decision for DoE. Councillors have been provided with a confidential copy of the assessment to assist with their decision making process.
1.9	There is a lot of misinformation in the community, can there be more updated?	This is outside the scope of this engagement process, however information regarding the high school proposal can be found at https://www.schoolinfrastructure.nsw.gov.au/projects/n/new-high-school-in-bungendore.html
1.10	Road closure is like putting the horse before the cart	Closure of the road is prudent as preparation measure for the DoE catalyst project. If the catalyst project does not proceed, the road closure will not need to be enacted.
1.11	What studies have been done around overland stormwater flow	This will be addressed during the Department of Education’s development application phase. Council may choose to make a submission on the development application.
1.12	Do not build on top of easements	This will be addressed during the Department of Education’s development application phase. Council may choose to make a submission on the development application.
1.13	Has Council has performed a Risk Assessment for the road closure.	No – Council has reviewed the traffic assessment commissioned by DoE and has made comment on that. See issue 1.1.
1.14	Will scouts be reimbursed for car park	A condition of the development application for the scout hall was the construction of a 15 place car park (including one disabled space). If the road closure proceeds and the land is provided to Abbeyfield, the current car park will no longer be available for use.

Report - Community Engagement – Majara Street Closure - Bungendore

		DoE will permit the Scouts to utilise the new DoE carpark located on 2-6 Majara Street outside of school hours to replace the Scout's existing carpark.
1.15	Impact on amenity of Bungendore	The impact on the amenity of Bungendore will be assessed as part of the development application. If the development application is not approved, Council will not proceed with the road closure.
1.16	Parking at Frogs Hollow	The closure of Majara St and the Frogs Hollow redevelopment are different projects and are not linked. Council sought community comment on some concept plans for Frogs Hollow. These plans included some public car parking.
1.17	Access to other areas of Bungendore	The closure of Majara St would require alternate routes to be taken to access different parts of Bungendore. The currently proposal from DoE includes a roundabout at the corner of Butmaroo and Gibraltar Sts to assist with traffic movements.
1.18	What is the intent of the new road behind the current Council building?	DoE is proposing to construct a new road between the existing Council building and the railway line to provide access to the car park, for buses and deliveries. Council understands that this new road is not being constructed as a replacement for Majara St.
1.19	What access will there be to the new school?	This is outside the scope of this engagement process, however DoE has advised in recently released frequently asked questions that further studies will be done to inform their development application. These studies will include pedestrian footpaths, bus bays, parking and kiss and drops to both the primary and high schools.
1.20	What do you mean when you say the land near the river will be classified as operational?	The land is currently classified as 'community' meaning that a building such as that required for Abbeyfield would be unable to be built on the land under the <i>Local Government Act 1993</i> . By changing the use of the land to 'operational' under this Act, a development such as Abbeyfield would be able to proceed, following appropriate development assessment.

2. Site location		
Issue No	Submitter Comment	Council staff comment
2.1	Issues with the location of the proposed High School	<p>This engagement process focuses on the closure of the road, not the location of the school.</p> <p>Council was approached with a proposal to construct a school on Mick Sherd Oval and to acquire the Council-owned property on Majara St. A workshop was held with Department of Education representatives, councillors and staff in July 2020. During the workshop, there was discussion on minimising the impact on Mick Sherd Oval as much as possible. It was suggested during the workshop that moving the school further to the east, and utilising the road reserve may be worth consideration by DoE. This was a suggestion, not a decision or a direction. DoE representatives took the suggestion on board and revised the plan following consideration.</p> <p>There will be no impact on the dog off lead area, even with the construction of Abbeyfield. The dog off lead will remain operational and accessible for members of the community.</p>

3. Heritage		
Issue No	Submitter Comment	Council staff comment
3.1	Closure of the road will impact the grid design of Bungendore	While the grid pattern of streets is a feature of Bungendore and many other towns developed around the same time, the closure of a small section of one of the streets will not have a significant impact on the overall street layout. Heritage matters will be further assessed during the Department of Education's development application phase.
3.2	Aboriginal heritage study	This will be addressed during the Department of Education's development application phase.

Report - Community Engagement – Majara Street Closure - Bungendore

3.3	How will this impact poets corner and the war memorial?	This is outside the scope of this engagement process, Council has already agreed to relocate Poets Corner to Frogs Hollow. While the proposal does include a portion of Mick Sherd Oval, it does not infringe on the area adjacent to the war memorial, with ceremonies and events to continue in this space.
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4. Flood Risk		
Issue No	Submitter Comment	Council staff comment
4.1	There are better location options for Abbeyfield and increases flood risk.	A suitable alternate site has been located and assigned to Abbeyfield. While Council does not believe the site is a risk, this will be further assessed during the development application process for Abbeyfield. Should the development application not be approved, Council will reconsider a site for Abbeyfield and use of the land.
	Flood risk of high school	The flood impacts will be further examined as part of the development application process, however the Bungendore Floodplain Risk Management Plan shows that Mick Sherd Oval and the properties along Majara St are outside the Probable Maximum Flood Event (greater than 1:100 flood event) level.

5. No Objection or Support		
Issue No	Submitter Comment	Council staff comment

6 Other		
Issue No	Submitter Comment	Council staff comment
6.1	Concerns about the consultation period undertaken for the Operational Plan amendment	Staff have reviewed the e-newsletter that were distributed during the exhibition period in November-December 2020. It appears that the Operational Plan amendment was not included in the e-newsletter on 13, 20 or 27 November. It is the general process that matters on public exhibition are included in the e-newsletter. This was not done deliberately and seems to be an error. The staff member response for the newsletter no longer works for Council. While the amendment was adopted by Council, it does not stop Council from voting against the road closure as part of this current process.

Report - Community Engagement – Majara Street Closure - Bungendore

Email SUBMISSIONS (1 – 49)		
Submitter:	Submission raised the following matters (full submissions attached to Council report:	Council Response
1	<ul style="list-style-type: none"> • Traffic study • Heritage 	1, 3
2	<ul style="list-style-type: none"> • Amenity • Traffic study • Heritage • Flood risk • Frogs Hollow 	1, 3, 4
3	<ul style="list-style-type: none"> • Traffic study • Heritage • Flood risk 	1, 3, 4
4	<ul style="list-style-type: none"> • Site location • Heritage • Flood risk 	2, 3, 4
5	<ul style="list-style-type: none"> • No objection • Specialist comments 	5,
6	<ul style="list-style-type: none"> • Amenity • Traffic study • Heritage • Flood risk 	1, 3, 4
7	<ul style="list-style-type: none"> • Site location • Heritage • Flood risk • Impact on Mick Sherd Oval 	1, 2, 3
8	<ul style="list-style-type: none"> • No objection 	5
9	<ul style="list-style-type: none"> • Site location • Traffic study • Heritage • Consultation process 	1, 3
10	<ul style="list-style-type: none"> • Traffic study • Heritage • Consultation • Site location 	1, 3
11	<ul style="list-style-type: none"> • Site location • Swimming pool impact 	1, 2, 3



Report - Community Engagement – Majara Street Closure - Bungendore

Email SUBMISSIONS (1 – 49)		
Submitter:	Submission raised the following matters (full submissions attached to Council report:	Council Response
	<ul style="list-style-type: none"> • Traffic study • Flood access 	
12	<ul style="list-style-type: none"> • Traffic study • Site location • Heritage • Flood risk 	1, 2, 3, 4
13	<ul style="list-style-type: none"> • Site location • Abbeyfield location 	1, 2
14	<ul style="list-style-type: none"> • Amenity • Traffic study • Heritage 	1, 3
15	<ul style="list-style-type: none"> • No objection 	5
16	<ul style="list-style-type: none"> • Traffic study • Use of proceeds 	1
17	<ul style="list-style-type: none"> • Impact on Mick Sherd Oval • Traffic study • Location 	1, 2
18	<ul style="list-style-type: none"> • Support 	5
19	<ul style="list-style-type: none"> • Traffic study availability • Heritage • Aboriginal burial grounds 	1, 3
20	<ul style="list-style-type: none"> • Support 	5
21	<ul style="list-style-type: none"> • Traffic study • Safety concerns along Turallo Terrace • Pedestrian concerns • Loss of parking • Increased parking for Abbeyfield • Impact on dog off lead area • Traffic calming measures • Site location 	1, 2
22	<ul style="list-style-type: none"> • Traffic study • Legal implications of road closures 	1
23	<ul style="list-style-type: none"> • Traffic study • Heritage impact on adjacent property 	1, 3



Report - Community Engagement – Majara Street Closure - Bungendore

Email SUBMISSIONS (1 – 49)		
Submitter:	Submission raised the following matters (full submissions attached to Council report:	Council Response
24	<ul style="list-style-type: none"> • Traffic study 	1
25	<ul style="list-style-type: none"> • Traffic study • Site location • Heritage 	1, 2, 3
26	<ul style="list-style-type: none"> • Support 	5
27	<ul style="list-style-type: none"> • Traffic study • Site location 	1, 2
28	<ul style="list-style-type: none"> • Support 	5
29	<ul style="list-style-type: none"> • Traffic study • Impact on preschool • Impact of future developments • Site location 	1
30	<ul style="list-style-type: none"> • Traffic study • Site location 	1
31	<ul style="list-style-type: none"> • Traffic study • Parking impact 	1
32	<ul style="list-style-type: none"> • Support 	5
33	<ul style="list-style-type: none"> • Traffic study • Heritage • Road behind Council building • Impact on off lead area 	1, 3
34	<ul style="list-style-type: none"> • Financial impact • Traffic study • Heritage 	1, 3
35	<ul style="list-style-type: none"> • Traffic study <p>NB This was an 'addition' to submission No 38 (Received 5 March – after closing date, but still considered)</p>	1
36	<ul style="list-style-type: none"> • Traffic study • Impact on Bungendore Common along Turallo Creek 	1
37	<ul style="list-style-type: none"> • Traffic study • Flood risk 	1, 4
38	<ul style="list-style-type: none"> • Traffic study • Location • Heritage 	1, 2., 3
39	<ul style="list-style-type: none"> • Traffic study 	1, 3,

Report - Community Engagement – Majara Street Closure - Bungendore

Email SUBMISSIONS (1 – 49)		
Submitter:	Submission raised the following matters (full submissions attached to Council report:	Council Response
	<ul style="list-style-type: none"> • Heritage 	
40	<ul style="list-style-type: none"> • Linked to submission 16 – spelling amendment 	
41	<ul style="list-style-type: none"> • Heritage • Impact on war memorial 	3
42	<ul style="list-style-type: none"> • No objection • Department of Industry – Water Resources 	5
43	<ul style="list-style-type: none"> • No objection • NSW Fisheries 	5
44	<ul style="list-style-type: none"> • No objection • Essential Energy 	5
45	<ul style="list-style-type: none"> • No objection • RMS 	5
46	<ul style="list-style-type: none"> • No objection • DPIE – Crown Lands 	5
47	<ul style="list-style-type: none"> • Specific comment • QPRC Utilities 	5
48	<ul style="list-style-type: none"> • No objection • Water NSW 	5
49	<ul style="list-style-type: none"> • No objection • Property Services – Planning, Industry and Environment 	5

Report - Community Engagement – Majara Street Closure - Bungendore

YOUR VOICE SUBMISSIONS (50 – 171)		
Submitter:	Submission:	Council Response
50	This is crazy - please don't reduce our street access between Bungendore town centre and Elmslea (and while you are at it leave the oval alone as well)	1, 2
51	I am a Bungendore resident and support the proposal to close the road. The long term benefits of a high school for the community will outweigh the minimal costs of travelling a different route.	5
52	I object to the closure of this road as currently it provides ample parking before and after school for parents to drop off and pick up their children. Trying to get a parking space at 9am and 3pm to go to the Post Office is already a nightmare with out you taking away dozens of car park spaces.	1
53	As a resident of Turallo Tce I am directly affected by this proposal and am concerned about the increase in traffic to our street following the closure of Majura St. Majura St carries a lot of traffic heading to and from Elmslea Estate and this traffic will be diverted straight past our home. I would like to know what plans are in place to slow traffic in our residential area?	1
54	This should no go ahead no consideration has been give to the Elmslea estate's side access or how parents will drop off children the school should not be built on this site	1, 2
55	I support this proposed partial road closure and all works to expedite the development of the new high school adjacent the primary school.	5
56	The cart has been put before the horse. By closing Majara st in preparation for the High school, with NO traffic management plan in place council risks creating major traffic bottlenecks along Turallo Terrace as well as safety issues. The development of Abbeyfield should go ahead of course for the elderly residents of Bungendore, but why close off the whole road to satisfy this? A traffic management plan needs to be developed and consulted on.	1
57	<p>This closure makes no sense for the following reasons:</p> <p>Traffic: Closing Majara St will divert traffic from Elmslea to all town assets in this area including, but not limited to the school, train station, council chambers, swimming pool, community centre, police station, school of art, library, school hall, Mick Sherd oval, poets corner, war memorial, and post office) on to streets that are majoritively residential and structurally inappropriate for it (specifically Turallo Tce and Butmaroo St). These streets will become rat runs as parents and users of these facilities make their way to the locations listed above. As parents attempt to drop their kids off in the safest, fastest and most efficient locations possible, they will clog up these roads creating a chaotic and unsafe environment for kids walking or riding to school from the northern and western sides of Majara St.</p> <p>This traffic will increase as the inevitable new developments in the north and north east of Elmslea are established.</p> <p>Character and recreation space: The proposed modification will forever change the shape and character of Bungendore. Bungendore Park, one of Bungendore's few recreation spaces, will be less accessible for sport on weekends and other recreational activities during school hours as well as before and after school. The reduced parking and car access will impinge on the pool, tennis club, cricket nets, adult exercise equipment and children's playground.</p> <p>Heritage: There is significant and long standing items of considerable heritage value to the town in this area. The school of art, police station, indigenous gravesite, train station and Bungendore park are all but a few of the assets with great value for our town.</p> <p>The oval, home to the Bungendore Tigers since 1908, is on Bungendore Park. Bungendore Park was gazetted in the mid 19th century (1800s) as a recreation space for Bungendore. It contains, among other heritage items, the community funded pool, poets corner, war memorial and pine trees descendent from the Lone Pine at Gallipoli. Before any change is made to this area, an all encompassing heritage assessment must</p>	1, 2, 3

Report - Community Engagement – Majara Street Closure - Bungendore

	<p>be completed.</p> <p>Final note: Bungendore is not a suburb of a larger city. It's is an autonomous town, with its own identity, that deserves its own facilities. This change will push us further along the route to becoming 'Bunghalin'.</p> <p>By closing this part of Majara St to all traffic, council will be limiting access to town assets that have intrinsic and great value to the community, and push traffic on to streets that are inappropriate creating dangerous, and undesirable rat runs.</p> <p>Please do not close this road.</p>	
58	<p>I would like to provide my feedback on the proposal to close Majara Street between Gibraltar Street and Turallo Terrace. This road is a key link between Elmslea Estate and Historic Bungendore that is frequently used by a large portion of residents. This large volume of traffic is currently passing one local government building, a pool and an oval. Should travellers have to find an alternative route, they will be passing a combination of residential homes, businesses, the main entry to a primary school, a police station and an un-fenced local park. This increase in traffic could not only be dangerous, particularly at the intersection of Gibraltar and Butmaroo Streets, but is very unfair on the residents on both Turallo Terrace and Butmaroo Street who purchased their properties thinking they were on small local roads. Closing this key link road should not happen for any reason, but to close it to accommodate a school which could be located in numerous other positions is not acceptable. Thank you for your consideration.</p>	1
59	<p>I strongly support the proposal</p>	5
60	<p>Over the last 6 years the traffic on turallo terrace has increased dramatically and has become a speedway for the elmslea residents hooning through. Without proper line marking this road doesn't need any more traffic, it perhaps needs many speed humps. Closing Majara st will only increase traffic</p>	1
61	<p>Dear Council, why are you so hell bent on obliterating the character of Bungendore? Why change the historic and romantic name "Frogs Hollow"? Why destroy the central plaza of Mick Sherd Oval which provides a calming effect in the middle of town and much social cohesion in its use by community groups? Can't you leave us with the Heritage features that makes Bungendore unique and provides amenity and put your new developments out of town? This latest partial road closure of Majara Street is yet another insensitive, traffic jamming move that will make the whole town less user friendly. Most Bungendore residents are NOT happy with this Council's town planning decisions, particularly the ham fisted approach to a town centre which needs more recreational ease of use, not less. It should be a pleasure for tourists to walk around in, and your proposed road closure will create parking bottlenecks and will be a deterrent to anyone wanting to use toilets, playground, School of Arts, Post Office, etc etc etc. Please try and enhance our town centre, not destroy it. A high school does not belong there - please leave us our civic spaces.</p>	1, 2
62	<p>This is almost unbelievable. Obviously a decision made by people who do not live in Bungendore. At primary school pick up in the afternoon this road is extremely busy. How Gibraltar and Butmaroo Streets will cope with the extra traffic when Majara Street is closed off is hard to envisage. Plus less parking for parents, many now park opposite the Council Chambers. This needs to be re-assessed, as does building the high school in such a prime village location.</p>	1
63	<p>Road closure will create traffic congestion for primary school drop off and collection. It will reduce the amount of parking for safe collection and drop off of primary school students. It will force unsafe driver behaviour around the primary school precinct. I am concerned that a full traffic management assessment has not been preformed which will result in harm to a primary school child. The QPRC will be fully accountable for any harm or injury to mine or any Bungendore primary school child as a result of this decision.</p>	1
64	<p>It will hinder the general use of the park, pool, Post office and school. Don't do it</p>	1
65	<p>Closing part of Majara Street will have a detrimental effect on the whole central section of our town.</p> <p>Partially closing a road that is integral to the amenity of the centre of our town is very short sighted and can not be a long term solution for future developments. A full traffic study and a heritage assessment of this precinct should precede any decision to close this road.</p>	1, 2, 3, 4

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	<p>The grid pattern that was adopted for the heritage part of Bungendore is simple and structured to enable ease of navigation by residents and visitors. Majara Street, between Turallo Terrace and Malbon Street, is a main thoroughfare for residents of Elmslea to access all the amenities of the town and by closing this road all traffic will be diverted down Turallo Terrace past the Preschool and then onto either Butmaroo or Ellendon Streets which are predominately residential. The traffic from the proposed developments to the north of Elmslea will also feed into McCusker Drive which will then add further volume to the current traffic.</p> <p>In closing this road, all traffic accessing Bungendore Primary school will be forced to merge on Malbon Street or most likely Gibraltar Street. Traffic congestion in this part of Gibraltar Street is already an issue for not only school drop off/pick up but for the customers of the Post Office and the users of both the School of Arts and the park.</p> <p>We are a viable heritage town that attracts new residents and tourists. Bungendore was named second in Australia on the ME's best regional town for first-home buyers list. Bungendore has particular characteristics that are in danger of being entirely eroded by quick fix solutions. QPRC should respect and appreciate the uniqueness of the heritage part of Bungendore and use the surrounding greenfields for future developments.</p> <p>There is ample space not in a flood zone for housing and infrastructure. Please do not close this road.</p>	
66	<p>I do not believe it should be closed or the High School built there. Both Turalla Terrace and Majara Street are already used regularly, especially by residents of Elmslea to access the Primary school, the shops and the Churches. Putting Abbeyfield there and closing the road means the residents will have much further to walk just to get to the Post Office, the station, shops and church, with no public access across the High School grounds. The grid traffic system which is part of the heritage of the village, as it is of many historical villages, will be spoiled and the traffic will be increased past the pre-school and the new scout hall which will. How long will it be before someone is killed or injured on this part of the road?</p>	1, 3
67	<p>Majara Street is the Eastern border of the historic, central Bungendore precinct. It forms part of the traditional grid pattern that was gazetted for the village in the mid-1800s and was designed to provide both convenience and amenity to the village.</p> <p>Closing Majara Street between Gibraltar Street and Turrallo Terrace will impact on this heritage design and detract from both the amenity and convenience of Bungendore residents.</p> <p>The suggestion to close this street can not be separated from the fact that it is central to the proposed location of a high school. Closing the street now seems to predetermine any traffic study that will accompany this proposed development. Prematurely closing the road suggests that any other zoning or planning considerations surrounding the proposed high school will be treated without due diligence or proper consideration- it is a poor precedent and it is entirely possible that this will expose the council to a legal challenge in the future.</p> <p>At the very least, a full traffic study and a heritage assessment of this precinct should precede any decision to close the street.</p> <p>While not a resident of Elmslea, I am concerned about the impact closing this portion of Majara Street will have on access to the satellite development for residents as well as for residents of Butmaroo Street who will experience an inevitable increase in traffic flow. (If this becomes a precursor to an extension of Butmaroo Street across the common, that would appear to be development by stealth not by community consultation and would be a shocking outcome.)</p> <p>Similarly, with the closure of Majara Street, traffic will increase along Turallo Terrace and past the Preschool and then onto either Butmaroo or Ellendon Streets which are predominately residential. Traffic from the proposed developments to the North of Elmslea will also feed into McCusker Drive which will then add further volume to the traffic on Turallo Terrace, Butmaroo and Ellendon Streets. Has this been properly considered?</p>	1, 3

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	<p>Closing this road will cause Bungendore Primary school traffic to converge Gibraltar Street with further congestion the inevitable outcome. Gibraltar Street already suffers from congestion, not only for school drop off/pick up but for the customers of the Post Office and the users of both the School of Arts and the park.</p> <p>Bungendore is a viable heritage town that is attracting new residents and tourists. It was named second in Australia as the ME's best regional town for first-home buyers but its unique character is in danger of being entirely eroded by quick fix solutions such as the proposed high school location in this precinct which is the premise for this proposed street closure.</p> <p>Demonstrably, there is land available for housing, high schools and infrastructure on the fringes of the village that offer a better option than this site and that would not necessitate the street closure outlined in this proposal.</p> <p>Properly and transparently considering them before closing this street will engender a belief that our council is working for our community and not in its own, short-term interests.</p> <p>The unique and historic nature of Bungendore must be respected and appreciated. It is the legacy that Councillors leave for future generations.</p> <p>I implore the Council to consider alternatives to permanently compromising the historic heart of our village that will result from closing this road.</p>	
68	I support the road closure to ensure the high school build progresses as soon as possible.	5
69	I am happy with this proposal	5
70	<p>Closing part of Majara St will have a long lasting, irrevocable detrimental effect on the whole central section of my town, Bungendore, and indeed its heritage.</p> <p>The proposed closure of a road that is an integral part to the centre of our town is extremely short sighted by QPRC and cannot nor should be considered a long term solution for future developments. A full and comprehensive traffic study and an in-depth heritage assessment of this precinct should and must precede any decision to close this road.</p> <p>In closing this road, all traffic accessing Bungendore Primary School will be forced to merge on Malbon Street and Gibraltar Street. Traffic congestion in this part of Gibraltar Street is already an issue not only for school drop off/pick ups but for the customers of our local Post Office, users of the local Library, School of Arts and Bungendore Park.</p> <p>We are a viable heritage town. Bungendore has been named as the second in Australia on the ME's best regional town for first home buyers list.</p> <p>Bungendore has particular characteristics that are in danger of being entirely eroded by quick fix solutions.</p> <p>QPRC should respect and appreciate Bungendore's unique heritage and should be endeavouring to preserve as much if not all of the heritage of the village and use the surrounding greenfields for future facilities developments.</p> <p>There is more than ample space not within a flood zone for infrastructure and future housing.</p> <p>I implore QPRC to very seriously reconsider their proposal to close this road.</p>	1, 3
71	<p>A great idea leading to a great outcome</p> <p>Best thing to happen to the town of Bungendore</p>	5
72	The traffic impact will be huge. Stop closing streets and ovals to insert a high school into Bungendore. Find an alternate location	1
73	This is a very SHORT SIGHTED proposal. If you lived or worked anywhere within proximity of where you are proposing to close the road you would not think this a viable option. This road is bumper to bumper between 8:00am and 9:30am and 3:00pm till 4:00pm (school drop off and pick up). Gibraltar and Butmaroo Street will NOT be able to cope with the extra traffic when Majara Street is closed. I work in this precinct and already have difficulty finding a safe park near the school for my children due to the volume of traffic and lack of car park spaces. I never let my children ride or walk to school (like I did as a kid in Bungendore) as the traffic around the school is too built up and drivers often get impatient	1

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	and make poor choices in frustration. Please reconsider this decision and the one to lump a huge high school building right smack bang in one of our prime village locations. Thank you for your consideration.	
74	I think this will be a minor inconvenience for a major positive step for our little town,	5
75	I am fully in support of the road closure to further progress on the high school.	5
76	The road closure is no problem at all and entirely sensible to facilitate the high school. The proposed location for the Abbeyfield Bungendore House would be a complete disaster. The location is directly between the scout hall and preschool, would create traffic chaos due to the preschool parking traffic, and is not logical in the context of the education precinct. This site should be developed as the second campus for the preschool which desperately needs expansion for the over 200 children on the waitlist who cannot be accommodated in the current facility. There should be an underground or lower level parking facility with a significant, multi storey preschool education centre. Abbeyfield would be better located adjacent to the large self-contained retirement facility on Forster St in what should be the retirement precinct. The proximity to the ambulance station and the logical step from self-contained to full retirement care makes perfect sense.	2
77	I support the partial road closure of Majara St in support of the new High School being built.	5
78	Closing this street is only going to cause a traffic bank up problem on Butmaroo St and possibly Ellendo St as you are severely restricted the traffic flow from Elmslea Estate of which a good majority use Majara St to access the primary school and parking at the train station for school drop off and pick up. Turallo Terrace is already a very busy street in the mornings and afternoons and the number of times that I have seen kids almost being hit by cars in a hurry who do not look out for kids or obey the speed limits...especially at the low level crossing...forcing more traffic down Turallo Terrace to/from other streets is also going to make it far more dangerous for kids walking and riding to school. Closing Majara St is going to get a child killed on the road due to banked up and impatient traffic and it is going to cause major issues with traffic flow from Elmslea Estate	1
79	You are closing a busy access road to allow a high school to be built at a most inappropriate location to appease those in the community who want a quick fix. You are placing the safety of residents (and preschoolers) on Turallo Tce at risk. Is there an assessment on impact on the Preschool, Scout Hall and dog park? Turallo Tce and Gibraltar st will become unnecessarily busy. Think long term Council rather than focusing purely on a money grab	1, 2
80	Just wondering if there will be pedestrian access - will the current footpath located partially around The Mick Sherd Oval still be accessible?	2
81	Why are you reinventing the wheel? There are plenty of other spaces - blank canvas land which can house the school. This is dangerous and will cause havoc to our already congested drop off and pick ups.	2
82	Will the proposed new road behind current council chambers be a road or just access to new carparks?	1
83	I use Turallo Terrace daily to get from Elmslea to the shops and the south and east sides of Bungendore. I do not believe that the closure of this short section of road will have any significant effect. Many people, like me, already use Butmaroo and Ellendon Streets in preference to Majara, even to get to the car park at the park. The high school is a wonderful development for Bungendore and should be built as soon as possible. Closure of Majara street is a key component of this.	5
84	I strongly object to this proposal. I have an 8 year old child who will benefit from a high school in Bungendore which I have joined in the crusade for. So it is heartbreaking to see the planned high school site. This site is just not appropriate for a high school. It is too small, and shows complete lack of planning for the future, and will not be able to accommodate the growing population of high school students in Bungendore. There will be safety issues in terms of traffic, with the road closure creating all sorts of issues - it will increase the traffic pressure on Butmaroo St and surrounding streets and affect access to Elmslea. Without a flow through system, school drop off and pick up will become a congested nightmare and create a real hazard for pedestrians, the majority of which will be children. Also the Bungendore pool is a community hub over summer, our family and others use it to cool down, get exercise and catch up with friends. Our daughter is developing a love of swimming and enjoys the local swim club, which is an important community group that has taught local children to swim for years. It is a great asset to the town and one which Bungendore cannot afford to lose. There are no other nearby swimming options, how could anyone possibly approve the removal of the local pool for a tiny compressed high school that will be soon outgrown? This block, including Mick Sherd oval is so important to the community and needs to be left as is. The high school site needs to be somewhere else - we are surrounded by so much open space with so many better options, please don't wreck the whole town by this one very bad choice of sites.	1, 2

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85	Restricts the traffic flow around Bungendore for locals who are having to detour to suit a highschool in the wrong location. It pushes traffic down residential streets that are then going to be impacted with this road closure again not fair - note I don't live on those streets but I would be very upset if council forced the traffic flow that would go down their quiet streets	1
86	<p>I find the statement B) about the closure of the road to the river corridor confusing. one the one hand it says closing then says classifies as operational. At the very least a clarification as to what operational means needs to be made - if operational how do we drive on it as other operational roads are driven on? If the road blocks the access from the dog walking area to the path along the river then are you proposing that there is no longer any access along the side of the creek. I would also query why the dog area is not specified or is that proposed to be no longer available to dog owners and others.</p> <p>Regarding (A) the closure of Majara St past the proposed school, I should first clarify my position that I believe the proposed siting of the High School to be a complete mistake. Having said that I believe the closure of the road will cause an enormous traffic disruption to current traffic which uses this road quite heavily, particularly at school opening and closing times. When you add to this the large amount of additional traffic associated with the High School including student drivers, all I can see is a future of chaos.</p>	1, 2
87	<p>This Plan has many faults.</p> <p>1, it will adversely affect the flow of traffic around Bungendore</p> <p>2, it encroaches on the Common area, which belongs to the people of the local area and not the councils right to sell off.</p> <p>3, Should the "School" be built, the parking in this area will become unmanageable</p> <p>4, Should this go ahead the risk to the primary school children, and also preschool children from motor vehicles would be significantly increased.</p> <p>5, should there be an accident due to increased traffic in the location, the council and those that approved the plan will be vicariously liable for that injury or death.</p> <p>6, If you were to quantify the risk factors using the principles of ISO 31000 and HB167, you may understand that apart from death or injury, the loss of reputation and the cost of litigation would be bigger than the organisation can support.</p> <p>7, No I do not agree with the road closure.</p>	1
88	<p>I fully support closure of this road in order to progress construction of the high school and education precinct.</p> <p>I personally use this section of road daily for school drop-off, and whilst the closure may cause some disruption, there are ample alternative routes available to ensure that these disruptions will, at most, be a minor inconvenience. This is far outweighed by the benefits that will be achieved.</p>	5
89	<p>Is the proposed Abbeyfield site on the Scout Hall carpark site.</p> <p>If so where will the scout hall parking be and will the Scout Association be refunded the cost of the recently completed carpark required by QPRC.</p>	2
90	<p>I am very concerned and don't agree with the proposed closure of Majara Street Bungendore.</p> <p>As a result of this closure, my street, Turallo Terrace, will become even busier! It is now extremely busy, especially at drop off and pick up times, for the local primary school and pre school. Butmaroo, Turallo Terrace and Gibraltar streets are all very congested at these times and when you add the closure of Majara St, it would be both dangerous for parents and students, as well as, extremely unworkable.</p> <p>In addition, the closure would remove parking spaces for both teachers and parents, at busy times. It is already crowded and congested.</p> <p>Majara st also provides parking for our local pool, where would this go?</p> <p>This end of our lovely town is very quickly being eroded and spoilt. A towns oval and all of its facilities, need to be preserved and maintained as a valuable hub for visitors and locals.</p>	1, 2
91	No comments. Showing support for construction of the high school and very keen to see things continue to move along.	5
92	Do we actually need a high school? Do we actually need road closures to meet this perceived need for a high school. Is this a suitable place for a high school? Closing Majara Street and introducing more traffic congestion in a very small space and we all know what school drop off and pick up time is like. A kamikaze of entitled school mums and dads. What about the houses near the high school, having lived across the road from a High School and enduring rubbish, vandalism, graffiti, abuse and entitled rude high school students making themselves at home on our	1, 2, 4

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	verandah I for one feel great empathy towards those home owners. Abbeyfield house, like the pool and the oval, funds raised from community are now being dumped in the off leash dog park. Also let's not forget flooding of the area on a regular basis.. sold our as per usual by QPRC.	
93	I support the proposal for the road closure and the building of the high school in the position described.	5
94	I think it's a great idea for the new school area. I live at 25 Butmaroo St and I have no issue with it.	5
95	I think this is necessary to ensure student safety at the new school. I love the location of the new high school.	5
96	I fully support the road closure of Majara St in Bungendore to make way for the High School. Majara St is not the 'only' road that can be used, there are many other options, therefore impact on traffic will be minimal.	5
97	The closure of Majara St will not only support the current bike track but will assist in the overall safety of all children travelling to the education precinct.	5
98	Please consider possible other locations, as this is not an appropriate site for a school.	2
99	I support this development and the QRPC suggestion and site for the high school, is great for the community of Bungendore now and for future	5
100	I am so happy to see some progress. I want this high school to go ahead for my two children. It's so important this happens! Thank you	5
101	Let's get it started! Looking forward to seeing the beginning of a necessary and almost overdue part of the kids of bungendore! Great spot too.	5
102	I support the road closure based on my support for the high school as currently planned	5
103	I have serious concerns about the proposed closure of Majara St Bungendore. These concerns relate to the overall effect on the traffic flow, character and liveability of the village into the future. One main concern is that the proposed site for Abbeyfield is not appropriate and not a fair or suitable alternative for the community or the community group who have worked so hard to make Abbeyfield a possibility for Bungendore. In addition it does appear that due process and diligent consideration of the proposed site for a high school has not been undertaken. Finally I am appalled that the businesses and community groups who use the buildings that will be affected and indeed knocked down for this proposed road closure and associated high school have not been consulted, kept informed or, it seems, even considered in this process. QPRC is not considering what is best for the varied communities within the region. They are too focused on what they consider to be progress and not what will be of benefit for the communities.	1, 2
104	I fully support the building of the high school in this location. I am happy with the plans and the consideration given to traffic within the area.	5
105	I support the road closure for the development of the high school	5
106	Fully support the proposal. Thank you for progressing with this important project	5
107	I do not support the proposed road closure on Majara Street. I do not support the location for the Proposed High School. Closure of this part of the road will have a massive impact on the surrounding area. This most importantly includes local residents and the traffic redirection that will occur. It simply is unexceptionable to move the current and the huge future amount of traffic flow to Turallo Terrace and Butmaroo Streets. Please keep this section of Road open and build the high school elsewhere.	1
108	Please stop this. Bungendore does not need a high school	2
109	I have concerns about the proposed new Abbey field site and the impact it will have on the bungendore preschool and safety for the children what is being done about this?	2
110	I'm very keen for the high school to proceed as soon as possible and therefore support closure of the proposed road. Suggest school hours be staggered to assist traffic particularly for preschool. Suggest an upgrade to preschool off street parking. Designated to preschool during pickup drop off times. Promote change of habit in traffic flow. Encourage Elmslea traffic, particularly north and east of Ashby drive to use tarago road to access town centre. Advertising to show little distance/time difference to ease traffic on remaining streets. Include upgrades, kerb guttering and footpaths to remaining streets parallel to proposed street closure	5

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111	Happy for the road closure to go ahead. It is great to see progress in the area for the high school.	5
112	I support the closure. The high school will be brilliant for Bungendore and the location is ideal. The proposal is well thought out.	5
113	I agree with closure - go for it	5
114	I don't see a problem with the closure. The would be traffic that would use this stretch of road is easily diverted to Butmaroo st. without inconvenience	5
115	The impacts on the already congested roads around the school during drop off & pick up will be increased, pushing more traffic along Butmaroo St, which is barely wide enough for 2 cars at the best of times.	1
116	Good work, please continue and ignore the vocal minority of whiners	5
117	Nil. Has to be done to go ahead with building. All for it.	5
118	No problems at all, it is not used that much h to cause worry, and there are other streets, very close people can use instead.	5
119	Whatever needs to be done in order to provide the town with much needed services like a highschool and other facilities ASAP has my full support.	5
120	I am fully supportive of the road closure.	5
121	My only concern is the parking issues this will have for the primary school pick ups. Many parents, at least 25 -30 cars park down that stretch of the oval to safely cross the road to collect younger children. Will there be extra parking available ?	1
122	I am in favour of the proposed closure.	5
123	Closing the road isn't going to justify building a High School. I would like to see a traffic study and safety done. I don't want to see our Oval and only tourist facilities taken away for a High School. I would like more thought and a better site chosen for the said High School.	1, 2
124	I think this is the most appropriate action	5
125	This will have negative impacts for elmslea traffic flows amd shouldn't happen	1
126	I do not support the closure of the road. It will divert more traffic through the only two other cross streets and moving abbey field house to the flood zone makes no sense.	1
127	It is needed so we can have the high school near the primary school	5
128	Please consider upgrading the parking at the railway station land ASAP to offset the loss of parking on Majara St (lack of parking at school pickup & drop off times)	1
129	I don't have any concerns with the road closure. If traveling from Elmslea to the centre of town, or vice versa, there are alternative streets to use down Turallo Terrace. People can also very easily get in and out of town via Molonglo St/Tarago Rd. In actual fact, the closure may help address some of the hoons who speed along McCusker Drive in the morning. I actually think the road closure will help to make it safer for primary school children walking to school as it will alleviate some of the traffic around that side of the oval. The proposal for the high school site will create a wonderful education hub for our community, and with the proposal to improve parking in the area and provide shared facilities for the community, is a win win for all.	5
130	I support the closure.	5
131	I don't have any objection to the closure of the road. Bungendore has very little traffic and is a small place. So the closure of 1 road, for which there are other detours that can be taken, is a small price to pay for a significant benefit of the creation of a new high school. There will be many objectors, but I hope the council bears in mind that there will be a silent majority who are very in favour of the development at the proposed location.	5
132	I support the road closure. We desperately need a high school!	5

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133	I am very much looking forward to the town having a high school and I believe the current site will offer Bungendore a lot if the final plans resemble what is proposed. I have never used Majara street and so its closure will not directly affect me. Perhaps an alternative could be proposed for those who need to access the estate. They should have more than one road for reliable access. I have seen both entries to the estate flood.	5
134	We support the proposal	5
135	I fully support the proposed plan for the high school, and any disruption that might be required whilst the build is under way.	5
136	While this closure will impact short term access to primary school and be disruptive during peak times, long term benefits of these changes are important for the community with the development of a single location educational hub.	5
137	I support the road closure and the new high school development.	5
138	We support the road closure so the high school can be built in a timely manner. With three boys, one at high school (and difficulty in the environment) and two more to go through high school a community based high school is very important for the growing population.	5
139	I support the closure of Majara for the purpose of the construction of the proposed Bungendore High School. I have confidence in the process to deliver a well overdue High School for the Bungendore community, and acknowledge the proposed closure is an important step in that process.	5
140	The proposed closure of the section of Majara Street is not supported for several reasons. It will result in increased traffic along Turallo Terrace and other surrounding streets, including Butmaroo Street, which do not have footpaths / safe areas for pedestrians to walk with increased traffic. With greater traffic volumes passing the pre-school and proposed site for Abbeyfield, this could impact access to these two organisations. With section A of Majara St closed, there will be significantly reduced parking for those using the oval - with more cars parked along the side of surrounding roads this could pose an additional safety risk for pedestrians / other road users. With part B marked for operational use, what impact will this have on the dog off lead area?	1
141	I object to the closure of Majara Street for the Bungendore High School. I reside at 35 Butmaroo Street and believe the traffic impact from the closure on an already busy Butmaroo Street would create a very dangerous situation. Due to the Service Station location at the intersection with the Kings Highway many heavy vehicles use Butmaroo Street to access the Diesel refuelling location. In doing so they often reverse across and or block Butmaroo Street. They also do U turns in the Street so as to be on the refuelling side for the vehicle. Vehicles often que at the intersection. due to the busy Kings Highway traffic, creating access issues for vehicles leaving and arriving for fuel at the Service Station. Butmaroo Street traffic has increased significantly since the Supermarket was constructed on Malbon Street. A significant volume of Supermarket shoppers choose to turn left upon exiting the supermarket carpark, to avoid crossing the Kings Highway traffic, then turn left into Butmaroo Street. Further great emphasis was placed, and effort made, to continue the historic grid pattern of Bungendore streets when Elmslea was designed, in the lengthy consultations undertaken at the time with Bungendore residents. This does not follow that pattern A traffic survey must be undertaken, and provided to Councillors' and residents, to fully understand the impacts of this closure. This should have been done prior to this, to enable informed comment to be made from resident and before any informed decision can be made by Council.	1
142	Great idea. It is currently used as a shortcut to Tarago rd by speeding trucks & a shortcut to Elmslea by speeding hotted up utes. Someone's child will die if it is not closed off. Just do it.	1
143	Thank you for the opportunity to comment on the proposed road closure of Majara Street. Unfortunately to provide a fully considered comment on the proposal there is key information not provided as part of the proposal, such as current traffic volumes and what, if any, future works for the protection of vulnerable road users (VRU) are proposed. Due to this information being unknown at present I do not support the proposal as it currently stands. Closing the section of Majara Street marked (A) will result in increased traffic on Turallo Tce and Butmaroo Streets with vehicles heading to and from the South Coast and Elmslea no longer able to take the most direct route. This has the potential to lead to more conflict points at the Gibraltar/Butmaroo intersection which currently suffers from poor visibility due to centre parking and vehicles exceeding a safe speed limit on Gibraltar St. The risk of crashes, whether vehicle to vehicle or vehicle to VRU will be further increased on weekends when the sport fields are	1

Report - Community Engagement – Majara Street Closure - Bungendore

	<p>used for organised sport, the local park is used by children and visiting and through traffic is at its highest over a sustained period. In relation to the closing of Majara Street marked (B) and changing its use to 'Operational', I also cannot support it. Currently that piece of land is used as an informal/unsealed and sealed carpark for the Scout Hall, the preschool and the off leash dog area. Removing these amenities will require user groups to park in the proposed new carpark on the opposite side of Turallo Tce noting that this car park is only being proposed for use outside of school hours. If this proposal is approved and goes forward, youth and parents and recreational users of the off leash area will need to cross an increasingly busy road without any pedestrian infrastructure to assist. If Abbeyfield is also built on that land, the elderly will also be added into the mix heading in the opposite direction to get to amenities such as the post office, shops and medical centre. The only way that I could support either proposal is if there is a commitment to install traffic calming infrastructure this precinct and a permanent decrease to the speed limits. Infrastructure such as a roundabout at Butmaroo/Gibraltar and raised pedestrian crossings on Turallo on either side of Majara will assist in slowing traffic down and reducing the risk and impact of any crash. Street lighting at all these points will be also be required to ensure that cars are able to see any VRUs, particularly pedestrians. Speed limits in this precinct also require lowering. The majority of all deaths of pedestrians occur in 50-60km/h zones with 31% at intersections. At 50km/h the probability of a pedestrian being killed if struck by a vehicle is 90% and drops to 10% at 30km/h. Noting the high level of pedestrian/vehicle interactions which will occur in the precinct bordered by Turallo, Butmaroo, Gibraltar and Majara a permanent speed reduction to 40km/h if not 30km/h will reduce the risk of fatal and serious injuries.</p> <p>Thank you for your time in reading my submission.</p>	
144	<p>I do not support the road closure marked A on the diagram. This will negatively impact access routes to the dog off leash area, the scout hall and Elmslie for many Bungendoreans, and result in increased traffic on residential streets, increased traffic past the primary school on Gibraltar street, and increased traffic past the child care centre on Turallo terrace. It will reduce the size and amenity of Bungendore Park, as well as the parking available for bigger events held there. The proposed road closure at A is to enable the new high school. The site is not an appropriate location for the school - it would adversely impact Bungendore park as a central and accessible public recreation space, and create further traffic problems, particularly at school drop off and pick up times. If the pool is demolished this would demonstrate a disregard for community efforts and for things the community values. It would discourage other community led proposals, given the Council is willing to wipe them out once built or achieved.</p> <p>I support the road closure marked B on the diagram provided the dog off leash area is maintained.</p>	2
145	<p>I'm sure it maybe a pain at first for residents to have the road closed and might be a little tricky at start but I'm sure everyone will get use to it, when looking at the big picture</p>	5
146	<p>Some thoughts on closure of Majara street below. We will be directly effected living in the Police Residence and I'd like to call for the traffic management survey and plan to be publicly released and easily accessible.</p> <ul style="list-style-type: none"> - Lack of confidence in public transport, availability and frequency, timetables - Bungendore reliant on car usage due to distance from shopfronts, hospitals, stable shop business hours and availability of goods provided by shops in town - Increased usage of the Gibraltar, Butmaroo and Turallo Streets will degrade the road quality - Currently no safe passage for pedestrians on either Butmaroo or Turallo streets – footpaths, gutters appropriate drainage - School children travelling on foot will be forced to use the same roads but with increased traffic - Possible increase in traffic down main street as an alternate option. No school crossing on the highway. Braidwood has crossings in the main street - Bus shelters for school students and other passengers. Safety at the bus shelters – no cameras increased population with high school – shared venues - Concern from police – speed monitoring of mentioned streets after the implementation - Parking along Gibraltar street when Majara closed – sports teams congested already and parking is on the oval when streets is full – are council going to employ rangers on a frequent basis – safety or members walking in the area where cars have parked illegally - Council employs Transport Rangers to monitor compliance with parking rules within the Queanbeyan-Palerang area. The Rangers are also responsible for monitoring behaviour in school zones (excluding speeding), parking on nature strips, abandoned vehicles and more. 	1

Report - Community Engagement – Majara Street Closure - Bungendore

	- Council to consider supplying residents in immediate zones with 50km bin stickers – proactive on mentioned streets - Street calmers for Butmaroo and Turallo and updated street markings intersection Gibraltar and Butmaroo – Street lighting	
147	Please ensure that safe and sufficient parking is allotted to the preschool, including footpaths for crossing roads surrounding the preschool and entering the property.	1
148	I have no issue with the road closure	5
149	I support the proposed closure as it provides a safe thoroughfare for the new school precinct and will have minimal impact on Elmslea residents to enter the village.	5
150	This has to be done to move on to build the school. Looking forward to the end product.	5
151	I'm happy with it. A minor inconvenience at the benefit of having a high school.	5
152	I think the high school has been put in the wrong place	5
153	The closure of the street severely restricts movement in and around Bungendore. The lack of two vehicle through access does not support traffic requirements, and will compound the already busy and traffic-laden streets during school hours. The continued pursuance of this site is non-sensical and would be better served by an open site with greater carpark and vehicular access. The closure of this street also impacts the ability of emergency services vehicles to readily access and manoeuvre within the confines of this location. The loss of community green space equally impacts the area and again severely restricts the community. On a separate note, the Bungendore 'safer area' for bushfire and/or disaster response is Mick Sherd oval supported by the surrounding facilities. This plan again impacts this outcome. The Sports Hun provides a gathering place but is not supported by any local community infrastructure. I would strongly urge Council and the Department of Education to review the original proposal as this offers greater flexibility to the community at many levels.	1, 2
154	Bad idea and will change the town, I also don't feel the site is large enough for high school anyway.	2
155	The road closure is a necessary first step for the development of the Bungendore High School and I am in support of it.	5
156	I support the building of a high school however have concerns about the consequences from the closure of this road, changed traffic and onflow effects. 1. Will council be reimbursing the \$70-100k the scout group had to pay to build a carpark at councils insistence less than 12 months ago that will now be torn up to make way for Abbeyfield? 2. Will there be a lit pedestrian crossing built outside the scout hall to allow the youth to cross safely between the new carpark proposed where the community centre currently is, especially as there are youth using the hall 4 nights a week around peak traffic times. 3. Will a pedestrian crossing be built at the end of Butmaroo Street (near the tennis courts) to allow people, particularly school kids, to cross safely to get to Elmslea now that the traffic to that area will increase especially around school times.	1, 2
157	This is an insignificant price to pay for a community with a high school. I would like the council to ensure adequate parking for our school community. The current options are barely sufficing and we will need more as our education precinct grows.	1
158	it needs to be done now so we can provide our kids a local high school option so they don't have to travel in and out of Canberra to a school if it does not get done then the high school will be delayed. closing that section of road will not have any affect on local traffic and those who say it will are just trying to derail the high school	5
159	I'm ok with the road closure if it means getting the high school on time	5
160	Very supportive of this	5
161	It won't effect me or my family in any way shape or form. We will simply use a different road	5

Report - Community Engagement – Majara Street Closure - Bungendore

162	<p>Submission from Braidwood Greens on the closure of Majara St for a proposed high school</p> <p>Thankyou for the opportunity to make a submission on the proposed closure of Majara St. This submission has been developed by members of the Braidwood Greens and has been supported by our membership, some of whom live in and near Bungendore.</p> <p>The Braidwood Greens see the three main issues of this closure as traffic congestion/danger, parking and heritage protection.</p> <p>Before listing our concerns, we would like to express our dismay at the lack of a traffic study, without which the community is unable to understand the full impact of the closure on traffic congestion, alternative road use, projections of future use, and safety. QPRC CEO Peter Tegart told ABC Canberra Radio's Adam Shirley on Feb 26 that a traffic study had been done, but in the FOI documents that some of our members have accessed, there was no reference to it. If such a study exists, it needs to be available for constituents to see.</p> <p>Traffic and parking *This area is already congested. At school drop-off and pick-up times, parking places are difficult to find, and a lot of those parking spots would disappear if a school was to be built, with teachers' cars and senior students' cars taking up a lot of space before those of parents/carers are taken into account. *Yes, there are more parking areas planned, but this will mean more bitumen and less green space, something that QPRC's own Climate Change Adaptation Project (Keeping it Cool - *Vegetation and Heat Adaptation Strategy) has found to be an issue. *We are concerned about the impact that the closure of this part of the road will have on access to Elmslea Estate (and the North Elmslea development which has been approved.) *Traffic will increase on Butmaroo Street and Turallo Terrace which are, at present, quiet residential streets; have the negative effects on those residents been considered in the planning process? *Increased traffic will present increased dangers for pre-schoolers and primary schoolers. *Traffic from New Elmslea will no longer be able to access Kings Highway (Malbon St) via Majara St and it is of great concern to us that the old plan to extend Butmaroo St to the north, across the Common (placing a busy road through the middle of a peaceful and attractive open space used for all kinds of recreation), is therefore likely to be revisited. The Elmslea developer was keen for this to happen early this century but the proposal was defeated by a community campaign.</p> <p>Heritage *The Grid Pattern of Bungendore's layout is an historic feature. The road closure would disrupt that street pattern in the Bungendore Park environs which is a valued heritage precinct in Bungendore, and includes the State Heritage-listed Railway Station and associated dwellings.</p> <p>Thankyou again for the opportunity to make a submission.</p>	1, 3
163	<p>Note - we have also submitted an email.</p> <p>The Bungendore High School Action Group (BHSAG) is an apolitical group of parents and grandparents, whose sole aim was to have a public high school for our community by 2022. Over many years, various groups before us have also lobbied for a local high school – some individuals are now grandparents, who hope that their grandchildren will complete their secondary education in Bungendore. In late 2018, due to the overwhelming support of the community, a bi-partisan commitment was made for a Bungendore High School to be built and open for the first intake of students in 2023.</p> <p>Linked for your information is the case we prepared in 2018 to support the call for a high school in Bungendore. https://www.bungendorehighschoolactiongroup.org/about. Our website also includes comments from families within our community about what a high school would mean for them. https://www.bungendorehighschoolactiongroup.org/community</p>	5



Report - Community Engagement – Majara Street Closure - Bungendore

	<p>As pointed out in our case for a high school:</p> <ul style="list-style-type: none"> • Our population is now large enough to support a high school; • Having no local high school impacts on families and our community; • Preferred high school choices are no longer available; • The available options disperse the local high school cohort, are impractical or will have capacity issues; • The wider community supports and wants a school; and • Our children and community would significantly benefit from a local high school. <p>Many families are or have been making life-changing decisions to stay or come to Bungendore, influenced by the commitment of a local high school by 2023. There are over 1,000 students in the local primary schools in our region. Each year that a high school is delayed an additional 100 to 150 children and their families in the Bungendore area are affected. Traditionally most local students went to high school in central Canberra. Since 2018, the ACT Government effectively closed access for NSW students to these high schools and the most popular ACT non-government schools for our local families also started to severely restrict access. With the high school options considerably decreased, more families from Bungendore and the surrounding areas are now considering leaving. For many of them, we believe more than ever, that a local high school is a critical issue.</p> <p>BSHAG supports the proposed partial closure of Majara Street as an essential part of the work to establish the high school by 2023. We are supportive of the proposed location. We believe that the majority of the community support this location and the significant investment back into our community facilities that it brings to Bungendore. Families see the central location as a safe option for their children or grandchildren, and many more in the community view this proposal as an excellent use of existing infrastructure and welcome the new community pool, library and community centre as well as the upgrades to the primary school.</p> <p>We appreciate that there would be concerns for those who live beside whatever site was chosen and for those that do not want to see any further change to the town. While there has been a concerted campaign on Facebook opposing the proposed location of the high school, we believe that this is not representative of the majority of the community. Most people either do not like to debate on social media or unfortunately are afraid to comment publicly for fear of being at the receiving end of intimidating, disrespectful or unkind behaviour.</p> <p>The Department of Education has indicated that the Government has made its decision on this site and no other sites are being considered. To delay or refuse a decision on closure of Majara Street could delay the construction of the high school or, if there is significant pressure on the NSW Budget from competing claims, could even result in the diversion of funds allocated to the Bungendore High School to schools in other areas, e.g. Sydney.</p> <p>The commitment to build a high school was a bi-partisan one and no matter who was in Government, we would be looking at this site. The proposed infrastructural investment for a town the size of Bungendore is unprecedented, and we ask you to support this high school proposal.</p> <p>We are continuing to see a lot of misinformation. We urge Council to continue to communicate about updates to the project and the associated community facilities, including any planned transitional arrangements for users of the facilities affected.</p> <p>Thank you for your consideration!</p>	
164	No problems with this proposal, in fact more closures should occur in support/preparation for the School - including closing down the Mccusker/Turallo connection, away from the school	5
165	I would like to start with how SUPER Crazy this idea is, so close to one of Bungendore's main roads, no satisfactory alternative for ALL Traffic that already uses it plus increase in traffic once new development in North Elmslea commences.	1



Report - Community Engagement – Majara Street Closure - Bungendore

	<p>Closing Majara Street between Turalla Terrace and Gibraltar Street will divert all traffic currently using the road onto Turallo Terrace and to Butmaroo and Ellendon Streets. Council, No traffic analysis on the impact of the road closure.</p> <p>Too close to our local preschool the safety aspect and impact to the dog park on Bungendore common or its impact to our Community.</p> <p>I want a High School for Bungendore, this is clearly a unsuitable site ! Not at the expense of losing our Heritage, Mick Sherd Oval etc. Where will you go when you run out of room and in the interim you have damaged our beautiful park, oval and what represents our town, visitors stopping to enjoy our beautiful town and heritage.</p> <p>Crazy bad choices made by the Council to build a High School in the location suggested. Look at other options for the High School, safer parking options, expand the school with more room to expand for the future !</p> <p>I urge Council not to close Majara Street as proposed !</p>	
166	I object strongly to the closure of Majara Street on grounds safety and public amenity.	2
167	The proposed closure of Majara Street is short-sighted, illogical, and problematic. In a town with a growing population and poor existing traffic flow, it is nonsensical to close off a major road that provides access to the growing Elmslea estate, as well as the primary school and preschool, which already have issues related to congestion and parking at pick up and drop off. Additionally, increased traffic along other residential streets that do not have the capacity for it, will result in safety issues for pedestrians and vehicles. Please reconsider this ridiculous proposal- it is unnecessary and illogical to sell off community roads for a high school that would be much better off elsewhere!	1
168	Closure of the road is supported to ensure the best possible high school is located on the site.	5
169	No issues with this road closure, the High School is much needed and the road closure is not a problem for the town and will be good to progress ASAP. There is an alternate route for those needing to drive in that location and the road closure is necessary to make the progress of this excellent site location.	5
170	<p>Proposal B is Not Agreed.</p> <p>All proposals relating to the zoning/classification of the Marjara St road reserve north of Turallo Terrace and use of the site for Abbeyfield Bungendore House need to be re-exhibited for community feedback for 28 days and reported back to Council.</p> <p>The business paper presented to councillors for the 16 Dec 20 meeting stated that the amended 2020-21 Operational Plan Property Addendum was placed on public exhibition between 11 Nov and 9 Dec 20. It further stated that the changes were notified on Council's Your Voice website and included in advertisements in the Bungendore Weekly and Council's weekly e-newsletter during the exhibition period. That statement was grossly misleading. Council's weekly e-newsletter (the only medium to be 'pushed' to the community) did not occur until the afternoon of Friday 04 Dec 20. That left only 3 business days (5 calendar days) for submissions. It is therefore not surprising that no submissions were received during the period. Council staff should have made councillors aware of the failure to adequately consult with the community. The exhibition needs to re-occur.</p> <p>With regards to classification of the land as Operational, this is not good use of local government assets. The land should instead be zoned as Residential as per the adjacent block. This will maximise the value of prime residential real estate near the centre of town and right next to the new high school.</p>	1

Report - Community Engagement – Majara Street Closure - Bungendore

	With regards to leasing of the land by Abbeyfield, they can hardly be expected to build a \$500K property on land that they do not own. This will be a bad deal for rate-payers. The land should be sold outright at market value. Council has already donated \$500K to Abbeyfield via direction of a NSW Government grant. That's enough for an organisation that most of us have never heard of.	
171	I think the road closure makes perfect sense do the smooth running and safety of high school, primary school and preschool drop-off and pick-up times	5, 6

QUEANBEYAN-PALERANG REGIONAL COUNCIL

Council Meeting Attachment

28 APRIL 2021

ITEM 9.1 COMMUNITY ENGAGEMENT REPORT - PROPOSAL TO
CLOSE MAJARA STREET BUNGENDORE

ATTACHMENT 3 COLLATED SUBMISSIONS - REDACTED

Submission 1

From: [REDACTED]
Sent: Thu, 4 Feb 2021 14:47:57 +1100
To: Council Mail
Subject: Fwd: Majara St. road closure

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear Councillors and staff

I am writing to object to the permanent closure of Majara Street in Bungendore so that the space can be re-purposed for high school buildings and other related amenities.

The current plan makes little sense; much better sites for a high school exist in and around the town.

But, specific to the road closure, there are many problems with this proposal.

Where has the Historic Nature of Bungendore Park and Surrounds Been Referenced in These Plans?

Majara, Gibraltar and Butmaroo Streets, and Turallo Terrace, surround Bungendore Park which is the oldest dedicated recreational space in our town, dating back to 1886. The park is used by many different people and there is always something going on there, from children playing in the playground to tennis to swimming to folks using the outdoor gym to footie training to kite-flying, and much more. When I described the Dept. of Education School Infrastructure plans to a local professional historian, they commented that they thought the community would be up in arms at losing so much of their public park!

However the Dept of Education has managed to put spin on the story to the extent that many residents have been soothed into thinking that not much will change. And Bungendore has a history of protesting against the loss of community assets to no avail.

There are two stone memorials in the park (the cenotaph and the water fountain). They are just two of the many heritage items (some listed, some not) which together make up an important heritage precinct in Bungendore. The items include the Courthouse (1864), old stables (oldest building in the village dating to 1847, currently being restored), Public School (1879), School of Arts (c.1890), old convent (1886), Railway Station and cottages (1885), and Post Office (1892).

This handsome assembly of 19th Century architecture makes our town distinctive. I have seen the loss of many old buildings and rustic features in Bungendore and the time has come to take stock of remaining built heritage and protect it. Closure of the street and erection of modern two-storey buildings, surrounded by concrete carparks, on what was green open space, will have the opposite effect.

Not so long ago, a QCC bid to transform the Queanbeyan Showground into a high-density housing estate was successfully resisted by local residents. Surely Bungendore deserves to escape this similar imposition on our communal assets!

Where is the Traffic Study?

Blind Freddie could see that if Majara Street is closed there will be major disruption to traffic flow. The historic grid pattern which persists in old Bungendore makes for calm, efficient traffic flow and residential streets remain comparatively quiet compared to major thoroughfares such as the Kings Highway. These changes will result in heavy traffic through residential streets, which will only continue to increase as new housing estates such as Elmslea North are developed. Traffic movement around the school, pre-school, playground, pool, scout hall and the new Abbeyfield building once built will substantially increase. Children and the elderly are the most vulnerable groups in society when it comes to pedestrian accidents.

I would appreciate seeing how the Council plans to accommodate the needs of all Bungendore people, rather than just high school students and staff.

In short, Council must allow residents to view heritage and traffic studies that show how the building of the high school will protect and enhance our precious historic precinct and our safe streets.

Thank you for the opportunity to comment on Council's proposal.

Yours sincerely

██████████

Submission 2

From: [REDACTED]
Sent: Mon, 8 Feb 2021 15:24:24 +1100
To: Council Mail
Subject: comment on closing of Majara Street Bungendore
Importance: Normal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

To Whom it May Concern

Closing part of Majara Street will have a detrimental effect on the whole central section of our town

Partially closing a road that is integral to the amenity of the centre of our town is very short sighted and can not be a long term solution for future developments. A full traffic study and a heritage assessment of this precinct should precede any decision to close this road. To close the road before studies are carried out is to change the whole traffic impact on this precinct.

Reflecting on the changes to our town that are being conveniently fed to us little at a time by QPRC, it is starting to look like intentional conditioning of the residents for a much bigger issue. Any town planner worth his wages would:

1. anticipate the congestion caused by the above road closure, therefore what is planned to solve this?
2. know that Frogs Hollow is not big enough to replace the park and is too separated from businesses to encourage customers.
3. that squashing Abbeyfield into a confined area is not a healthy, calming place for it's residents.
4. that it is ideal for the scout hall to have it's safe and useful carpark.

The battle with a previous council to have Butmaroo Street closed at Turallo Terrace was one that the majority of the town came together to fight. The preservation of our common was also a major town issue.

We are a viable heritage town that attracts new residents and tourists. Bungendore was named second in Australia on the ME's best regional town for first-home buyers list. Bungendore has particular characteristics that are in danger of being entirely eroded by quick fix solutions. QPRC should respect and appreciate the uniqueness of the heritage part of Bungendore and use the surrounding greenfields for future developments.

There is ample space not in a flood zone for housing and infrastructure. Please do not close this road.



Submission 3

From: [REDACTED]
Sent: Mon, 8 Feb 2021 16:11:07 +1100
To: Council Mail
Subject: Majara Street, Bungendore
Importance: Normal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

To Whom it May Concern

Closing part of Majara Street will have a detrimental effect on the whole central section of our town.

Partially closing a road that is integral to the amenity of the centre of our town is very short sighted and can not be a long term solution for future developments. A full traffic study and a heritage assessment of this precinct should precede any decision to close this road.

The grid pattern that was adopted for the heritage part of Bungendore is simple and structured to enable ease of navigation by residents and visitors. Majara Street, between Turallo Terrace and Malbon Street, is a main thoroughfare for residents of Elmslea to access all the amenities of the town and by closing this road all traffic will be diverted down Turallo Terrace past the Preschool and then onto either Butmaroo or Ellendon Streets which are predominately residential. The traffic from the proposed developments to the north of Elmslea will also feed into McCusker Drive which will then add further volume to the current traffic.

In closing this road, all traffic accessing Bungendore Primary school will be forced to merge on Malbon Street or most likely Gibraltar Street. Traffic congestion in this part of Gibraltar Street is already an issue for not only school drop off/pick up but for the customers of the Post Office and the users of both the School of Arts and the park.

We are a viable heritage town that attracts new residents and tourists. Bungendore was named second in Australia on the ME's best regional town for first-home buyers list. Bungendore has particular characteristics that are in danger of being entirely eroded by quick fix solutions. QPRC should respect and appreciate the uniqueness of the heritage part of Bungendore and use the surrounding greenfields for future developments.

There is ample space not in a flood zone for housing and infrastructure. Please do not close this road.

[REDACTED]

Submission 4

From: [REDACTED]
Sent: Mon, 8 Feb 2021 17:37:05 +1100
To: Council Mail
Subject: Closure of Majara Street

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

To Whom it May Concern

I wish to object to the proposed closure of part Majara Street in Bungendore.

This closure would only need to happen if the high school was to be built on the heritage park.

The park has been a part of Bungendore's past, is part of today and should be protected for our town's future. I hire the facilities at the park each year for my family Christmas get togethers.

I am not objecting to a high school but wish for it to be built on an appropriate site to cater for our future generations. It is imperative that we all get this right. My children, many of my grandchildren have attended school in Bungendore and now great grand children and great great grand children are attending Bungendore Primary and Bungendore preschool. The importance of a suitable high school for my family can't be overstated and the green fields surrounding Bungendore present a wonderful opportunity for an amazing high school that our children and community deserves.

Please get the priorities right for the Bungendore community and leave our healthy green spaces that are not in a flood zone to be enjoyed by the community and build a high school on an appropriate placed and sized site. I ask that you don't close Majara Street. Moving it for school traffic is not a solution.

[REDACTED]

Sent from my iPad

Submission 5

From: [REDACTED]
Sent: Tue, 9 Feb 2021 13:56:24 +1100
To: Kristina Micallef; Council Mail; DA_sydneytrains
Cc: CRN Enquiry
Subject: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW
Attachments: 030221 - Majara - Country Rail - signed_1.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Your reference: 2020:70:SN

Re: Notification to Partially Close a Council Public Road Section 38B Roads Act 1993
Location: Majara Street Roadway Bungendore

Dear Sirs/Madam,

I acknowledge receipt of your letter dated 3 February 2021 notifying Council's proposal to partially close a council's public road at Majara Street (**Proposal**) together with Diagram provided.

It is noted that Council intends to dispose of the Majara Street road reserve marked A by sale and a section of the Road Reserve north of Tarallo Terrace marked B will be closed and classified as operational.

As you can see below, those areas marked A and B respectively are adjacent to the operational rail corridor from Tarago to Queanbeyan (marked in green) forming part of the Country Regional Network (**CRN**).

As of 15 January 2012, John Holland Rail (**JHR**) have been appointed to manage the CRN and the lands containing the CRN. As such, JHR is responsible for reviewing the proposal to close roads adjacent to rail corridors to ensure that potential impacts to rail operations (current and future) are considered and addressed.

Upon review of the Proposal, I advise that the proposal does not have any consequential impacts on the rail corridor.

In the meantime, I advise that Council should contact Sydney Trains via DA_sydneytrains@transport.nsw.gov.au to obtain its review as the area marked A is immediately adjacent to the land in blue which is managed by Sydney Trains.

Should you have any questions in respect of the above, please contact the writer at your earliest convenience.

Kind regards,



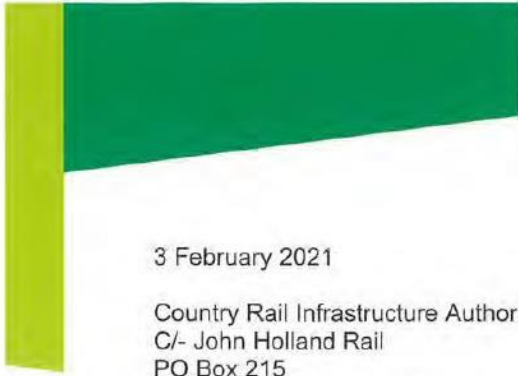


Kind regards,



**JOHN
HOLLAND**





Our ref: 2020:70:SN

3 February 2021

Country Rail Infrastructure Authority
C/- John Holland Rail
PO Box 215
PARRAMATTA NSW 2124

And by Email: crn.enquiry@jhq.com.au

**NOTIFICATION TO PARTIALLY CLOSE A COUNCIL PUBLIC
ROAD**

Section 38B Roads Act 1993

RE: Majara Street roadway, Bungendore

Dear Sir/Madam,

In October 2020, Queanbeyan-Palerang Regional Council ('Council') accepted a final proposal from the NSW Department of Education for the construction of a high school in Bungendore.

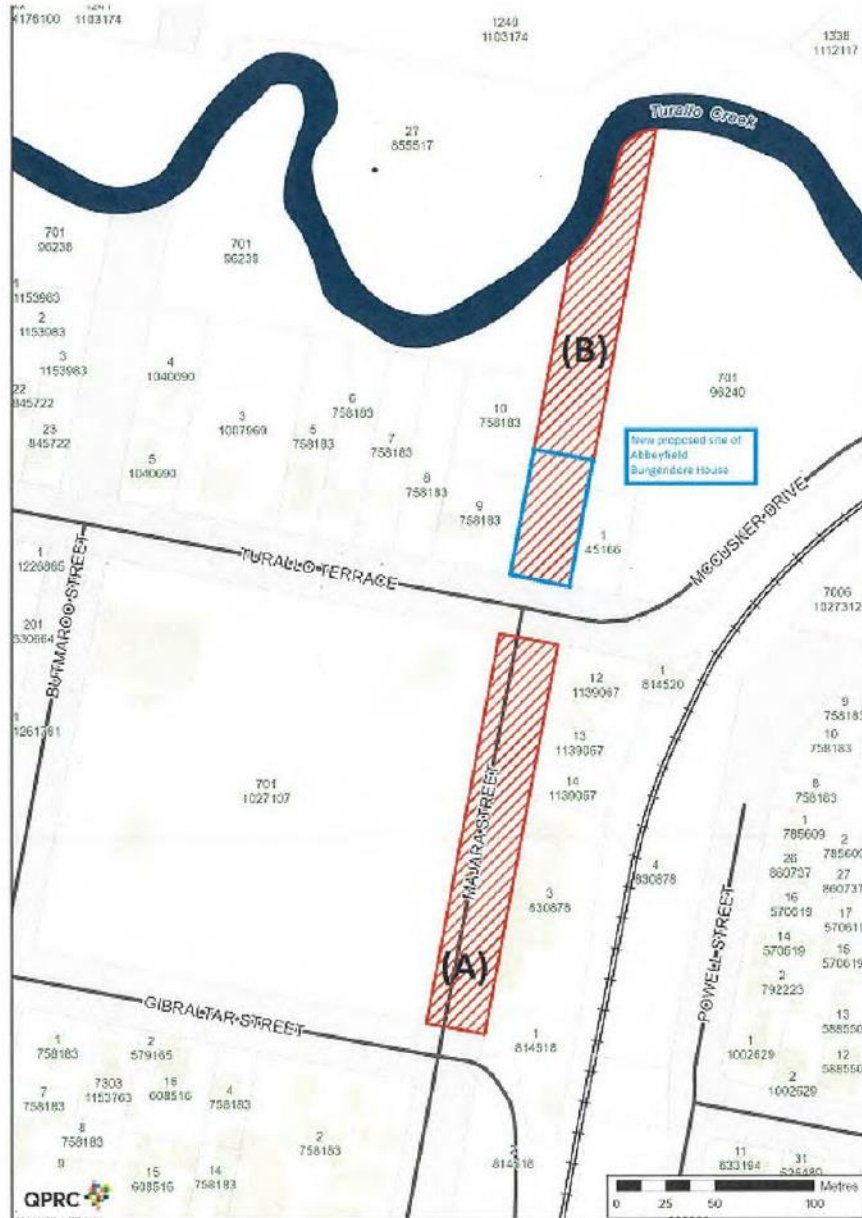
The high school will be constructed within the Majara/Gibraltar St precinct. To enable this, Council is proposing to partially close two sections of public road near your property at 20 Majara Street Bungendore NSW. In accordance with the proposal accepted by Council at its meeting on 28 October 2020, Council proposes to close the following sections of public road:

- (A) Majara St, between Turallo Terrace and Gibraltar St – approximately 6,025m²; and,
- (B) Road Reserve, being the area north of Turallo Terrace to the river corridor

The proposed closure is as shown in the highlighted area in Schedule 1 below:




Schedule 1



030221 Notification Letter – Adjoining Owners Final

2

Document Set ID: 1104899
Version: 1, Version Date: 09/02/2021



Council intends to dispose of the Majara Street road reserve (marked 'A') by sale.

Upon closure of the section of the Road Reserve north of Turallo Terrace (marked 'B') the land will be classified as operational. The highlighted, indicated in Schedule 1 in blue, is the proposed site for the relocation of the Abbeyfield Bungendore House.

Who are we communicating with?

Council is forwarding similar notification letters to all adjoining landowners, notifiable authorities and any other landowners considered to be affected by the proposal or in close proximity to the area. Council will also publicise the notification to partially close the road on **3 February 2021** in the Regional Independent and on Council's website at <https://yourvoice.qprc.nsw.gov.au/>

You can make a submission

Any person is entitled to make a submission to Council regarding the proposal to partially close the road identified in this notification. Submission can be made:

- online via the Your Voice page at yourvoice.qprc.nsw.gov.au

or

Please complete and return the **enclosed Comments Form – Majara Street Partial Road Closure**:

- by email to council@qprc.nsw.gov.au; or
- by mail to Majara Street Road Closure, PO Box 90, Queanbeyan NSW 2620.

The submission period closes **3 March 2021 5:00pm**

What happens with feedback?

Council will decide whether the road is suitable for closure after considering all duly made submissions. Enquiries regarding this proposal may be directed to:

Majara Street Road Closure
Tel: 1300 735 025
Email: council@qprc.nsw.gov.au

Yours sincerely,



Daniel Fulton
Service Manager, Workplace & Governance
Queanbeyan-Palerang Regional Council



**Comments on proposed partial road closure
Majara Street Bungendore**

Dear Sir/Madam

I/We, wish to provide my/our opinion in relation to the proposal to partially close a council public road.

I/We:

- Support the partial road closure
- OR
- Object to the partial closure for the reasons noted below.

SIGNED:
If signing on behalf of a company, please add your name and company title (for example, Director and include the Company ACN)

DATE:

Contact details:

Home:

Mobile:

**PLEASE RETURN THIS PAGE TO QUEANBEYAN-PALERANG REGIONAL
COUNCIL BY 5:00pm 3 MARCH 2021**

Submission 6

From: [REDACTED]
Sent: Tue, 9 Feb 2021 15:16:59 +1100
To: Council Mail
Subject: Majara St Bungendore road closure
Attachments: letter to council re road closure.rtf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Please find attached my objection to QPRC's proposed closure of this road

Kind Regards

[REDACTED]

[REDACTED]

Proposed Closure of Majara St Bungendore

Closing part of Majara Street will have a long lasting and irrevocable detrimental effect on the whole central section of our town, and indeed its heritage.

The proposed partial closure of a road that is integral to the amenity of the centre of our town is extremely short sighted by QPRC and cannot nor should be considered a long-term solution for future developments. A full traffic study and a heritage assessment of this precinct should and must precede any decision to close this road.

The grid pattern that was adopted for the heritage part of Bungendore is simple and structured to enable ease of navigation by residents and visitors. Majara Street, between Turallo Terrace and Malbon Street, is a main thoroughfare for residents of Elmslea to access all the amenities of the town and by the proposed closure of this section of Majara St will see all traffic being diverted down Turallo Terrace past the Preschool and then onto either Butmaroo or Ellendon Streets which are predominately residential. The traffic from the proposed developments to the north of Elmslea will also feed into McCusker Drive which will then add further volume to the current traffic.

In closing this road, Majara St, all traffic accessing Bungendore Primary school will be forced to merge on Malbon Street or most likely Gibraltar Street. Traffic congestion in this part of Gibraltar Street is already an issue for not only school drop off/pick up but for the customers of the Post Office and the users of both the School of Arts and the park.

We are a viable heritage town that attracts new residents and tourists. Bungendore was named second in Australia on the ME's best regional town for first-home buyers list. Bungendore has particular characteristics that are in danger of being entirely eroded by quick fix solutions. QPRC should respect and appreciate the uniqueness of the heritage part of Bungendore, should endeavour to preserve as much if not all heritage of the village and use the surrounding greenfields for future developments.

There is ample space not in a flood zone for infrastructure and future housing. I implore QPRC to seriously reconsider their proposal to close this road.

[REDACTED]

Submission 7

From: [REDACTED]
Sent: Tue, 9 Feb 2021 19:50:14 +1100
To: Council Mail
Subject: Submission to Council. Majara St closure
Attachments: Majara St Closurecouncil letter.docx

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Proposed Majara Street Road Closure

I support a new High School in the Bungendore area.

I am not against carefully planned, considered development but I object to the proposed, limited site for the new High School and the impact it will have on the identity of the Community and the consequent health, freedom and safety of our children and residents. There must be other accessible and more suitable sites that could have been considered for an expanding high school development. Bungendore Village, with its extensive new housing developments to the north and south, is a charming relic of our Colonial and Aboriginal history. However, it is in danger of losing forever much of its precious heritage, and with it, tourist appeal and dollars, and the essence of what makes people want to live here.

With rushed community consultation during COVID and with little apparent knowledge of the local area, especially the grid layout of the village, traffic density and flow, the presence of the heritage railway station and the Canberra to Sydney railway line (not included in the original "artist's impression"), flood prone areas and recreational areas and use, the NSW Government (SI) presented the community with plans for an "Educational Precinct" to be built around the current Primary School, a school already at capacity, and removed from new housing developments. The community was offered a flawed questionnaire to survey "community support", and an Information Hub to sell the project. Both were an insult.

I find it difficult to believe that the closure of Majara Rd, running off Mc Clusker/Turallo St, is to be closed in order to create some of the space needed for a high school, and that the Mick Sherd Oval, the home of the Mudchooks since 1907, built by the community and maintained by generations of locals for many years is to be compromised, and the community built swimming pool and facilities, again built by the community, is to be bulldozed to add more space for the project. The Abbeyfield site is to be relocated between the Scout Hall and Pre school requiring a new DA, where there is a huge outlet drain onto the flood prone Common/off leash dog area! The oval, reduced in size, is to be a shared community/school facility. What happens when a fence goes around the high school perimeter as it will to provide security for children? Who takes over the responsibility for maintenance of the oval area?

Majara St is the non residential thoroughfare that directly links Elmslea (across the ford) to the heritage railway station, and the Kings Highway to the Coast. On Fridays, Saturdays and Sundays, in particular, it is very busy with 4WD vehicles, trailers, boats and caravans. This route, however, helps to keep traffic flow away from residential areas. Traffic flow from Turallo St and Butmaroo St to Gibraltar St, both residential streets bordering the oval, will be increased by the closure of Majara St. Butmaroo St is truly a shared pedestrian thoroughfare that links pathways from Elmslea and the Ponds recreational park area, across Turallo St to the Mick Sherd Oval, tennis courts, Primary school, PO, Village coffee shops and the IGA. Any day of the week, at any hour of the day there is pedestrian traffic; walkers, walkers with dogs, joggers, and children and adults on bicycles and scooters. Despite no curbing or gutters, and no street lights, children feel safe and are confident to ride on paths across from the Ponds and continue on Butmaroo St across Gibraltar. With the building of a high school, Butmaroo St will become the school bus set down and pick up area for all students, and the vehicle route from Elmslea to the primary school drop off area in Gibraltar St, and beyond. It will also become the 4 WD speed way, across the dangerous intersection with Gibraltar St, to the Kings Highway. When the current condition of Butmaroo Road was questioned with respect to the anticipated increased volume of traffic, we were told it was local Council and not a State government responsibility!

We are not an inner city suburb of Sydney where land is scarce and prices are astronomical, but a small but expanding rural residential community with a precious, central heritage area that is a magnet for sporting and outdoor activities, and tourism. We are a walking and cycling community with a fit, active population of all ages. Children have space to grow, to become independent and explore the outdoors. The Council has to be applauded for maintaining the excellent facilities and open green spaces that are available for all of us to enjoy, now.

Please do not let this ill conceived, short sighted, expedient proposal from the NSW Government come to fruition. It will be our immediate loss, and deprive future generations of a chance to live and grow in a beautiful, healthy environment. I understand the financial constraints placed on the QPRC with the amalgamation of our two councils but surely we can take a long term outlook rather than a short term, knee jerk response. We are better than that.

[REDACTED]

Submission 8

From: [REDACTED]
<OEH.Roads@environment.nsw.gov.au>
Sent: Tue, 9 Feb 2021 17:02:47 +1100
To: Kristina Micallef
Cc: Council Mail
Subject: Response : Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW
Attachments: CRC - Response to Council - Part Majara Street Roadway, Bungendore - Alpine-Queanbeyan Area.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Good Afternoon Kristina

Thank you for sending this Council road closure through to us. Please find attached NPWS response to Council - Part Majara Street Roadway, Bungendore - Alpine-Queanbeyan Area.

Kind regards

[REDACTED]

[REDACTED]

[REDACTED]

From: Kristina Micallef <Kristina.Micallef@qprc.nsw.gov.au>
Sent: Wednesday, 3 February 2021 3:13 PM
To: [REDACTED]
Subject: HPE CM: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

Dear Sirs,
Please see **attached** letter for your attention.
We note the submission period closes 5:00pm **3 March 2021**.

Regards

Kristina Micallef

Legal Officer – Legal and Risk

Queanbeyan-Palerang Regional Council

Tel: 02 6285 6283 **Mob:** 0436371650

Web: www.qprc.nsw.gov.au

Mail: PO Box 90 Queanbeyan NSW 2620



This message has been scanned for malware by Websense. www.websense.com

This email is intended for the addressee(s) named and may contain confidential and/or privileged information.

If you are not the intended recipient, please notify the sender and then delete it immediately.

Any views expressed in this email are those of the individual sender except where the sender expressly and with authority states them to be the views of the NSW Office of Environment and Heritage.

PLEASE CONSIDER THE ENVIRONMENT BEFORE PRINTING THIS EMAIL



Planning,
Industry &
Environment



Our ref: DOC21/70378
[Redacted]

Queanbeyan-Palerang Regional Council

NSW

09 February 2021

Dear [Redacted]

Roads Act 1993 ROAD CLOSING APPLICATION

<u>Application number</u>	<u>Your Ref</u>
Part Majara Street Roadway, Bungendore	2020:70:SN

Thank you for your email dated 3/02/2021 regarding the above mentioned proposed road closure application. The National Parks & Wildlife Service (NPWS) has no objection to these proposed road closures.

If you have any questions regarding this matter please contact me.

Yours sincerely


[Redacted]

[Redacted]

Submission 9

From: [REDACTED]
Sent: Thu, 18 Feb 2021 18:11:15 +1100
To: Council Mail
Subject: Objection to highschool location and closure of Majara Street

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear Councillors and staff

I am writing to object to locating the high school on Bungendore's historic twin square and to the permanent closure of Majara Street in Bungendore. The park has been the town's central recreation space for over a century. Constructing a school on this site would represent the destruction of a significant heritage landscape that is currently much valued and used by residents.

Closure of Majara Street would represent a major reduction in accessibility for people living in Elmslea to other parts of the town and a backward step in better town integration. At present Majara street carries a heavy traffic flow-past that does not disturb several public buildings. Closure of Majara Street will divert traffic through streets with domestic housing and diminish the relative quiet they now enjoy.

Given the disruptions to normal consultative processes due to COVID 19, we suggest the Council makes much more effort to take the time to consult the Bungendore community about these significant decisions to destroy community heritage and change critical roadway connections that provide linkages within the town.

Thank you for the opportunity to comment on Council's proposal.

Yours sincerely

[REDACTED] and [REDACTED]

Submission 10

From: [REDACTED]
Sent: Thu, 18 Feb 2021 13:15:34 +1100
To: Council Mail
Subject: Objection to partial closure of Majara street
Attachments: Partial closure of Majara street.jpeg

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.



**Comments on proposed partial road closure
Majara Street Bungendore**

Dear Sir/Madam

I/We, [redacted] wish to provide my/our opinion in relation to the proposal to partially close a council public road.

I/We:

- Support the partial road closure
- OR
- Object to the partial closure for the reasons noted below.

- There is not agreement in Bungendore about this development being situated on Majara street.
- There has not been consultation regarding closing this road.
- This is a main through-fare from residents in Elmstea and the school and town centre
- No traffic plan has been developed Mayoi impact on the centre of town, recreational area, historical area, residential streets.

SIGNED: [redacted] [redacted]
If signing on behalf of [redacted] company title (for example, Director and include the Company A/N)

DATE: 18/2/21

Contact details:

Home: [redacted]

Mobile: [redacted]

PLEASE RETURN THIS PAGE TO QUEANBEYAN-PALERANG REGIONAL COUNCIL BY 5:00pm 3 MARCH 2021

Submission 11

From: [REDACTED]
Sent: Wed, 17 Feb 2021 12:38:39 +1100
To: Council Mail
Subject: Majara Street closure

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

I protest at the current initiative to close Majara Street.

Closing Majara St would tend to divert traffic to Turallo Tce's T junction of heavy traffic and poor visibility. Alternatively, it would increase the traffic down busy Gibraltar St, to the round-about and into Tarago Rd. It is surely better to disperse traffic out of town after school, than to move it unnecessarily, into busier areas.

Does NSW Education Dept. know there is no all-weather crossing between the village and Elmslea and Buckingham? If a safe road were to replace the low level crossing approximate to the Bungendore rail bridge, that northern end of Majara street would be a key access way.

I think a better move for Bungendore is to use the current Council building, in conjunction with Abbeyfield beside it, for community housing. It has the advantage of being close to town amenities: something much more important to that population than to the high school age group.

For years Bungendore students have gone to the ACT for secondary education. We now have an opportunity to select a north-facing campus; build on the foundations of our Maurice Barnes, Burt Reid, Ric Butt, to an environmentally sustainable and stimulating high school. Just as Canberra schools provided special options, Bungendore High School could address environmental industries or First Nation studies, or some aspects of changing agriculture... There could be campus accommodation available for outback (or similarly remote) students.

Bungendore needs a high school, but it doesn't need to be over the road from the post office and obliterating what many locals hold dear. Let us move forward to adjust to our newer residents, but the rural village has advantages that attract many. Let us hold onto those precious attractions.

[REDACTED]
Bungendore
February 2021

Sent from my iPad

Submission 12

From: [REDACTED]
Sent: Sat, 13 Feb 2021 11:14:51 +1100
To: Council Mail
Subject: Majara Street Closure
Attachments: Majara Street Closure.docx
Importance: Normal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Attached is my submission regarding the proposed closure of Majara Street. This is the second attempt to send this item as I was notified that the first did not go.

[REDACTED]

Closure of Majara Street

Closure of Majara Street is another step in making more space available for the proposed high school, with a significant impact on the recreational facilities and the historic nature of the town. It is therefore appropriate to extend comments regarding the closure of Majara Street to include some other aspects of the impact of imposing the high school at the selected site.

To begin with, nobody I know resists the construction of a high school for Bungendore. What there is very strong feeling about is the proposed location with its consequential destructive effect on those attributes that have made Bungendore the special place to live in, and the disregard for the efforts of community groups that give a sense of pride and ownership; for example, the swimming pool that took the local community many years of fundraising (some say 15 or more). This is to be wiped away without a moment's thought.

Lack of consultation during COVID with little apparent knowledge of the local area, the local grid layout, traffic density and flood patterns has been viewed as an insult to people who would be most affected by the proposed change. An on-line survey conducted by the Department of Education (DOE) late 2020 was indeed an insult to concerned individuals. After being asked if we support the proposal to provide a high school for Bungendore, no significant opinion was sought. The DOE Information Hub that visited Bungendore later in the year was even more of an insult to local people. Those representatives did not know that there was a railway line passing just behind the QPRC office building within the schools exclusion zone as laid down by DOE itself, or that McClusker Street, the main access road from Elmslea, would be flooded during periods of significant rain. This provides condemnation for the DOE planning process.

Emphasis has been put on the value of co-location of the primary and secondary schools to justify the location of the high school – the so-called precinct. This opinion has been challenged by others who believe that a child's development is better enhanced by being removed from the same environment in which he/she has attended primary school for a protracted period with the same group moved to a broader environment where new friendships are formed and opinions are developed.

Notwithstanding the assumed need for co-location, the existing primary school is grossly overpopulated. In addition, population growth statistics suggest that even the new high school will need to be expanded within the easily foreseen future, with the continuing expansion of the Joint Operations Centre (JOC) and extensive new housing developments to the north and south of Bungendore now in progress. To accommodate this expansion would involve further damage to the historic Bungendore environment and further encroachment onto the Mick Sherd oval. If co-location is considered to be so important, construction of a new combined facility with room for future expansion at a suitable and less controversial location would be far more sensible than the current proposal. A long-term view that provides for co-location and further growth would be by far the most economical option and resolve many of the current short-term problems. A possible option could be colocation near the sports hub, so that the young adults could have access to decent sports facilities,

Little attention has been paid to the heritage value of the central part of Bungendore. Bungendore has been able to maintain much of its history with many buildings of heritage value. For example, the Cobb and Co. stables date to 1847, the oldest functioning post office in the country dates to 1892, and there are many other examples of mid-19th century town planning and architecture.

The NSW Office of Environment and Heritage notes: *“Bungendore’s collection of 19th Century architecture and Town Planning makes it distinctive, if not unique”*particularly “..the Bungendore Railway Precinct:” The Bungendore Structure Plan 2048 requires (on page 48) “...that the Council applies controls which conserve the character of any infill development which occurs within the original village area.” The imposition of the school in this significant heritage area undermines the important examples of 19th Century planning and architecture. Closure of streets and construction of multi-story buildings would be utterly destructive to this historic atmosphere. The village would be less attractive to tourists and itinerant travellers, which would be detrimental to the hopes of businesses and hotels.

Examination of Bungendore development plans as recent as 2018 do not show any plan to develop a high school in this part of the town.

Bungendore park itself, which is largely to be incorporated into the high school facilities, is the oldest dedicated recreational facility in the town and an important part of Bungendore’s heritage. Suggestions that the grounds can be shared between school users and sporting teams have been discounted by several authoritative sports people on the basis that the playing surface is a ‘living thing’, and it will not have time to recover between the various usages. As it is, Bungendore Park is an important facility for light usage, kite flying, use of the outdoor gym and children playing. Under these conditions it is able to withstand the usage of organised sport, but would not be able also to accommodate its use as a high school playground.

Despite the claim that the high school playing fields will not be fenced from the remainder of the sports oval, few government schools remain unfenced, and it appears unlikely that this school, to be newly built, would remain so,

Closure of Majara Street to provide space for the high school will cause prevent access from McClusker Street and Turallo Terrace

Majara Street links Turallo Terrace and McClusker Street to the Kings Highway. It provides access for workers traffic to the industrial areas during the week, and is a major access for 4WDs holiday vehicles, caravans and boats on the weekends. This is a very important access road through a non-residential area that keeps traffic away from Butmaroo and Ellendon Streets, which are residential. Butmaroo provides access to the tennis courts, post office, shopping centres, primary school and other facilities. It is used by pedestrians, families walking dogs, cyclists and families with very small children on bicycles, particularly on the weekends when heavy traffic ie be boats, 4WDs, and caravans,would be using it. There is no kerbing or guttering.. Closing Majara Street will result in diverting much heavier traffic through Butmaroo particular, causing pedestrians and families who might otherwise walk to drive between Elmslea and Bungendore facilities along Butmaroo Streets or onto Tarago Road when the low level bridge in McClusker Street is flooded, further complicating traffic issues.

There need for a high school is recognised, but it is obvious that there has been no proper consideration of the overall impact of locating it where it is proposed. The planning process has been entirely flawed: there has been no traffic study; there has been no consideration of the impact of proposed location on the historic nature of the town; and there has been no study of the impact of the proposed closure of Majara Street.

Please do not allow this ill-conceived plan to be imposed on the Bungendore community.



Submission 13

From: [REDACTED]
Sent: Thu, 11 Feb 2021 17:17:43 +1100
To: Council Mail
Subject: Amendment to Operational Plan 2020-21 - Property Addendum

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear QPRC

Apologies for the delay of this submission however I did not realise until I submitted feedback for the proposed road closure Majara Street Bungendore that there was a component of the Amendment to Operational Plan 2020-21 - Property Addendum that proposed to lease part of the closed Majara St road reserve to Abbeyfield Housing under licence.

This is a terrible idea and I strongly object to locating an aged facility between a preschool and the scout hall when the land should be used to expand the preschool. Currently there is already traffic chaos creating a very dangerous situation at pick up and drop off and this will only be considerably worse with an aged care facility occupying the land where many parents park. I am truly amazed that there has not been a serious accident in recent years and is simply a reflection of how considerate and safety conscious Bungendore parents can be.

It also makes no sense from the perspective of creating an education precinct in the most logical place in Bungendore. The preschool has over 200 children on the waitlist who whilst eligible for preschool care are denied a place each year. This location would much better serve the community as a new or expansion to the preschool and should have an underground or lower-level parking facility with a significant, multi storey enquiry and play based early learning education centre under the capable management of the preschool. The management and educators are of an unparalleled level of dedication and caring for the children who are lucky enough to be offered a place, and it is horrific that we ask these same people to deny hundreds of children care each year. This facility should cater for all children prior to Kindergarten and address the complete lack of appropriate childcare facilities for Bungendore and the surrounding area.

Abbeyfield would be better located adjacent to the large self-contained retirement facility on Forster Street in what should be the retirement precinct. The proximity to the ambulance station and the logical step from self-contained to full retirement care makes perfect sense.

Additionally the so called "residents group" who do not represent the majority of Bungendore residents, are primarily retirees, and are the primary objectors to the High School location and education precinct. I can't imagine that those same residents would want to spend their twilight years located somewhere where they have to look straight onto the education precinct, whilst being irritated at the noise, traffic and as they would say "destruction of the town" they have fought so hard against.

Please feel free to contact me if you have any questions.

Regards
[REDACTED]



Submission 14

From: [REDACTED]
Sent: Mon, 8 Feb 2021 16:02:52 +1100
To: Council Mail
Subject: Majara Street, Bungendore
Importance: Normal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

To Whom it May Concern

Closing part of Majara Street will have a detrimental effect on the whole central section of our town.

Partially closing a road that is integral to the amenity of the centre of our town is very short sighted and can not be a long term solution for future developments. A full traffic study and a heritage assessment of this precinct should precede any decision to close this road.

The grid pattern that was adopted for the heritage part of Bungendore is simple and structured to enable ease of navigation by residents and visitors. Majara Street, between Turallo Terrace and Malbon Street, is a main thoroughfare for residents of Elmslea to access all the amenities of the town and by closing this road all traffic will be diverted down Turallo Terrace past the Preschool and then onto either Butmaroo or Ellendon Streets which are predominately residential. The traffic from the proposed developments to the north of Elmslea will also feed into McCusker Drive which will then add further volume to the current traffic.

In closing this road, all traffic accessing Bungendore Primary school will be forced to merge on Malbon Street or most likely Gibraltar Street. Traffic congestion in this part of Gibraltar Street is already an issue for not only school drop off/pick up but for the customers of the Post Office and the users of both the School of Arts and the park.

We are a viable heritage town that attracts new residents and tourists. Bungendore was named second in Australia on the ME's best regional town for first-home buyers list. Bungendore has particular characteristics that are in danger of being entirely eroded by quick fix solutions. QPRC should respect and appreciate the uniqueness of the heritage part of Bungendore and use the surrounding greenfields for future developments.

There is ample space not in a flood zone for housing and infrastructure. Please do not close this road.

[REDACTED]

Submission 15

From:
Sent: Mon, 8 Feb 2021 11:39:01 +1100
To: Council Mail
Subject: Incident INC0192331 has been resolved

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.



Hi QUEANBEYAN-PALERANG REGIONAL COUNCI,

INC0192331 has been resolved.

Summary: Provide assistance on Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

Resolution notes:

Sent with no objections

If you are not satisfied with this resolution, please reply to this email.

This issue will close automatically in 7 days if no response was received.

View your ticket in [CS Connect](#)

For urgent assistance, please call us on (02) 6363 7676.



Planning,
Industry &
Environment

The Department of Planning, Industry and Environment acknowledges that it stands on Aboriginal land. We acknowledge the traditional custodians of the land and we show our respect for elders past, present and emerging through thoughtful and collaborative approaches to our work, seeking to demonstrate our ongoing commitment to providing places in which Aboriginal people are included socially, culturally and economically.

Submission 16

From: [REDACTED]
Sent: Mon, 22 Feb 2021 12:26:44 +1100
To: Council Mail
Cc: 'Mark'
Subject: Majara Street Road Closure
Attachments: Majara Street.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

I attach a letter objecting to the Majara Street Road Closure





23rd February 2021

The Chief Executive Officer
Queanbeyan Palerang Council
PO Box 90
QUEANBEYAN NSW 2620

Dear Sir

Re: Majara Street Road Closure

I wish to register my objection to the proposed closure of Majara Street between Gibraltar Street and Turallo Terrace. The grounds for my objection are as follows:

- Majara Street is one of the main thoroughfares between South Bungendore and the part of the town that is North of Turallo Creek. Its closure will force more traffic to use Ellendon Street where its intersection with Malbon Street is already a bottle neck. I cannot understand why Council will not put in a roundabout there.
- It will divert more traffic to Turallo Terrace which at present is a quiet residential street.
- More internal Bungendore traffic will be forced to use the old King's Highway, now called Tarago Road. Is it desirable to channel internal traffic onto a major through road?

The road closure is due to the decision to site the new high school on the Mick Sherd Oval, which is apparently a done deal with the state government. This decision was done without any consultation with the residents of the town. I have yet to find a resident who is in favour of that site and some question the need for Bungendore to have a high school now.

Council intends to sell the road reserve but has not said how it intends to use the proceeds. Here is a suggestion. Buy enough land from NSW Railways to move Majara Street closer to the railway line and continue it behind the existing Council Chambers. This would preserve it as a thoroughfare from South to North and would divert through traffic away from the Public School drop off zone. If Majara Street were extended to Trucking Yards Lane and the section between King and Hopkins Street sealed, it would take a lot of traffic away from Ellendon Street.

Yours sincerely



QPRC
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Submission 17

19-2-21

Dear Mayor and Council
Bungendore,

It would be a great shame
to close Majara Street + to lose
the Mick Sherd Oval and the
very successful pool, which was
built by the Community.

An area like the T.S.R on
the Tarago Road could make
an excellent High School and
would have enough land to build
a State of the Art school.

The Council Chambers could be
~~be~~ sold and could become
Abbyfield House.

It is so important to keep
open spaces and the old
character of the town. This is
not Canberra but a Village.

Yours faithfully



Submission 18

From: [REDACTED]
Sent: Fri, 26 Feb 2021 15:38:19 +1100
To: Council Mail
Subject: Proposed closure of Majara Street, Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Good afternoon

I write in support of QPRC's proposed partial closure of Majara St, Bungendore.

This closure is necessary to progress the development of Bungendore High School, an essential service for the community, by term 1, 2023.

The impacts of this closure by opponents are overstated - I am satisfied that mitigations proposed by the Department of Education will not significantly impact local traffic.

Kind regards

[REDACTED]

Sent from my iPhone

Submission 19

From: [REDACTED]
Sent: Sat, 27 Feb 2021 14:55:40 +1100
To: Council Mail
Subject: Comments on proposed partial road closure Majara Street Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

**Comments on proposed partial road closure
Majara Street Bungendore**

Dear Sir/Ms

I/We  wish to provide my/our opinion in relation to the proposal to partially close a council public road.

I/We:

Support the partial road closure

OR

Object to the partial closure for the reasons noted below.

See attached email


SIGNED 

If signing on behalf of a company, please add your name and company title (for example, Director and include the Company ACN)

DATE: *27/2/21*

Contact details:

Home: 

Mobile: 

**PLEASE RETURN THIS PAGE TO QUEANBEYAN-PALERANG REGIONAL
COUNCIL BY 5:00pm 3 MARCH 2021**

[REDACTED], I am writing to say that I am not in favour of the Majara Street road closure because of the following reasons:-

1. The impact that increased traffic would have on the heritage precinct of Bungendore, particularly Butmaroo Street which has many heritage buildings. These buildings were mentioned as significant in the 2018 Heritage Study done by Philip Leeson Architects, which updated the heritage study undertaken by David Scobie 36 years earlier. In the Philip Leeson study the buildings of significance in Butmaroo Street are Numbers 7, 9, 25, 35, 48 (Church) 52, 54, and 65. In this study it states that 'the guidelines for development relating to heritage places shall be included in the new Bungendore DCP and shall be in accordance with the articles of the Burra Charter which aim to minimise the impact of development on the heritage significance of a place. It states that proposed developments are to limit **any** detrimental impact on the significance of an adjacent heritage place and I believe the increased traffic flow will have an adverse impact, particularly if the streetscape is not taken into account. I understand that a Traffic Management Strategy that identifies how movement to, from and around, the new school will work has been undertaken, and I think this study should be available to anyone who is concerned about the impact of increased traffic in the Heritage precinct. Has the study which included traffic counts, been completed in relation to traffic calming measures for Butmaroo Street? If so, this study should also be made available to the people of Bungendore prior to a decision being made on the closure of Majara Street.
2. In my opinion further investigation into the location of the Aboriginal burial ground should also be done. 20,000

Aboriginal artefacts were unearthed at the Defence Headquarters complex (HQ JOC) at Bungendore in 2007.

The consulting archaeologist Doug Williams said, 'There's just a fascinating array of heritage material in this valley once you actually start to look. Although I suspect that its fairly characteristic of these sorts of landscapes in the local area, and the next valley across will be an archaeological gold mine for someone else.' Roads within the above facility were redirected subsequently, to retain the heritage values. My grandson found an Aboriginal axe head in our front garden in [REDACTED] recently, so I have no doubt the area is very rich in Aboriginal Heritage material which I assume, should also be respected in accordance with the Burra Charter.



Submission 20

From: [REDACTED]
Sent: Sun, 28 Feb 2021 08:14:43 +1100
To: Council Mail
Subject: Bungendore High School

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

My wife and I are rate payers in Bungendore.
We both support the proposed High School and sports hub

Regards
[REDACTED]

Submission 21

From: [REDACTED]
Sent: Mon, 1 Mar 2021 19:07:52 +1100
To: Council Mail
Subject: comments on proposed closure of Majara Street, Bungendore
Attachments: comments on proposed closure of Majara St.docx

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

I provide the following comments on the proposed road closure of Majara Street, Bungendore.

Cheers

[REDACTED]



canberra.edu.au

Australian Government Higher Education Registered Provider (CRICOS) #00212K

The University of Canberra acknowledges the Ngunnawal people, traditional custodians of the lands where Bruce Campus is situated. We wish to acknowledge and respect their continuing culture and the contribution they make to the life of Canberra and the region. We also acknowledge all other First Nations Peoples on whose lands we gather.

NOTICE AND DISCLAIMER: This email and any files transmitted with it may contain confidential or copyright materials and are for the attention of the addressee only. If you have received this email in error please notify us by email reply and delete it from your system. The University of Canberra accepts no liability for any damage caused by any virus transmitted by this email.

I provide the following comments on the proposed road closure of Majara Street, Bungendore. The comments are provided separately on the two parcels of road:

- (A) the section of Majara Street roadway bounded by Turallo Terrace and Gibraltar Street, an area of approximately 6,025 sqm; and
- (B) the road reserve north of Turallo Terrace to the river corridor.

(A). Traffic: Closure of the section of road between Turallo Terrace and Gibraltar Street would cause significant increase in traffic volumes along Turallo Terrace as a result of diverting traffic from Elmslea that previously used Majara St to access the Kings Highway; and similar traffic returning to Elmslea from the Bungendore shopping precinct. Feeder streets from Turallo Terrace to the shopping precinct or Kings Highway (Butmaroo Street, Ellenden Street) would face increased traffic volume, with both being residential streets (as opposed to Majara Street's primarily non-residential nature).

Although the council apparently has completed a transport study as part of the high school investigations, this study has not been released to the community. Similarly, according to recent media reports, a traffic study has been completed, but has not been made available to the community so that informed debate can occur about the impacts of the Majara St closure. Conveniently, this traffic study will be made available to the community after the closure of the public comment period on the road closure. I live on [REDACTED], and can attest that significant volumes of traffic travel along McCusker Drive and down Turallo terrace or Majara St. With the future development of North Elmslea, this traffic will increase significantly as the Council approved a Four-way intersection at McCusker Drive/Larmer street, which provides no disincentive for traffic leaving North Elmslea to continue down McCusker Drive and then Turallo Terrace. A much more sensible traffic option for North Elmslea would have been to force traffic to exit onto Tarago Road. This increasing traffic volume is not compatible with the residential nature of Turallo terrace.

Increased traffic along Turallo Terrace will increase the existing safety problems at the Turallo Terrace/Molonglo street intersection, which is already difficult to negotiate because of poor sight lines from Turallo Terrace along Tarago road to the north (as a result of the Bridge over Turallo Ck). There is a significant volume of sand trucks travelling southbound on Tarago Rd, often at or above the 50 Km/h speed limit, and entering this intersection is currently risky, and this will only get worse with additional vehicle movements from North Elmslea along McCusker drive/Turallo Terrace. This Turallo Terrace/Molonglo St/Tarago Rd intersection is a disaster waiting to happen.

Pedestrian impacts: Turallo Terrace has a high number of existing community facilities situated on it (pre-school, Swimming pool, scout/community hall, dog walking area, tennis courts, oval, churches, Bowling club) with considerable usage by elderly or juvenile residents. The pedestrian crossing between the Common and Butmaroo St also receives high usage by pedestrians, young cyclists, etc. The proposal to put the Abbeyfield development on Turallo Terrace as well, will simply increase the number of vulnerable pedestrians on this road, and the closure of Majara St and consequent diversion of traffic will increase the likelihood of a pedestrian/vehicle incident. This is without locating a high school on Turallo Terrace, and the associated kiss and drop traffic, and young, inexperienced student drivers also using the road. The proposal to locate the school/community hall off Turallo terrace, will also increase traffic on this street.

Parking: If Majara St is closed, the inability to access the existing parking on Majara Street adjacent to the Council chambers/Oval/swimming pool will displace those seeking parking to surrounding streets or nature strips. Such parking is already in high demand for the Pre School on Turallo Terrace, and the removal of the new car park between the scout/community Hall and the preschool will displace this existing parking demand to verges/nature strips in front of residential property on

Turallo Terrace, or result in unsafe parking on the road edge. Below is a February 2021 photo of parking at the preschool (only 1 side of Turallo terrace is shown but there were as many cars on the opposite side) with 12-15 cars often present. Also below is the parking demand when the Scout/community hall is in use (again, utilising both sides of the road).





Community Hall parking February 2021 (a Local Land Services event)

With the proposed development/location of a school/Community Hall on Turallo Terrace, there will be additional parking demand. If it was just a school hall, this may be manageable as parking would have been largely limited to school days (Monday-Friday) and school hours. However, the community usage of this hall could be at all hours and all days, which again is not compatible with the residential nature of Turallo terrace.

(B). the closure of the road reserve between Turallo Terrace and the creek and the construction of Abbeyfield will not only remove the existing parking mentioned above, but will impose additional parking demand from Abbeyfield residents, staff and visitors. How and where will this parking demand be met?

The conversion of the remaining road reserve in this section to 'operational' land means exactly what? It is currently used as part of the off-leash dog area and I would have thought should remain as such. The failure to clarify the Councils intended use of the operational land is disturbing, given the continuing erosion of green space associated with the high school development.

Solutions:

The most sensible solution is to not close Majara St, and this was actually proposed as part of the high school development (following initial feedback to the high school development, and the revised roading solution outlined by Dept of Education staff at the Hub consultation period), but the revised road proposal was then abandoned again following the Hub consultation (with no reasons given).

If the current seeking of public comment on the closure of Majara St is real, then traffic and parking options need to be fully considered (after the almost mythical traffic and transport studies have been made available to the public. But assuming the council is pursuing its usual handballing *modus operandi* associated with the high school (out of our hands, we don't like it either but we risk getting no high school if we object, it's all the Department of Education's responsibility) then I assume that the decision has already been made to close Majara St and this public comment on the road closure is largely legislatively-required window-dressing. So if Majara Street is closed, then how can the traffic, pedestrian safety, and dangerous intersection issues be ameliorated? I suggest that a significant mitigation would be to close McCusker Drive to through traffic (so close it at the junction with McMahan Drive), which would then significantly reduce traffic volumes flowing to Turallo Terrace. McCusker Drive is already subject to seasonal closures as a result of the low-level causeway over Turallo Creek, and it would be a simple solution to divert southbound traffic onto Ashby Drive and then down Tarago Road. It would be better and less painful to do this now, rather than wait for the certain impacts that will be exacerbated when North Elmslea comes on-line.

Failing a closure of McCusker Drive, at the very least, substantial traffic calming measures must be deployed on McCusker Drive/Turallo terrace including speed humps, chicanes, reduced speed limits (max 40 kmh), however such measures would require some level of enforcement (speed camera?, police presence?).

The parking issue is much more problematic (pre school, Abbeyfield, Scout/Community Hall, School/Community Hall) and I don't believe there is currently viable alternatives to the existing. The land to the east of the Scout/Community Hall would be an option, but the High School Agriculture building has claimed this site. I think that the replacement of the parking that is going to be lost (Majara st, proposed Abbeyfield site) is far more important than an Ag. facility, given that the NSW Dept of Education has announced that Agriculture will be dropped from the NSW Curriculum in the next year or two.

Happy to elaborate further or enter into meaningful discussion. The unseemly rush to choose a sub-standard high school site to meet some political deadline is manifesting itself in really poor outcomes for the community. A more considered approach could result in a win all round which is supported by the entire community (rather than dividing it).

[Redacted signature block]

Submission 22

From: [REDACTED]
Sent: Mon, 1 Mar 2021 22:49:17 +1100
To: Council Mail
Subject: Council's Notice of Proposal to Close Part Majara Street, Bungendore
Importance: Normal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.



Council's Notice of Proposal to Close Part Majara Street, Bungendore

On 3 and 17 February 2021 Council published in the "Regional Independent" a newspaper circulating in Bungendore the following: " Proposed Road Closure Under Section 38B Roads Act 1993". The notice states " Under the provisions of the Roads Act 1993 notice is hereby given that Queanbeyan- Palerang Regional Council proposes to close the Council public road listed below---". The Notice advises that comments close at "5pm, Wednesday 3 March 2021" and concludes " For the Chief Executive Officer, Queanbeyan-Palerang Regional Council".

This is to advise that I consider Council, whether by Council itself or by its Chief Executive Officer on its behalf, has no legal authority to proceed as proposed.

The grounds on which to propose closure of a Council public road pursuant to s38B are provided by Sections 38A Roads Act. The Notice states that: " Council intends to sell the Majara Street road reserve as part of the new Bungendore High School project" as ground for proposing the closure of nominated parts of Majara Street. This does not fall within the closure grounds stated in s38A and indicates Council's intention to act beyond the authority permitted by the Act.

Further, Council's decisions of 6 July 2020 and 26 August 2020 in respect of the proposal by the Department of Education for the provision of a high school in Bungendore do not include a proposal for Council's public road closure.

Were Council to proceed on the basis given in the Notice it would be open to action by members of the community to seek remedial action by law. While Council may regard the proposal for a high school in Bungendore as providing community and financial benefit not presently available, the Roads Act 1993 does not provide support for Council's public road closure proposal in pursuit of such benefits.



Submission 23

From: [REDACTED]
Sent: Wed, 03 Mar 2021 10:18:34 +1100
To: Council Mail
Subject: Majara Street Closure Proposal
Importance: Normal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear Mr Fulton,

In Council meeting of 26 August, 2021, it asserted that "the adjacent heritage listed property at 16 Majara Street is not impacted by the proposal."

[REDACTED] I rebut the above statement as significant detrimental effects stem from the implementation of the proposal. These are, among others, an erosion of amenity due to isolating my premises within a major traffic and pedestrian facility, noise and dust, lack of privacy, and vehicle exhaust pollution from parents, delivery and commercial vehicles. Additionally, there is the envisaged ugly impact on the presently architecturally congruent and visually sympathetic presence that the [REDACTED] and the well utilised Bungendore Railway Station, and treed environs, provide. To cut down trees and bitumenise the forecourt of the Station for large carparking facilities is an affront to the people of Bungendore, who over years, have sought to maintain and beautify that peaceful area.

From my perspective, as my premises is singularly affected, it is unclear and confusing from your maps to ascertain how safe access would be given to the premises if the road closure proceeds. [REDACTED] which was intended as my retirement option from farming, will no longer provide the peaceful and secure amenity that I had planned for since 1991, and will obviously be most unattractive to prospective tenants.

I trust to hear back from you soon with a constructive answer to my concerns.

Yours sincerely,

[REDACTED]

- Sent from Samsung tablet.

Submission 24

From: [REDACTED]
Sent: Wed, 3 Mar 2021 14:06:18 +1100
To: Council Mail
Subject: Majara Street road closure proposal

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear Sir or Madam,

I wish to express my objection to the proposal to close the section of Majara Street between Turallo Terrace and Gibraltar Street.

I am amongst the many and growing number of local residents who use this road daily. To compromise traffic flow and safety in the surrounding area for the sake of accommodating a poorly thought out and inadequate development and at the expense of existing public amenity is absurd.

The community deserves a proper and independent assessment of this proposal and full transparency of the motivations behind it.

Yours faithfully,
[REDACTED]

Submission 25

From: [REDACTED]
Sent: Wed, 3 Mar 2021 14:18:42 +1100
To: Council Mail
Subject: Closure Majara St/High School Site

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Re Closure of Majara Street and Location of High School:

1. Objection. Closure of Majara Street: a) create excessive traffic through adjacent residential streets and areas adjacent to primary school.

b) reduce access to and parking for Mick Sherd Oval

2. Objection. Location of High School: a) destruction of green park and play areas in centre of village

b) historical significance of green space ignored by council

c) incompatible and competing usage of sports oval for community sport and competition with use as play area by high school students.

d) destruction of swimming pool with replacement not open for several years.

e) congestion and chaos at school drop-off and pick-up times with pre-school, primary and high schools all within the same precinct.

According to reports in the Independent Weekly other suitable sites for the High School have been suggested and/or offered.

Regards - [REDACTED]
[REDACTED]

Submission 26

From: [REDACTED]
Sent: Wed, 3 Mar 2021 14:41:17 +1100
To: Council Mail
Subject: Proposed partial closure of Majara Street Bungendore Comments from Bungendore High School Action Group
Attachments: BHSAG submission on closure of Majara Street.docx, Bungendore High School - The Case for a High School in Bungendore as of 2018.11.14 Updated.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Enclosed please find the comments from Bungendore High School Action Group on the proposed closure of Majara Street Bungendore, including the case for a high school prepared in 2018.

**BUNGENDORE HIGH SCHOOL ACTION GROUP SUBMISSION ON PROPOSED
PARTIAL CLOSURE OF MAJARA STREET BUNGENDORE**

Bungendore High School Action Group (BHSAG) is an apolitical group of parents and grandparents, who sole aim was to have a public high school for our community by 2022. Over many years, various groups before us have also lobbied for a local high school – some individuals are now grandparents, who hope that their grandchildren will complete their secondary education in Bungendore. In late 2018, due to the overwhelming support of the community, bi-partisan commitment was made for a Bungendore High School to be built and open for the first intake of students in 2023.

Attached for your information is a document we prepared in 2018 to support the case for a high school in Bungendore. It also includes comments from families within our community about what a high school would mean for them. As pointed out in the document:

- Our population is now large enough to support a high school;
- Having no local high school impacts on families and our community;
- Preferred high school choices are no longer available;
- The available options disperse the local high school cohort, are impractical or will have capacity issues;
- The wider community supports and wants a school; and
- Our children and community would significantly benefit from a local high school.

Many families are or have been making life changing decisions to stay or come to Bungendore, influenced by the commitment of a local high school by 2023. There are over 1,000 students in the local primary schools in our region. Each year that a high school is delayed an additional 100 to 150 children and their families in the Bungendore area are affected. Traditionally most local students went to high school in central Canberra. Since 2018, the ACT Government effectively closed access for NSW students to these high schools and the most popular ACT non-government schools for our local families also started to severely restrict access. With the high school options considerably decreased, more families from Bungendore and the surrounding areas are now considering leaving. For many of them, we believe more than ever, that a local high school is a critical issue.

BSHAG supports the proposed partial closure of Majara Street as an essential part of the work to establish the high school by 2023. We are supportive of the proposed location. We believe that the majority of the community support this location and the significant investment back into our community facilities that it brings to Bungendore. Families see the central location as a safe option for their children or grandchildren, and many more in the community view this proposal as an excellent use of existing infrastructure and welcome the new community pool, library and community centre as well as the upgrades to the primary school.

We appreciate that there would be concerns for those who live beside whatever site was chosen and for those that do not want to see any further change to the town. While there has been a concerted campaign on Facebook opposing the proposed location of the high school, we believe that this is not representative of the majority of the community. Most people either do not like to debate on social media or unfortunately are afraid to comment publicly for fear of being at the receiving end of intimidating, disrespectful or unkind behaviour.

The Department of Education has indicated that the Government has made its decision on this site and no other sites are being considered. To delay or refuse a decision on closure of Majara Street could delay the construction of the high school or, if there is significant pressure on the NSW Budget from competing claims, could even result in diversion of funds allocated to the Bungendore High School to schools in other areas, e.g. Sydney.

The commitment to build a high school was a bi-partisan one and no matter who was in Government, we would be looking at this site. The proposed infrastructural investment for a town the size of Bungendore is unprecedented, and we ask you to support this high school proposal.

We are continuing to see a lot of misinformation. We urge Council to continue to communicate about updates to the project and the associated community facilities, including any planned transitional arrangements for users of the facilities affected.

Thank you for your consideration!

The Bungendore High School Action Group
bungendorehighag@gmail.com

The case for a high school in Bungendore by 2022



“Every school day after 7am in Bungendore, you will see large groups of high school students waiting for buses to Canberra, Queanbeyan or Braidwood. For those out of town, their trip often starts much earlier and can be over two hours each way. That’s a long tiring day for a 12-year-old, let alone a student studying for their Year 12.”

The issue

1. There is no local high school but our population is large enough to support one

Bungendore is part of the fastest growing area in regional NSWⁱ and has seen significant growth in recent years. There are now over 12,000 residents including 3,300 children living in the wider region.ⁱⁱ Since 2011 the number of primary aged children in Bungendore has grown by 28 per cent. As as 2018, there are 1,000 students in the local primary schools in Bungendore, Sutton, Tarago, Captains Flat and Gundaroo.ⁱⁱⁱ These students will all need to go to high school.

2. The preferred high school choices are no longer available

In the past, most local children went to high school in central Canberra – frequently travelling with parents to reduce commute times or enable extracurricular activities. In a 2015 survey, three out of four parents were either sending or intending to send their children to a high school in Canberra, with Campbell High the preferred option. Less than 15 per cent indicated the three nearest NSW schools.^{iv} However, as of 2018, the ACT Government no longer accepts NSW students into high schools in central Canberra (i.e. Campbell High and Dickson College from Year 11).^v Some popular ACT non-government schools have also said they can no longer guarantee places for NSW students in 2019.

3. The available options disperse the local high school cohort, are impractical or will soon have capacity issues

The available public-school options are impractical for many families due to commute times or lack of direct bus services. With Campbell High no longer available, the local high school cohort is now dispersed in small numbers across many schools.

Except for Tarago, our local primary schools officially feed into Queanbeyan High School. The nearest NSW public high schools (Queanbeyan and Karabar) also service a large proportion of the expanding NSW communities on the ACT border. If these schools were to accept all students seeking a public high school from nearby primary schools as well as the Bungendore region, they would need an estimated additional 1000 places by 2022 (four times current available capacity).^{vi} Braidwood Central is nearly 90km in the opposite direction from Canberra, where most parents work – this makes extracurricular activities and appointments difficult.

The case for a high school in Bungendore by 2022



The available ACT pathway schools for the Bungendore region are South Canberra (Tuggeranong) or North West Canberra (Belconnen) depending on where you live.^{vii} However, these options do not have direct bus services and involve lengthy travel times. With the high school options considerably decreased, more families are considering leaving.

The solution

Build a public high school in Bungendore by 2022.

Why Government should support a public high school in Bungendore

4. A local high school would greatly benefit our local teenagers and families

Every day over 20 buses take our teenagers to schools outside the Bungendore region. To get to the nearest high schools by direct bus, Bungendore children leave home at 7.30am in the morning. For many outside Bungendore, their commute starts much earlier. Concerns have also been expressed about children travelling on buses without seatbelts, on busy roads, and sometimes in crowded conditions. When children reach high school age, many families leave the area^{viii} to avoid long and potentially unsafe commutes for their children. Having no high school impacts on our community, including added family stress and the loss of close friends.

The benefits of a local high school for students are considerable, including the ability to maintain friendships made in primary school, an extra ten hours plus per week for local sport, community or cultural activities, part-time work, study and family life – ultimately leading to better academic and social outcomes.

5. A high school in Bungendore would strengthen the regional community

In a 2015 survey, 97 per cent of community respondents supported a high school in Bungendore.^{ix} Three out of four parents said a high school would influence their decision to stay in the area, with 80 per cent favouring a public high school.^x The P&Cs at the local schools and families from the surrounding communities of Bywong, Wamboin, Hoskinstown, Sutton, Tarago, Lake Bathurst, Captains Flat, Gundaroo and all the rural residential properties in between have shown strong support for a high school in Bungendore.

A high school would bring economic benefits to Bungendore, including creating income and jobs locally, both during construction and operation. It would also enable opportunities for our teenagers to feel more connected to the community, such as participating in volunteering, part-time work or senior levels of sport - ultimately boosting Bungendore as a place to live and raise children.

The case for a high school in Bungendore by 2022



6. The issue is only going to become more critical

Independent of any further development, the population for Bungendore is projected to grow to over 5,000 (by 17 per cent) by 2036, with almost 11,000 in the surrounding community.^{xi} By 2022, there will be almost 1,100 children of high school age in the proposed catchment area.^{xii}

Based on the population at the time of the last census, and the average percentage of students in Australia that attend public high schools, there would be 100 students available to start year seven in 2022.^{xiii}

The lower housing cost in rural areas outside Canberra attracts young families and Bungendore, Wamboin, Bywong, Sutton, Tarago, Captains Flat and Gundaroo are all growing communities. A few large additional developments are proposed. So, the above figures are conservative.

Key considerations

7. Community consultation is necessary to ensure the high school is the best fit

Bungendore Public School is already near capacity^{xiv}. It is important that any high school option enhances rather than strains current resources at the primary school. A standalone high school is necessary to allow expansion of the primary school. If large scale proposed developments proceed, we will see significant population growth in the area and subsequent pressure on the primary school.^{xv}

Some of the best public schools engage a large proportion of their local community. The Bungendore region has a very engaged, creative and educated community. It's vital that a local high school builds on this engagement by not only providing a multi-functional school but also by consulting the community on what type of school is the best fit for most.

8. A collaborative educational approach could broaden the wider NSW offering

Local rural schools play a vital role in their communities. We believe there is an opportunity to enhance and broaden the educational offering across schools in the wider region by sharing specialist teaching resources. For example, a specialist technology teacher (e.g. a coder) could be based in Bungendore but travel to Braidwood, and potentially Queanbeyan and Yass. Likewise, Bungendore region students with an interest in agricultural science or performing arts could potentially access programs through Braidwood or Karabar.

The case for a high school in Bungendore by 2022



The wider Bungendore community has a population large enough to support a public high school. However, with the high school options considerably decreased, a local high school is a critical issue for many families deciding whether to stay in the area. It is important that there is a firm commitment soon to build a public high school in Bungendore – ready for students by 2022 – rather than leave the planning and decisions until they become even more critical.

Stay informed, get involved or find out more

Visit our website www.bungendorehighschoolactiongroup.org, follow us on facebook or email bungendorehighschoolag@gmail.com

What local parents are saying

'Nine years ago, my husband and I made the decision to build in Bungendore. We were given glowing reports of the local primary school and told, that given the growth of Bungendore, there would need to be a high school built. Nine years on, I now have two children and it is of grave concern to me that there are still no firm plans for one. A high school would mean the difference between staying in a community we love or moving back to Canberra.'

(Cherimoya Violi, Bungendore)

'It is Bungendore's strong sense of community that makes us want our children to continue their schooling here and not elsewhere. We believe that our students should be able to attain a higher school education in the community that they are part of, rather than having to commute to schools in other towns. A local education will enable our kids to maintain ties with their friends and the broader community. Less travel will also allow them more time to participate in after school activities, such as music, sport, part-time employment and study.'

(Melissa & Jeremy Masters, Bywong)

'My husband and I moved here with our two boys, seeking a better, safer life. With jobs in central Canberra we thought we'd drop our boys at an ACT public high school near our work when the time came. The ACT Government has now thrown a huge spanner in that plan. For our community and our children to thrive, we need a local Bungendore high school, and soon!'

(Bronwen Davies, Bungendore)

'It's not just about Bungendore kids. Sutton Public is a beautiful little school with a wonderful community atmosphere. The children grow up exceptionally close, but once they hit Year 7 they're scattered to the wind. For many of us living around the Federal Highway, getting to Queanbeyan for high school is much more hassle and time consuming than getting to Gungahlin. A 10 minute direct high school bus straight down Macs Reef Road and the other key feeder roads to Bungendore would

The case for a high school in Bungendore by 2022



*be a godsend for our kids. **A Bungendore high school would keep our community together.** All four of the ACT high schools on offer to our kids are just not suitable for those of us in the Federal Highway precinct.'*

(Lauren Eastaughffe, Bywong)

*'We have a five-year-old child who will be facing a daily commute into Canberra, Queanbeyan or Braidwood when she reaches year seven, with our only other option being relocation. We have seen other families do this, while also seeing all the town's local teenagers who live in Bungendore doing the lengthy and exhausting commute. Bungendore's rapidly growing population, mostly made up of young families, warrants a high school, particularly considering the number of children attending local primary schools in the wider area. **A public high school in Bungendore is well overdue.'***

(Ant Schulz, Bungendore)

*'My son is currently attending Campbell High. He catches a bus to school at 6.40am (from our front gate) and doesn't return home until 5.00pm. For a 13-year-old, it's a very long day and it has taken its toll on him. He struggles to do his assignments and homework, they are always rushed. He is usually too tired to really put in the effort that's required, which has been expressed to us as a cause of concern by his teachers. We have had some serious discussions about whether we move back to Canberra, especially with the limited options we will have when our youngest goes to high school. **We would be very relieved if the proposed Bungendore high school went ahead.'***

(Tracey Stuart, Mount Fairy)

'Would love to send our daughter to a high school in Bungendore if it's available.'

(Sara Stidworthy, Gundaroo)

*'After school activities such as footy training or gymnastics and social facilities in Bungendore can be used by kids from the whole region instead of them spending an hour plus on the bus – **a high school would be a massive benefit for the town in general.** I am in Carwoola, just near Hoskinstown, so I am closer to Bungendore than Queanbeyan. I have two children that I hope will attend a Bungendore High School.'*

(Neil Willis, Carwoola)

*'**With our child at Sutton primary the possibility that she will be able to attend a local high school is very important for us.** I have seen the high school students on my street for many years leaving home at 7:10 to catch the bus to their Canberra high school. In the afternoon they do not arrive back till approximately 4:30 (at the bus stop, not home). With the levels of homework and assessment required in the higher school years (I know as I have taught in high school and college in the ACT public education system) there is little time for much else after family commitments – for some that run farms that can be significant.'*

(Merle Ketley, Bywong)

The case for a high school in Bungendore by 2022



*'A high school locally means that students receive a sound public education close by, with significantly less travel time, more opportunities for local engagement in extracurricular activities as well as be able to form meaningful friendships with other local children. Being able to have social opportunities is paramount to building strong resilient young people. **As important as the education it brings, a high school has so much to offer to our community, creating a hub for the surrounding areas, reducing travel time and isolation.'***

(Attila Horgosi, Bywong)

*'The values of country life are so important to me and I know from experience – I have schooled in both country and city schools - the social and moral attributes are exponentially in favour of country schooling. **All we want is to provide an education to our children that doesn't mean wasted hours on buses to and from the city, when they could get quality education here in our own town.'***

(Kylie Johnson, Bywong)

*'A High School in Bungendore would create jobs locally, invest money back into the community, add to our infrastructure and support our children's future within our community. Our children build bonds with their peers from an early age. It has been proven that this bond is important in building self-esteem and confidence through to adulthood. For those families that stay locally, our local teenagers are now scattered in small numbers across many high schools outside our community. The process of building these bonds up again has a huge impact when teenagers should be focussing on learning rather than starting again. **A high school in Bungendore is an investment back into our community.'***

(Phil Harvey, Bungendore)

What the school and teaching community is saying

*'**The Sutton Public School Parents and Citizens Association would like to express its support for a high school in Bungendore.** The decision of the ACT Government to restrict the access of NSW residents to ACT government schools has impacted our local families. Many families are now looking for their children to attend high school in NSW. A large proportion of our families reside in Wamboin and Bywong associate more closely with Bungendore than with Queanbeyan. They do much of their shopping for groceries and farm supplies in Bungendore, play sport in Bungendore, and many of our children attended pre-school in Bungendore. **It would be a natural fit for their children to then attend a high school in Bungendore.'***

(Johanna Bradley, President, Sutton Public School P&C)

*'Your information and research will not doubt assist families of students at the school to have an alternative option in the future for high school education. It's reassuring that your action group will give the 500 plus students at the school a greater reason to stay local with the 'High School' initiative....**We all have a vested interest in the***

The case for a high school in Bungendore by 2022



future of our local children, to live and provide a high school education in the area, which will only lead to a stronger and greater community in Bungendore.'

(Nicole Duffy, President, Bungendore Public School P&C)

'The positive flow on effects from a local High School do not just apply to those families with school age children. As an experienced High School teacher, I have seen how students and teachers use school programs to become socially active, increasing community engagement and breaking down generational barriers. Providing a local High School will enable our children to spend less time on wasted commutes and more time on their holistic education.... Students will not only have more time to spend on what is taught inside the classroom but also on meaningful pursuits outside the classroom – sport, paid employment, volunteer work – all of which are vital to a healthy and functioning community... Bungendore is a wonderful place to live and raise a family. Our children deserve to have a school in their own community.'

(Melinda Cashman, high school teacher, Carwoola)

'I was asked to select some students I would encourage to receive literacy support – from NAPLAN evidence, assessment marks.... I chose some students, and something caught my attention... They were all 'out of area' students [coming from NSW including Bungendore]... After talking to the students, it became clear that they were feeling disadvantaged because they lived so far away... There seemed to be a correlation that learning, whether it be literacy or numeracy of 'out of area' students, was lower or below the average of students who live in the immediate area!

We want the best education for our students/children and providing one closer to our community should take precedence over the need for anything else! The Department doesn't see the stresses, the anxiety and the expectations that schools place on students regardless of where they live! Teachers don't give extensions to students that live out of town! These students are disadvantaged. The need for a closer school is imperative if educational measures and performances are to improve!

For a community to function effectively we need our essential services for all children – this should be the right of any community. Having a school in closer proximity would encourage our sense of community, sense of support for each other and allow our kids to enjoy balance in life. For travel to take up so much time, these kids are not leading a balanced life – two more hours each day for learning life skills, or merely visiting a neighbour would improve outcomes both from a personal sense but also an educational one.'

(ACT Government High School Teacher, 2015)

What the business community is saying

'There is a need for a High School locally... A High School in Bungendore would not only support our families and children's future within our community, but it would also

The case for a high school in Bungendore by 2022



bring economic benefits that support our local businesses. It would create jobs locally and through these jobs and the services the school consumes, invest money back into our community and add to our infrastructure both during the construction and operational phases...A high school will bring people into the community from further surrounds such as Tarago, Captains Flat, Sutton and Gundaroo...The BCCI supports the need for a High School in Bungendore.'

(Jeanette Holness, President, Bungendore Chamber of Commerce & Industry)

What the wider community is saying

'Every school day after 7am in Bungendore, you will see large groups of high school students waiting for buses to Canberra, Queanbeyan or Braidwood. For those out of town, their trip often starts much earlier and can be over two hours each way. That's a long tiring day for a 12-year-old, let alone a student studying for their Year 12.'

(Laura Fulton, grandmother and long-term resident of the Bungendore area)

'I want our kids to have the opportunity to continue their schooling and extra-curricular activities ...with their friends, peers and family networks in Bungendore. For safety reasons and loss of quality time, our kids should not need to travel 2-4 hours every day on dangerous roads and via interchanges...

At present, from the age of 12-13, all our kids are segregated by religion, gender or ability to pay for private school fees (or all of the above) which can impact on the cohesiveness of our community. It can also affect the feasibility of healthy and constructive after-school activities for this age group, such as homework, scouts, orchestra, dance, athletics, swim club, walking the dog and helping on family farms

Kids are stuck on buses for hours and are then only able to start after-school activities from around 4:30-5pm. For some it means not being able to get involved in organised activities in Bungendore during the week. For these reasons, some families decide to move to Canberra when their kids start high school and their valuable contribution is lost to our local community. With over 500 kids at Bungendore primary school alone and with Canberra and Queanbeyan schools reaching capacity and turning kids away from our region, it is time for the NSW Government to provide a high school here in Bungendore'

(Nicola Bryden, Founder, Bungendore Youth Orchestra)

'I no longer have school-aged kids, so I'm thinking about a high school from a broader, societal standpoint. Having a school that would offer high-quality education to local students without the need for extensive travel by bus or car would be an enormous social good, not just for kids and their parents but for the whole community. The knock-on effects would be employment for teachers and other staff, bringing them to our community, increasing our housing values and the cohesiveness of our community. Finally, a high school can often host athletic or

The case for a high school in Bungendore by 2022



cultural activities that are fun for the whole community, regardless of whether one has kids (or grandkids) involved. The Bungendore region is growing, and it does not make sense for parents to have to drive their kids into Canberra or send them on long bus rides. I whole-heartedly support a local high school. In fact, I can't think of any arguments against it!

(Naomi Ruth Robertson, Wamboin resident)

I don't have kids but as a high school student, I had to travel 1 1/2 hours each way to high school in Queensland. **It's tiring and a drain when your peers are doing after school activities, you are travelling.** Everything takes longer, and opportunities are missed. **It is important for the community to have strong hubs that pull people together, and schools are the best of these.**

(Nora Stewart, Wamboin resident)

'We are way overdue for a public high school in Bungendore. Kids out our way catch a bus at around 6.30am to get to Bungendore and then catch a bus from there onto high school. Then the same in the afternoon. Doesn't leave much time for anything else. By the time homework and their chores are done, it's off to bed.'

(Dianne Jones, Mount Fairy resident)

What former residents are saying

*'I would like to move back to Gundaroo in the next few years to start a family. The need for a high school in Bungendore is a long-term requirement that seems to be getting overlooked. With the anticipated development of Gundaroo, the village itself could see a dramatic population increase over the next couple of years. Further, **with the expansion of both Murrumbateman and the Queanbeyan region, residents of not only Gundaroo, but Sutton and Bungendore could find themselves without a secondary school.** With limited schooling available in the ACT, Murrumbateman students will fill any remaining places available at Yass High, before Gundaroo students will have the chance. Queanbeyan high schools will undoubtedly accept students from the immediate area before opening its doors to students from Gundaroo and surrounds. **Therefore, a high school in Bungendore is essential for the sustainability of secondary education for our community.'***

(Frances Reid, former Gundaroo resident)

*'We have recently moved to the Bungendore area for work reasons. We have young children and we'd like to live in the area and help raise our grandchildren here one day. **If there is no commitment to a high school in the next five years, I expect we will be forced to leave Bungendore. I love this community.'***

(Vivienne Harnett, former Bywong resident, quote from 2015)

'We are actually in the process of considering leaving Bungendore for the sole reason that there is no high school here.'

(Beth Carroll, former Bungendore resident, quote from 2015)

The case for a high school in Bungendore by 2022



ⁱ Australian Bureau of Statistics (ABS), Regional Population Growth, 2016-17

ⁱⁱ ABS, Census of Population and Housing, 2016 (usual residence data). The population of Bungendore is over 4,400 with over 7,800 in surrounding communities of Wamboin, Bywong, Sutton, Captains Flat, Hoskinstown, Tarago, Forbes Creek, Lake George, Mount Fairy, Mulloon, Primrose Valley, Rossi and Gundaroo. Between 2011 and 2016 the population of Bungendore grew by 18% with the number of primary school age children increasing by 28%. (This latter percentage was referenced through census data collated by profile id by service age group).

ⁱⁱⁱ Australian Bureau of Statistics, Census of Population and Housing 2011 and 2016 as compiled by .id. (Age structure - Service age groups) <https://profile.id.com.au>. 2018 data direct from schools totalling over 980 enrolments: Bungendore (501) Assistant Principal Infants - 19 June, Tarago (43) School office 15 June, Gundaroo (106) P&C President 15 June, Sutton (280) School office 18 June, Captains Flat (53) P&C Treasurer 21 June. 2017 data from www.myschool.edu.au - 944 (Bungendore 494, Sutton 266, Gundaroo 105, Tarago 40, Captains Flat 39).

^{iv} In 2015, a former High School for Bungendore Committee surveyed 380 residents from the wider community.

^v The former High School for Bungendore Committee 2015 survey

^{vi} ACT Government Education Directorate, ACT-NSW Memorandum of Understanding for Regional Collaboration, 'NSW Resident Enrolments' (viewed 21 July 2018).

^{vii} ABS, 2016 Census of population and housing, quick stats. Calculation based on 57% of all high school aged residents in Australian public schools (66% for Bungendore). Enrolment data direct from schools 28 June 2018. Based on 2018 utilisation data from Department of Education, 1050 additional places equate to four times the available capacity at both schools.

^{viii} The available ACT pathway schools for NSW children are in South Canberra (Tuggeranong) for Bungendore and communities south of Bungendore or North West Canberra (Belconnen) for families living north and west of Bungendore

^{ix} ABS, Census of Population and Housing, 2016 (household type and usual residence data). Over half of Bungendore households have children (compared to one third for regional NSW (referenced through profile.id) and 41% for Australia). However, the number of children in Bungendore drops off when children reach high school age.

^x In 2015, a former High School for Bungendore Committee surveyed 380 residents from the wider community. 80% of parents were favourable towards a public high school (50% towards a community school and 45% towards a religiously affiliated one).

^{xi} The former High School for Bungendore Committee 2015 survey.

^{xii} Queanbeyan-Palerang and Yass Valley Councils' population forecasts, .idcommunity <https://forecast.id.com.au>. This compares with, 11% growth in Wamboin, Bywong and Sutton, 32% in Gundaroo, 25% growth in Braidwood by 2036.

^{xiii} ABS, Census of population and Housing, 2016 (count of occupied private dwellings and place of usual residence). Those aged between 6-11 years will be high school age (12-18 years) in 2022.

^{xiv} Calculated based on the population at the time of the ABS, 2016 Census of Population and housing. Data shows 66% of high school aged residents in Bungendore enrolled in public school (57% for all Australians).

^{xv} Department of Education 2018, Bungendore Public School at 96 per cent utilisation based on 2018 enrolments.

^{xvi} Proposed developments include North Elmslea (300 sub lot division) and East Bungendore (760 sub lot division).

Submission 27

From: [REDACTED]
Sent: Wed, 3 Mar 2021 15:18:59 +1100
To: Council Mail
Subject: Comment re partial road closure Majara Street Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Comments on proposed partial road closure
Majara Street Bungendore

Dear Sir/Madam

I, [REDACTED], wish to provide my/our opinion in relation to the proposal to partially close a council public road.

NAME: UELTNER
Address: [REDACTED]

Support the partial road closure
 Object to the partial closure for the reasons noted below. AT THIS TIME, AFTER ALLEGEDLY READING THE INITIAL PROPOSAL, I FIND THAT A FULL TRAFFIC LIGHT STUDY FOR THE PROPOSED AND THE BEST OPTION HAS NOT BEEN COMPLETED. THE PROPOSED ROAD CLOSURE PERMANENTLY WITHOUT A STUDY AND ITS COLLATERAL AVAILABLE WILL ONLY RESULT IN INCREASED CONGESTION AT THIS AND ADJACENT. SUCH COMMENTS CAN BE MADE AND BASED ON DOCUMENTS MAKING THIS PROCESS OF COMMUNITY ENGAGEMENT APPEAR TO BE ONLY A FORMALITY. THIS NOTICE SHOULD HAVE REFERENCED THE AFFECTED LAND OWNERS TO SUCH A TRAFFIC IMPACT STUDY SO THAT INFORMED AND VALID COMMENTS COULD HAVE BEEN MADE. I WILL BE INTERESTED TO SEE THE FINAL TRAFFIC IMPACT STUDY WHEN COMPLETED.

WHILE RESEARCHING I FOUND IN THE INITIAL PROPOSAL THAT THE ALLOCATION OF THE ROAD AS BEING OPEN TO THE SITE BEING UNDER REVIEW WOULD BE A CHALLENGE. I CAN SEE THE OCCASIONAL REASONS HOWEVER, FOR THIS SITE BEING CHOSEN FOR THE DEPT. OF EDUCATION AND QPRC. I CAN ALSO SEE THAT WHEN THE SCHOOL NEEDS TO EXPAND THE ONLY OPTION WILL BE TO REBUILD THE FACILITY OVER. THIS WILL RESULT IN SIGNIFICANT CONSTRUCTION WORK. MANY I RESPECTFULLY SUGGEST THE QPRC TRAFFIC PLANNING SHOULD FOR THE BENEFIT OF THE COMMUNITY CONSIDER THE POSSIBILITY OF OTHER OPTIONS THAT WILL HAVE COMMUNITY CONSIDERATION.

SIGNED: [REDACTED] in behalf of [REDACTED] and company (for example, Director and include the Company ACN)

DATE: 03/03/2021
Contact details:
Home: [REDACTED]
Mobile: [REDACTED]

PLEASE RETURN THIS PAGE TO QUEANBEYAN-PALERANG REGIONAL COUNCIL BY 5:00pm 3 MARCH 2021

030221 Notification Letter - Adjuring Owners Final

Sent from my iPhone

Submission 28

From: [REDACTED]
Sent: Wed, 3 Mar 2021 15:21:58 +1100
To: Council Mail
Subject: Submission on Majara Street closure
Attachments: [REDACTED]
[REDACTED]

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

To QPRC Staff and Councillors

Please see attached for our submission on the proposed closure of Majara Street.

If this email is being made public, please remove my phone number.

Many thanks

[REDACTED]

[REDACTED]

BUNGENDORE HIGH SCHOOL ACTION GROUP SUBMISSION ON PROPOSED PARTIAL CLOSURE OF MAJARA STREET BUNGENDORE

Bungendore High School Action Group (BHSAG) is an apolitical group of parents and grandparents, who sole aim was to have a public high school for our community by 2022. Over many years, various groups before us have also lobbied for a local high school – some individuals are now grandparents, who hope that their grandchildren will complete their secondary education in Bungendore. In late 2018, due to the overwhelming support of the community, bi-partisan commitment was made for a Bungendore High School to be built and open for the first intake of students in 2023.

Attached for your information is a document we prepared in 2018 to support the case for a high school in Bungendore. It also includes comments from families within our community about what a high school would mean for them. As pointed out in the document:

- Our population is now large enough to support a high school;
- Having no local high school impacts on families and our community;
- Preferred high school choices are no longer available;
- The available options disperse the local high school cohort, are impractical or will have capacity issues;
- The wider community supports and wants a school; and
- Our children and community would significantly benefit from a local high school.

Many families are or have been making life changing decisions to stay or come to Bungendore, influenced by the commitment of a local high school by 2023. There are over 1,000 students in the local primary schools in our region. Each year that a high school is delayed an additional 100 to 150 children and their families in the Bungendore area are affected. Traditionally most local students went to high school in central Canberra. Since 2018, the ACT Government effectively closed access for NSW students to these high schools and the most popular ACT non-government schools for our local families also started to severely restrict access. With the high school options considerably decreased, more families from Bungendore and the surrounding areas are now considering leaving. For many of them, we believe more than ever, that a local high school is a critical issue.

BSHAG supports the proposed partial closure of Majara Street as an essential part of the work to establish the high school by 2023. We are supportive of the proposed location. We believe that the majority of the community support this location and the significant investment back into our community facilities that it brings to Bungendore. Families see the central location as a safe option for their children or grandchildren, and many more in the community view this proposal as an excellent use of existing infrastructure and welcome the new community pool, library and community centre as well as the upgrades to the primary school.

We appreciate that there would be concerns for those who live beside whatever site was chosen and for those that do not want to see any further change to the town. While there has been a concerted campaign on Facebook opposing the proposed location of the high school, we believe that this is not representative of the majority of the community. Most people either do not like to debate on social media or unfortunately are afraid to comment publicly for fear of being at the receiving end of intimidating, disrespectful or unkind behaviour.

The Department of Education has indicated that the Government has made its decision on this site and no other sites are being considered. To delay or refuse a decision on closure of Majara Street could delay the construction of the high school or, if there is significant pressure on the NSW Budget from competing claims, could even result in diversion of funds allocated to the Bungendore High School to schools in other areas, e.g. Sydney.

The commitment to build a high school was a bi-partisan one and no matter who was in Government, we would be looking at this site. The proposed infrastructural investment for a town the size of Bungendore is unprecedented, and we ask you to support this high school proposal.

We are continuing to see a lot of misinformation. We urge Council to continue to communicate about updates to the project and the associated community facilities, including any planned transitional arrangements for users of the facilities affected.

Thank you for your consideration!

[Redacted signature block]

The case for a high school in Bungendore by 2022



“Every school day after 7am in Bungendore, you will see large groups of high school students waiting for buses to Canberra, Queanbeyan or Braidwood. For those out of town, their trip often starts much earlier and can be over two hours each way. That’s a long tiring day for a 12-year-old, let alone a student studying for their Year 12.”

The issue

1. There is no local high school but our population is large enough to support one

Bungendore is part of the fastest growing area in regional NSWⁱ and has seen significant growth in recent years. There are now over 12,000 residents including 3,300 children living in the wider region.ⁱⁱ Since 2011 the number of primary aged children in Bungendore has grown by 28 per cent. As of 2018, there are 1,000 students in the local primary schools in Bungendore, Sutton, Tarago, Captains Flat and Gundaroo.ⁱⁱⁱ These students will all need to go to high school.

2. The preferred high school choices are no longer available

In the past, most local children went to high school in central Canberra – frequently travelling with parents to reduce commute times or enable extracurricular activities. In a 2015 survey, three out of four parents were either sending or intending to send their children to a high school in Canberra, with Campbell High the preferred option. Less than 15 per cent indicated the three nearest NSW schools.^{iv} However, as of 2018, the ACT Government no longer accepts NSW students into high schools in central Canberra (i.e. Campbell High and Dickson College from Year 11).^v Some popular ACT non-government schools have also said they can no longer guarantee places for NSW students in 2019.

3. The available options disperse the local high school cohort, are impractical or will soon have capacity issues

The available public-school options are impractical for many families due to commute times or lack of direct bus services. With Campbell High no longer available, the local high school cohort is now dispersed in small numbers across many schools.

Except for Tarago, our local primary schools officially feed into Queanbeyan High School. The nearest NSW public high schools (Queanbeyan and Karabar) also service a large proportion of the expanding NSW communities on the ACT border. If these schools were to accept all students seeking a public high school from nearby primary schools as well as the Bungendore region, they would need an estimated additional 1000 places by 2022 (four times current available capacity).^{vi} Braidwood Central is nearly 90km in the opposite direction from Canberra, where most parents work – this makes extracurricular activities and appointments difficult.

The case for a high school in Bungendore by 2022



The available ACT pathway schools for the Bungendore region are South Canberra (Tuggeranong) or North West Canberra (Belconnen) depending on where you live.^{vii} However, these options do not have direct bus services and involve lengthy travel times. With the high school options considerably decreased, more families are considering leaving.

The solution

Build a public high school in Bungendore by 2022.

Why Government should support a public high school in Bungendore

4. A local high school would greatly benefit our local teenagers and families

Every day over 20 buses take our teenagers to schools outside the Bungendore region. To get to the nearest high schools by direct bus, Bungendore children leave home at 7.30am in the morning. For many outside Bungendore, their commute starts much earlier. Concerns have also been expressed about children travelling on buses without seatbelts, on busy roads, and sometimes in crowded conditions. When children reach high school age, many families leave the area^{viii} to avoid long and potentially unsafe commutes for their children. Having no high school impacts on our community, including added family stress and the loss of close friends.

The benefits of a local high school for students are considerable, including the ability to maintain friendships made in primary school, an extra ten hours plus per week for local sport, community or cultural activities, part-time work, study and family life – ultimately leading to better academic and social outcomes.

5. A high school in Bungendore would strengthen the regional community

In a 2015 survey, 97 per cent of community respondents supported a high school in Bungendore.^{ix} Three out of four parents said a high school would influence their decision to stay in the area, with 80 per cent favouring a public high school.^x The P&Cs at the local schools and families from the surrounding communities of Bywong, Wamboin, Hoskinstown, Sutton, Tarago, Lake Bathurst, Captains Flat, Gundaroo and all the rural residential properties in between have shown strong support for a high school in Bungendore.

A high school would bring economic benefits to Bungendore, including creating income and jobs locally, both during construction and operation. It would also enable opportunities for our teenagers to feel more connected to the community, such as participating in volunteering, part-time work or senior levels of sport - ultimately boosting Bungendore as a place to live and raise children.

The case for a high school in Bungendore by 2022



6. The issue is only going to become more critical

Independent of any further development, the population for Bungendore is projected to grow to over 5,000 (by 17 per cent) by 2036, with almost 11,000 in the surrounding community.^{xi} By 2022, there will be almost 1,100 children of high school age in the proposed catchment area.^{xii}

Based on the population at the time of the last census, and the average percentage of students in Australia that attend public high schools, there would be 100 students available to start year seven in 2022.^{xiii}

The lower housing cost in rural areas outside Canberra attracts young families and Bungendore, Wamboin, Bywong, Sutton, Tarago, Captains Flat and Gundaroo are all growing communities. A few large additional developments are proposed. So, the above figures are conservative.

Key considerations

7. Community consultation is necessary to ensure the high school is the best fit

Bungendore Public School is already near capacity^{xiv}. It is important that any high school option enhances rather than strains current resources at the primary school. A standalone high school is necessary to allow expansion of the primary school. If large scale proposed developments proceed, we will see significant population growth in the area and subsequent pressure on the primary school.^{xv}

Some of the best public schools engage a large proportion of their local community. The Bungendore region has a very engaged, creative and educated community. It's vital that a local high school builds on this engagement by not only providing a multi-functional school but also by consulting the community on what type of school is the best fit for most.

8. A collaborative educational approach could broaden the wider NSW offering

Local rural schools play a vital role in their communities. We believe there is an opportunity to enhance and broaden the educational offering across schools in the wider region by sharing specialist teaching resources. For example, a specialist technology teacher (e.g. a coder) could be based in Bungendore but travel to Braidwood, and potentially Queanbeyan and Yass. Likewise, Bungendore region students with an interest in agricultural science or performing arts could potentially access programs through Braidwood or Karabar.

The case for a high school in Bungendore by 2022



The wider Bungendore community has a population large enough to support a public high school. However, with the high school options considerably decreased, a local high school is a critical issue for many families deciding whether to stay in the area. It is important that there is a firm commitment soon to build a public high school in Bungendore – ready for students by 2022 – rather than leave the planning and decisions until they become even more critical.

Stay informed, get involved or find out more

Visit our website www.bungendorehighschoolactiongroup.org, follow us on facebook or email bungendorehighschoolag@gmail.com

What local parents are saying

'Nine years ago, my husband and I made the decision to build in Bungendore. We were given glowing reports of the local primary school and told, that given the growth of Bungendore, there would need to be a high school built. Nine years on, I now have two children and it is of grave concern to me that there are still no firm plans for one. A high school would mean the difference between staying in a community we love or moving back to Canberra.'

(Cherimoya Violi, Bungendore)

'It is Bungendore's strong sense of community that makes us want our children to continue their schooling here and not elsewhere. We believe that our students should be able to attain a higher school education in the community that they are part of, rather than having to commute to schools in other towns. A local education will enable our kids to maintain ties with their friends and the broader community. Less travel will also allow them more time to participate in after school activities, such as music, sport, part-time employment and study.'

(Melissa & Jeremy Masters, Bywong)

'My husband and I moved here with our two boys, seeking a better, safer life. With jobs in central Canberra we thought we'd drop our boys at an ACT public high school near our work when the time came. The ACT Government has now thrown a huge spanner in that plan. For our community and our children to thrive, we need a local Bungendore high school, and soon!'

(Bronwen Davies, Bungendore)

'It's not just about Bungendore kids. Sutton Public is a beautiful little school with a wonderful community atmosphere. The children grow up exceptionally close, but once they hit Year 7 they're scattered to the wind. For many of us living around the Federal Highway, getting to Queanbeyan for high school is much more hassle and time consuming than getting to Gungahlin. A 10 minute direct high school bus straight down Macs Reef Road and the other key feeder roads to Bungendore would

The case for a high school in Bungendore by 2022



*be a godsend for our kids. **A Bungendore high school would keep our community together.** All four of the ACT high schools on offer to our kids are just not suitable for those of us in the Federal Highway precinct.'*

(Lauren Eastaughffe, Bywong)

*'We have a five-year-old child who will be facing a daily commute into Canberra, Queanbeyan or Braidwood when she reaches year seven, with our only other option being relocation. We have seen other families do this, while also seeing all the town's local teenagers who live in Bungendore doing the lengthy and exhausting commute. Bungendore's rapidly growing population, mostly made up of young families, warrants a high school, particularly considering the number of children attending local primary schools in the wider area. **A public high school in Bungendore is well overdue.**'*

(Ant Schulz, Bungendore)

*'My son is currently attending Campbell High. He catches a bus to school at 6.40am (from our front gate) and doesn't return home until 5.00pm. For a 13-year-old, it's a very long day and it has taken its toll on him. He struggles to do his assignments and homework, they are always rushed. He is usually too tired to really put in the effort that's required, which has been expressed to us as a cause of concern by his teachers. We have had some serious discussions about whether we move back to Canberra, especially with the limited options we will have when our youngest goes to high school. **We would be very relieved if the proposed Bungendore high school went ahead.**'*

(Tracey Stuart, Mount Fairy)

'Would love to send our daughter to a high school in Bungendore if it's available.'

(Sara Stidworthy, Gundaroo)

*'After school activities such as footy training or gymnastics and social facilities in Bungendore can be used by kids from the whole region instead of them spending an hour plus on the bus – **a high school would be a massive benefit for the town in general.** I am in Carwoola, just near Hoskinstown, so I am closer to Bungendore than Queanbeyan. I have two children that I hope will attend a Bungendore High School.'*

(Neil Willis, Carwoola)

*'**With our child at Sutton primary the possibility that she will be able to attend a local high school is very important for us.** I have seen the high school students on my street for many years leaving home at 7:10 to catch the bus to their Canberra high school. In the afternoon they do not arrive back till approximately 4:30 (at the bus stop, not home). With the levels of homework and assessment required in the higher school years (I know as I have taught in high school and college in the ACT public education system) there is little time for much else after family commitments – for some that run farms that can be significant.'*

(Merle Ketley, Bywong)

The case for a high school in Bungendore by 2022



*'A high school locally means that students receive a sound public education close by, with significantly less travel time, more opportunities for local engagement in extracurricular activities as well as be able to form meaningful friendships with other local children. Being able to have social opportunities is paramount to building strong resilient young people. **As important as the education it brings, a high school has so much to offer to our community, creating a hub for the surrounding areas, reducing travel time and isolation.'***

(Attila Horgosi, Bywong)

*'The values of country life are so important to me and I know from experience – I have schooled in both country and city schools - the social and moral attributes are exponentially in favour of country schooling. **All we want is to provide an education to our children that doesn't mean wasted hours on buses to and from the city, when they could get quality education here in our own town.'***

(Kylie Johnson, Bywong)

*'A High School in Bungendore would create jobs locally, invest money back into the community, add to our infrastructure and support our children's future within our community. Our children build bonds with their peers from an early age. It has been proven that this bond is important in building self-esteem and confidence through to adulthood. For those families that stay locally, our local teenagers are now scattered in small numbers across many high schools outside our community. The process of building these bonds up again has a huge impact when teenagers should be focussing on learning rather than starting again. **A high school in Bungendore is an investment back into our community.'***

(Phil Harvey, Bungendore)

What the school and teaching community is saying

'The Sutton Public School Parents and Citizens Association would like to express its support for a high school in Bungendore. The decision of the ACT Government to restrict the access of NSW residents to ACT government schools has impacted our local families. Many families are now looking for their children to attend high school in NSW. A large proportion of our families reside in Wamboin and Bywong associate more closely with Bungendore than with Queanbeyan. They do much of their shopping for groceries and farm supplies in Bungendore, play sport in Bungendore, and many of our children attended pre-school in Bungendore. It would be a natural fit for their children to then attend a high school in Bungendore.'

(Johanna Bradley, President, Sutton Public School P&C)

*'Your information and research will not doubt assist families of students at the school to have an alternative option in the future for high school education. It's reassuring that your action group will give the 500 plus students at the school a greater reason to stay local with the 'High School' initiative....**We all have a vested interest in the***

The case for a high school in Bungendore by 2022



future of our local children, to live and provide a high school education in the area, which will only lead to a stronger and greater community in Bungendore.'

(Nicole Duffy, President, Bungendore Public School P&C)

'The positive flow on effects from a local High School do not just apply to those families with school age children. As an experienced High School teacher, I have seen how students and teachers use school programs to become socially active, increasing community engagement and breaking down generational barriers. Providing a local High School will enable our children to spend less time on wasted commutes and more time on their holistic education.... Students will not only have more time to spend on what is taught inside the classroom but also on meaningful pursuits outside the classroom – sport, paid employment, volunteer work – all of which are vital to a healthy and functioning community... Bungendore is a wonderful place to live and raise a family. Our children deserve to have a school in their own community.'

(Melinda Cashman, high school teacher, Carwoola)

'I was asked to select some students I would encourage to receive literacy support – from NAPLAN evidence, assessment marks.... I chose some students, and something caught my attention... They were all 'out of area' students [coming from NSW including Bungendore]... After talking to the students, it became clear that they were feeling disadvantaged because they lived so far away... There seemed to be a correlation that learning, whether it be literacy or numeracy of 'out of area' students, was lower or below the average of students who live in the immediate area!

We want the best education for our students/children and providing one closer to our community should take precedence over the need for anything else! The Department doesn't see the stresses, the anxiety and the expectations that schools place on students regardless of where they live! Teachers don't give extensions to students that live out of town! These students are disadvantaged. The need for a closer school is imperative if educational measures and performances are to improve!

For a community to function effectively we need our essential services for all children – this should be the right of any community. Having a school in closer proximity would encourage our sense of community, sense of support for each other and allow our kids to enjoy balance in life. For travel to take up so much time, these kids are not leading a balanced life – two more hours each day for learning life skills, or merely visiting a neighbour would improve outcomes both from a personal sense but also an educational one.'

(ACT Government High School Teacher, 2015)

What the business community is saying

'There is a need for a High School locally... A High School in Bungendore would not only support our families and children's future within our community, but it would also

The case for a high school in Bungendore by 2022



bring economic benefits that support our local businesses. It would create jobs locally and through these jobs and the services the school consumes, invest money back into our community and add to our infrastructure both during the construction and operational phases...A high school will bring people into the community from further surrounds such as Tarago, Captains Flat, Sutton and Gundaroo...The BCCI supports the need for a High School in Bungendore.'

(Jeanette Holness, President, Bungendore Chamber of Commerce & Industry)

What the wider community is saying

'Every school day after 7am in Bungendore, you will see large groups of high school students waiting for buses to Canberra, Queanbeyan or Braidwood. For those out of town, their trip often starts much earlier and can be over two hours each way. That's a long tiring day for a 12-year-old, let alone a student studying for their Year 12.'

(Laura Fulton, grandmother and long-term resident of the Bungendore area)

'I want our kids to have the opportunity to continue their schooling and extra-curricular activities ...with their friends, peers and family networks in Bungendore. For safety reasons and loss of quality time, our kids should not need to travel 2-4 hours every day on dangerous roads and via interchanges...'

At present, from the age of 12-13, all our kids are segregated by religion, gender or ability to pay for private school fees (or all of the above) which can impact on the cohesiveness of our community. It can also affect the feasibility of healthy and constructive after-school activities for this age group, such as homework, scouts, orchestra, dance, athletics, swim club, walking the dog and helping on family farms

Kids are stuck on buses for hours and are then only able to start after-school activities from around 4:30-5pm. For some it means not being able to get involved in organised activities in Bungendore during the week. For these reasons, some families decide to move to Canberra when their kids start high school and their valuable contribution is lost to our local community. With over 500 kids at Bungendore primary school alone and with Canberra and Queanbeyan schools reaching capacity and turning kids away from our region, it is time for the NSW Government to provide a high school here in Bungendore'

(Nicola Bryden, Founder, Bungendore Youth Orchestra)

'I no longer have school-aged kids, so I'm thinking about a high school from a broader, societal standpoint. Having a school that would offer high-quality education to local students without the need for extensive travel by bus or car would be an enormous social good, not just for kids and their parents but for the whole community. The knock-on effects would be employment for teachers and other staff, bringing them to our community, increasing our housing values and the cohesiveness of our community. Finally, a high school can often host athletic or

The case for a high school in Bungendore by 2022



cultural activities that are fun for the whole community, regardless of whether one has kids (or grandkids) involved. The Bungendore region is growing, and it does not make sense for parents to have to drive their kids into Canberra or send them on long bus rides. I whole-heartedly support a local high school. In fact, I can't think of any arguments against it!

(Naomi Ruth Robertson, Wamboin resident)

I don't have kids but as a high school student, I had to travel 1 1/2 hours each way to high school in Queensland. **It's tiring and a drain when your peers are doing after school activities, you are travelling.** Everything takes longer, and opportunities are missed. **It is important for the community to have strong hubs that pull people together, and schools are the best of these.**

(Nora Stewart, Wamboin resident)

'We are way overdue for a public high school in Bungendore. Kids out our way catch a bus at around 6.30am to get to Bungendore and then catch a bus from there onto high school. Then the same in the afternoon. Doesn't leave much time for anything else. By the time homework and their chores are done, it's off to bed.'

(Dianne Jones, Mount Fairy resident)

What former residents are saying

*'I would like to move back to Gundaroo in the next few years to start a family. The need for a high school in Bungendore is a long-term requirement that seems to be getting overlooked. With the anticipated development of Gundaroo, the village itself could see a dramatic population increase over the next couple of years. Further, **with the expansion of both Murrumbateman and the Queanbeyan region, residents of not only Gundaroo, but Sutton and Bungendore could find themselves without a secondary school.** With limited schooling available in the ACT, Murrumbateman students will fill any remaining places available at Yass High, before Gundaroo students will have the chance. Queanbeyan high schools will undoubtedly accept students from the immediate area before opening its doors to students from Gundaroo and surrounds. **Therefore, a high school in Bungendore is essential for the sustainability of secondary education for our community.'***

(Frances Reid, former Gundaroo resident)

*'We have recently moved to the Bungendore area for work reasons. We have young children and we'd like to live in the area and help raise our grandchildren here one day. **If there is no commitment to a high school in the next five years, I expect we will be forced to leave Bungendore. I love this community.'***

(Vivienne Harnett, former Bywong resident, quote from 2015)

'We are actually in the process of considering leaving Bungendore for the sole reason that there is no high school here.'

(Beth Carroll, former Bungendore resident, quote from 2015)

The case for a high school in Bungendore by 2022



ⁱ Australian Bureau of Statistics (ABS), Regional Population Growth, 2016-17

ⁱⁱ ABS, Census of Population and Housing, 2016 (usual residence data). The population of Bungendore is over 4,400 with over 7,800 in surrounding communities of Wamboin, Bywong, Sutton, Captains Flat, Hoskinstown, Tarago, Forbes Creek, Lake George, Mount Fairy, Mulloon, Primrose Valley, Rossi and Gundaroo. Between 2011 and 2016 the population of Bungendore grew by 18% with the number of primary school age children increasing by 28%. (This latter percentage was referenced through census data collated by profile id by service age group).

ⁱⁱⁱ Australian Bureau of Statistics, Census of Population and Housing 2011 and 2016 as compiled by .id. (Age structure - Service age groups) <https://profile.id.com.au>. 2018 data direct from schools totalling over 980 enrolments: Bungendore (501) Assistant Principal Infants - 19 June, Tarago (43) School office 15 June, Gundaroo (106) P&C President 15 June, Sutton (280) School office 18 June, Captains Flat (53) P&C Treasurer 21 June. 2017 data from www.myschool.edu.au - 944 (Bungendore 494, Sutton 266, Gundaroo 105, Tarago 40, Captains Flat 39).

^{iv} In 2015, a former High School for Bungendore Committee surveyed 380 residents from the wider community.

^v The former High School for Bungendore Committee 2015 survey

^{vi} ACT Government Education Directorate, ACT-NSW Memorandum of Understanding for Regional Collaboration, '[NSW Resident Enrolments](#)' (viewed 21 July 2018).

^{vii} ABS, 2016 Census of population and housing, quick stats. Calculation based on 57% of all high school aged residents in Australian public schools (66% for Bungendore). Enrolment data direct from schools 28 June 2018. Based on 2018 utilisation data from Department of Education, 1050 additional places equate to four times the available capacity at both schools.

^{viii} The available ACT pathway schools for NSW children are in South Canberra (Tuggeranong) for Bungendore and communities south of Bungendore or North West Canberra (Belconnen) for families living north and west of Bungendore

^{ix} ABS, Census of Population and Housing, 2016 (household type and usual residence data). Over half of Bungendore households have children (compared to one third for regional NSW (referenced through profile.id) and 41% for Australia). However, the number of children in Bungendore drops off when children reach high school age.

^x In 2015, a former High School for Bungendore Committee surveyed 380 residents from the wider community. 80% of parents were favourable towards a public high school (50% towards a community school and 45% towards a religiously affiliated one).

^{xi} The former High School for Bungendore Committee 2015 survey.

^{xii} Queanbeyan-Palerang and Yass Valley Councils' population forecasts, .idcommunity <https://forecast.id.com.au>. This compares with, 11% growth in Wamboin, Bywong and Sutton, 32% in Gundaroo, 25% growth in Braidwood by 2036.

^{xiii} ABS, Census of population and Housing, 2016 (count of occupied private dwellings and place of usual residence). Those aged between 6-11 years will be high school age (12-18 years) in 2022.

^{xiv} Calculated based on the population at the time of the ABS, 2016 Census of Population and housing. Data shows 66% of high school aged residents in Bungendore enrolled in public school (57% for all Australians).

^{xv} Department of Education 2018, Bungendore Public School at 96 per cent utilisation based on 2018 enrolments.

^{xvi} Proposed developments include North Elmslea (300 sub lot division) and East Bungendore (760 sub lot division).

Submission 29

From: [REDACTED]
Sent: Wed, 3 Mar 2021 15:46:48 +1100
To: Council Mail
Subject: SUBMISSION - Proposed partial closure Majara St, B'dore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Good afternoon,

I refer to the above.

I wish to make comments regarding the above proposal the Council have on their 'drawing board' at present.

I would certainly **NOT** like to see any of Majara Street closed as it is a main thoroughfare through the township for many depending on where you live and what activities you are endeavouring to attend by traversing along Majara Street.

It will no doubt increase the traffic significantly along both Turallo Terrace, Butmaroo Street and Ellendon Street, obviously in the vicinity between Gibraltar St & Turallo Terrace.

The preschool has no formal carparking for dropping off and collection of children 'albeit the nature strip' (which has to date worked without any issues) and with the increased volume of traffic this will increase the danger to pedestrian & vehicle traffic in that immediate area.

With the extension of North Elmslea (to which I have no objection of) this too will intensify the traffic along the roadways that would be left to take the traffic flow with the proposed partial closure of Majara St (between Gibraltar St & Turallo Terrace).

The reasoning for this closure is for a high school to be built in the vicinity of the proposed road closure, which in itself is a ridiculous idea, and I object strongly to both.
No objection to a high school being built, but not where you are proposing to build it.

Why has Council not bothered to ensure that a parcel of land within some of these 'developments' that have been approved over the last few decades, been laid aside for a High school, hence a forced possession of title for that land with obviously remuneration to the Developer for that piece of land. High schools are generally not constructed next door to a Primary school, let alone a Pre-school. By the time a child is high school age, they should have no trouble in getting themselves to and from school (though these days it appears the generations coming up are 'nanny managed' and are not taught to think and be responsible for themselves & others around them). I had to traverse like the majority of students from one suburb to another to attend high school, and then when moving to Bungendore I was to catch the only bus to school, with no provisions of picking and choosing as to which high school I would prefer to attend, with the bus seating 3 people to a seat, yes the good old days!

I understand that this Council is now Queanbeyan-Palerang with the merger, so I note that the previous Council should have had some foresight into just how the town would grow with the developments that have come to fruition over the last 20 + years, therefore the blame does not lie entirely on this present Council, but it would be nice to see the **present Council** actually take the communities concerns to heart (even though I am certain there are very few, if any of the council staff / councillors who would reside here in Bungendore, hence none of this will affect them/you in anyway shape or form).

It is a definite **NO** to the proposed partial closure of Majara St from me.

Hoping the Council staff (hierarchy) and Councillors take the time to actually read the above, and for it not to just be a tick in a box!

Cheers

A black rectangular redaction box covering the signature of the author.

Submission 30

From: [REDACTED]
Sent: Wed, 3 Mar 2021 16:31:08 +1100
To: Council Mail
Subject: proposed partial closure Majara St Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Chief Executive Officer,

Your advertisement is headed 'Proposed partial closure....!'

Isn't this biased? Doesn't this imply that the matter of little import?

However it appears that little thought has been given to the effects

already occurring in peak hour traffic.

However, little thought seems to have been given to any development of the proposed

High School itself.

Sincere Regards

[REDACTED]

Submission 31

From: [REDACTED]
Sent: Wed, 3 Mar 2021 16:34:58 +1100
To: Council Mail
Subject: Proposed Closure of Majara Street Bungendore
Attachments: 01_Majara Street Closure.docx

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Goud Afternoon

Attached is our response to the proposed closure of Majara Street Bungendore. We trust that council will realise the potential threat to the safety of the students of Bungendore Public School, Bungendore Pre-school and, should the high school be built as is proposed, that the students' safety will be further compromised.

[REDACTED]

Queanbeyan-Palerang Regional Council: Closure of Majara Street Bungendore

While we recognise the need for a high school Bungendore we strenuously oppose the proposed road closure and the siting of the high school in such close proximity to Bungendore Public School.

The road closure would adversely affect the traffic movement in the immediate vicinity of the public school. Such a situation would pose a high potential for accidents and possible injury or worse to students.

Should the high school go ahead even greater issues of traffic flow, parking, drop-off and pick-up would eventuate.

Our combined teaching careers of nearly 80 years have made us very aware of the need for safe, uncomplicated traffic movement around our schools. The proposal to close Majara Street is neither safe nor sensible and we urge council to reconsider this proposal.

██████████

██████████

Submission 32

From: [REDACTED]
Sent: Wed, 3 Mar 2021 16:41:58 +1100
To: Council Mail
Subject: Additional comments on partial closure of Majara Street Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

I have made a short on-line comment supporting the proposed partial closure of Majara Street Bungendore but would like to add some additional comments as someone who uses Turallo Terrace daily and sometimes uses Majara Street.

Firstly, there have been claims on Facebook by a small vocal group of people regarding the possible adverse impacts of a high school in that location and also impacts of closing the road. Regarding the opponents to the location of the school, this is a small group as evidenced by the fact that the Bungendore Community Noticeboard Facebook page has some 5,200 members, but posts by this group only get about 20 responses each time.

Secondly, they have made claims that closing this small section of road will cause traffic chaos. We all know that a traffic study and plan is required and we understand Council will work with the Department of Education to do this. However it is clear that many people (including me) currently use alternative parallel roads from Elmslea to go to south Bungendore or go to Queanbeyan because they are shorter (Butmaroo Street, Ellendon Street and Tarago Road). When the traffic to the Council chambers is removed and the pool is closed there will be a lot less traffic on Majara Street. Butmaroo Street is a wide street used by a lot of people already. It would probably benefit from a footpath and kerbing and guttering but that is something for the Council to consider. Closure of Majara Street is an essential step in delivery of the high school by 2023. I hope that Council will consider this proposal favourably for the future of our town and particularly for the future of our children.

Yours sincerely

[REDACTED]

Submission 33

From: [REDACTED]
Sent: Wed, 3 Mar 2021 23:01:47 +1100
To: Council Mail
Subject: Closure of Majara street

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear Council

I refer to the proposed closure of Majara Street, north of Gibraltar Street.

Majara Street is a major, non-residential thoroughfare in Bungendore. It is part of the town's original grid, laid out in 1837. It is an essential transport route through the town, connecting hundreds of homes in Elmslea with the Kings Highway and other important facilities. It carries significant traffic volume, including large utes and 4WDs – many of which tow boats or caravans on weekends or holiday periods. Further, traffic volume to and from Elmslea is likely to increase significantly as the proposed North Elmslea development proceeds.

- Closure between Gibraltar Street and Turallo Terrace

Closing Majara Street between Turallo Terrace and Gibraltar Street will divert all traffic currently using the road onto Turallo Terrace, and then primarily to Butmaroo and Ellendon Streets.

Bungendore Preschool is on Turallo Terrace. There are already significant traffic issues at pick-up and drop-off times, which will be exacerbated by the increase in passing traffic. In addition, increasing traffic flow around the preschool poses a much greater risk to children who may be arriving/departing or exploring their surrounds. The proposal to construct parking on Turallo Terrace will only increase the number of pedestrians (many with children) crossing back and forth across this road.

Butmaroo Street in particular attracts a large number of cyclists, dog-walkers and other pedestrian traffic including young children, travelling to Bungendore Park, the Common, Elmslea or the tennis courts. This street is basically a canine superhighway for dogs and their owners. Other than pedestrian traffic, it is a quiet and purely residential street. The road is unkerbed and there is no formal separation between the road and verge. It would raise significant safety concerns if traffic were diverted on to this street, as it must be if Majara Street is closed.

I understand that there is a proposal to construct a road behind the Palerang Council Building. These plans are not confirmed but it appears that if it proceeds, it would contain several dog-legs and be intended as a local access road only. It would not be suitable for through traffic and could not be a substitute for Majara Street and could not accommodate the high volume of through traffic on that street.

Possible mitigation strategies such as (for example) closing Butmaroo and/or Ellendon Streets to through traffic would only divert the problem further along Turallo Terrace and increase the likelihood of accidents at the intersection of Turallo Terrace and Tarago Road.

In short, there is no satisfactory way to manage the impact of closing Majara Street.

It was very surprising to hear the Council's CEO, Peter Tegart on ABC Radio last week admitting he had not read the traffic study on the impact of the road closure. Why did Council announce its intention to close the road when it did not have this information? How can the public consider the impact of this closure and make submissions, when this information has not been made available? Has Council considered the impact of the North Elmslea development when modelling the impact of closing Majara Street?

- Closure of the road reserve north of Turallo Terrace

The proposed closure includes the road reservation which extends north of Turallo Terrace and into Bungendore Common. This land would be reclassified as “operational land” under the Local Government Act, and be available for sale.

While the removal of the road reserve itself has minimal impact, it is inappropriate for the land to be classified as “operational”. It should instead be classified as community land. It is a defacto part of Bungendore Common and the off-leash dog area and is heavily used by the public for sport and recreation.

Bungendore Common is heritage protected under the Local Environmental Plan on the basis of its historic cultural and social significance. The road reserve has always been considered part of the Common and is equally significant. If the road reserve is to be closed, it should not be classified as operational land and available for sale – instead it should be treated as community land and included as part of the Common – which for all practical purposes it already is.

- Conclusion

I urge Council not to close Majara Street as proposed.

Having observed traffic flows in the area, it is clear that it is an important, non-residential thoroughfare and a major access road to Elmslea. Its importance will only increase as the recently approved North Elmslea development proceeds. Any closure would inconvenience travellers to and from Elmslea, and significantly reduce the amenity of surrounding residential streets. It would also create a danger to pedestrians and cyclists using Butmaroo Street and Turallo Terrace, and to parents and children travelling to and from Bungendore Preschool.

Finally, the road reserve north of Turallo Terrace is a defacto and integral part of Bungendore Common. It should be protected as part of the Common. If this part of the road is closed, it should be classified as community land and remain available for sport and recreation.

Yours faithfully



Bungendore resident

Sent from my iPhone

Submission 34 - submitter requested that submission not be made public. See closed attachments

Submission 35

From: [REDACTED]
Sent: Fri, 5 Mar 2021 08:42:34 +1100
To: Council Mail
Subject: FW: Impacts of Majara St Closure on Vehicle and Pedestrian Traffic in Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear Councillors,

Further to my earlier email below, I have included some images that show the current traffic and parking pressure on Ellendon St.

The Bowling Club is becoming increasingly popular as a place for families to gather and as a venue for community events. The planned development of the club will caused further congestion at the intersection of Turallo Tce and Ellendon St.

The inadequacy of the road width is also apparent in the images below.

I ask that you take account of this and the other reasons that the local community has put forward to reconsider your decision to radically alter the current movement around the main blocks of the village by placing a high school on the northern part of Mick Sherd Oval.

Yours Faithfully

[REDACTED]



Document Set ID: 1155213
Version: 1, Version Date: 05/03/2021



Document Set ID: 1155213
Version: 1, Version Date: 05/03/2021



From: [REDACTED]
Sent: Wednesday, March 3, 2021 2:21 PM
To: 'council@qprc.nsw.gov.au' <council@qprc.nsw.gov.au>
Cc: [REDACTED]
Subject: Impacts of Majara St Closure on Vehicle and Pedestrian Traffic in Bungendore

Dear Councillors,

I am concerned about the adverse impact on both vehicle and pedestrian traffic on Ellendon St once Majara Street is closed between Turallo Tce and Gibraltar Street.

Vehicles travelling from Elmslea (and the expanded Elmslea once the development in the north east is approved) into the township will have fewer options to access the roads to the Coast, to the Federal Highway and to Queanbeyan. As I see it the options are:

- Turn left or south on Butmaroo St (which is likely to be decreed a 40 KPH zone because it borders the new high school, or
- Turn left into Ellendon St, or
- Turn left onto Molonglo St and compete with traffic flowing from Elmslea and Buckingham and the rural residential/farming areas to the north coming over the Molonglo St bridge often well in excess of the speed limit.

I suspect that the main flow will be down Ellendon St.

My home is located at 12 Ellendon St and I observe both the foot and vehicle traffic moving in both directions along that street.

At the very least the road needs widening and a footpath is needed to cope with foot traffic.

We should take heed of the recent reminder of how pedestrians can be killed or maimed even within a well-lit 50 kph zone on Molonglo

St. I ask for answers to the following questions:

- Has a traffic flow study been done to determine the impact of both the proposed road closure and of the increase traffic flow as a result of building a high school on the eastern part of Mick Sherd oval.
- If a study has been done, is the Council prepared to make it public before any building commences.
- If a study has not been done, how did the Council conclude that building the high school on Mick Sherd oval was a good plan?
- Is a plan in place to enable disabled people to access the post office safely?
- Is there a plan to improve the conditions of the northern end of Ellendon Street for both foot and vehicle traffic. Not long ago a local business woman fell and broke her ankle in the very rough surface that forms the edge of the bitumen outside the front of my house. I too have fallen on two occasions and sustained permanent injury from the rough surface of the local footpath outside the Lake George parking area.
- Ellendon St outside the front of my house becomes Lake Ellendon on occasions – twice in the 3 years that I have lived there – see photos below

I look forward to your response

Yours faithfully



9.1 Community Engagement Report - Proposal to Close Majara Street Bungendore
Attachment 3 - Collated submissions - redacted (Continued)



and foot traffic competing for road space on Ellendon St north.

Vehicle



Narrow road – no footpath



Footpath ends on north boundary of Lake George Hotel



Despite a number of requests to unblock the drain in front of my house, nothing has been done. This is the result.



The front of No 12 Ellendon Street on 9 Aug 2020 at 8.15 am

Document Set ID: 1155213
Version: 1, Version Date: 05/03/2021



Document Set ID: 1155213
Version: 1, Version Date: 05/03/2021

Submission 36

[REDACTED]

From: Your Voice
Sent: Monday, 8 March 2021 11:09 AM
To: [REDACTED]
Subject: FW: Closure of Majara Road section B

Did you get this one?

From: [REDACTED]
Sent: Tuesday, 2 March 2021 4:13 PM
To: Your Voice <yourvoice@qprc.nsw.gov.au>
Subject: Closure of Majara Road section B

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

QPRC Legal Team

My initial comment relates to the site of the High School and related extension to the east of the Scout Hall. I do not support Council's decision but accept the "fait accompli". My concern now is the "green area" along the Turallo Creek which provides a valuable recreational space for Bungendore residents, currently and into the future, to and including Frogs Hollow. I noted in Council's plan that Majara Road is to be extended through the current parking area between the Scout Hall and the Early Learning Centre across the flood plain to the Creek. Section B is a recreational area for many local inhabitants and their dogs and, if it is shut off totally, will inhibit community usage along the creek to adjoining green spaces downstream. As suggested in Council's handout to obtain "more information" I have tried to contact Council's Legal Team but have not received any responses to my telephonic requests which, I understand, have been forwarded to that area. I would still appreciate it if a person/planner who is knowledgeable on the closure of Section B of Majara Road could call me on either [REDACTED] or [REDACTED] so that I can make an appropriate comment on this proposal by Council.

My thanks.

[REDACTED]

Submission 37 is replica of Submission 35

Submission 38

From: Wed, 3 Mar 2021 12:45:50 +1100
Sent: Council Mail
To: Comments on Proposed road closure Majara Street
Subject: Bungendore

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

The council should not agree to close this section of Majara St at this time.

Before considering this closure a full traffic impact study should be undertaken to assess what effect this closure would have on traffic in other streets of Bungendore. This study should take into account existing traffic flows and projected increases in traffic due to the high school and further development in Elmslea.

The heritage impact of any road closure should also be assessed. The closure of Majara St would seriously affect the original grid layout of the town and this should not be done without proper consideration of heritage impacts.

Yours sincerely,

██████████

Submission 39

From: [REDACTED]
Sent: Tue, 2 Mar 2021 13:15:52 +1100
To: Council Mail
Subject: Submission - Proposed closure of Majara Street
Attachments: Majara Street closure - submission 2 March.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Dear all

Please see attached a submission in relation to the proposed closure of Majara Street, Bungendore.

Kind regards

[REDACTED]

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2 March 2021

Queanbeyan-Palerang Regional Council
256 Crawford Street
Queanbeyan NSW 2620

Dear Sir or Madam

Proposed road closure – Majara Street Bungendore

I refer to the proposed closure of Majara Street, north of Gibraltar Street.

Majara Street is a major, non-residential thoroughfare in Bungendore. It is part of the town's original grid, laid out in 1837. It is an essential transport route through the town, connecting hundreds of homes in Elmslea with the Kings Highway and other important facilities. It carries significant traffic volume, including large utes and 4WDs – many of which tow boats or caravans on weekends or holiday periods. Further, traffic volume to and from Elmslea is likely to increase significantly as the proposed North Elmslea development proceeds.

Closure between Gibraltar Street and Turallo Terrace

Closing Majara Street between Turallo Terrace and Gibraltar Street will divert all traffic currently using the road onto Turallo Terrace, and then primarily to Butmaroo and Ellendon Streets.

Bungendore Preschool is on Turallo Terrace. There are already significant traffic issues at pick-up and drop-off times, which will be exacerbated by the increase in passing traffic. In addition, increasing traffic flow around the preschool poses a much greater risk to children who may be arriving/departing or exploring their surrounds. The proposal to construct parking on Turallo Terrace will only increase the number of pedestrians (many with children) crossing back and forth across this road.

Butmaroo Street in particular attracts a large number of cyclists, dog-walkers and other pedestrian traffic including young children, travelling to Bungendore Park, the Common, Elmslea or the tennis courts. This street is basically a canine superhighway for dogs and their owners. Other than pedestrian traffic, it is a quiet and purely residential street. The road is unkerbed and there is no formal separation between the road and verge. It would raise significant safety concerns if traffic were diverted on to this street, as it must be if Majara Street is closed.

I understand that there is a proposal to construct a road behind the Palerang Council Building. These plans are not confirmed but it appears that if it proceeds, it would contain several dog-legs and be intended as a local access road only. It would not be suitable for through traffic and could not be a substitute for Majara Street and could not accommodate the high volume of through traffic on that street.

Possible mitigation strategies such as (for example) closing Butmaroo and/or Ellendon Streets to through traffic would only divert the problem further along Turallo Terrace and increase the likelihood of accidents at the intersection of Turallo Terrace and Tarago Road.

In short, there is no satisfactory way to manage the impact of closing Majara Street.

It was very surprising to hear the Council's CEO, Peter Tegart on ABC Radio last week admitting he had not read the traffic study on the impact of the road closure. Why did Council announce its intention to close the road when it did not have this information? How can be public consider the impact of this closure and to make submissions, when this information has not been made available? Has Council considered the impact of the North Elmslea development when modelling the impact of closing Majara Street?

Closure of the road reserve north of Turallo Terrace

The proposed closure includes the road reservation which extends north of Turallo Terrace and into Bungendore Common. This land would be reclassified as "operational land" under the Local Government Act, and be available for sale.

While the removal of the road reserve itself has minimal impact, it is inappropriate for the land to be classified as "operational". It should instead be classified as community land. It is a defacto part of Bungendore Common and the off-leash dog area and is heavily used by the public for sport and recreation.

Bungendore Common is heritage protected under the Local Environmental Plan on the basis of its historic cultural and social significance. The road reserve has always been considered part of the Common and is equally significant. If the road reserve is to be closed, it should not be classified as operational land and available for sale – instead it should be treated as community land and included as part of the Common – which for all practical purposes it already is.

Conclusion

I urge Council not to close Majara Street as proposed.

Having observed traffic flows in the area, it is clear that it is an important, non-residential thoroughfare and a major access road to Elmslea. Its importance will only increase as the recently approved North Elmslea development proceeds. Any closure would inconvenience travellers to and from Elmslea, and significantly reduce the amenity of surrounding residential streets. It would also create a danger to pedestrians and cyclists using Butmaroo Street and Turallo Terrace, and to parents and children travelling to and from Bungendore Preschool.

Finally, the road reserve north of Turallo Terrace is a defacto and integral part of Bungendore Common. It should be protected as part of the Common. If this part of the road is closed, it should be classified as community land and remain available for sport and recreation.

Yours faithfully

A large black rectangular redaction box covering the signature and name of the author.

Submission 40

From: [REDACTED]
Sent: Tue, 23 Feb 2021 13:25:27 +1100
To: Council Mail
Subject: Majara Street Road Closure

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Greetings

I refer to my letter sent yesterday about Majara Street. Please note that “between King and Hopkins Streets” should read “between Forster and King Streets”.

Kind regards [REDACTED]

[REDACTED]

Submission 41

From: Your Voice
Sent: Mon, 8 Mar 2021 11:09:00 +1100
To: Kristina Micallef
Subject: FW: Closure of Majura Road section B

[Did you get this one?](#)

From: [REDACTED]
Sent: Tuesday, 2 March 2021 4:13 PM
To: Your Voice <yourvoice@qprc.nsw.gov.au>
Subject: Closure of Majura Road section B

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

QPRC Legal Team

My initial comment relates to the site of the High School and related extension to the east of the Scout Hall. I do not support Council's decision but accept the "fait accompli". My concern now is the "green area" along the Turallo Creek which provides a valuable recreational space for Bungendore residents, currently and into the future, to and including Frogs Hollow. I noted in Council's plan that Majura Road is to be extended through the current parking area between the Scout Hall and the Early Learning Centre across the flood plain to the Creek. Section B is a recreational area for many local inhabitants and their dogs and, if it is shut off totally, will inhibit community usage along the creek to adjoining green spaces downstream. As suggested in Council's handout to obtain "more information" I have tried to contact Council's Legal Team but have not received any responses to my telephonic requests which, I understand, have been forwarded to that area. I would still appreciate it if a person/planner who is knowledgeable on the closure of Section B of Majura Road could call me on either [REDACTED] or [REDACTED] so that I can make an appropriate comment on this proposal by Council.

My thanks.

[REDACTED]

Submission 42

From: CS Connect Service Centre
Sent: Mon, 8 Feb 2021 11:38:14 +1100
To: Kristina Micallef
Cc: [REDACTED]
Subject: INC0192331 : Provide assistance on Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendo
Attachments: 030221 - DPIE Water.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.



Dear Council

The Department of Industry Property Services Team has no objections to the advised proposed road closure, except in cases whereby access to any land owned by or in Trust by the Water Administration Ministerial Corporation (WAMC) or its predecessors being the Water Resources Commission and the Water Conservation and Irrigation Commission is affected.

From the information you have provided and the list of land we hold, I have been unable to identify any WAMC land as being involved or affected by this proposed road closure.

I have cc'd [REDACTED] from WaterNSW in to this reply as WaterNSW also manage WAMC land and may hold more accurate records of WAMC land.

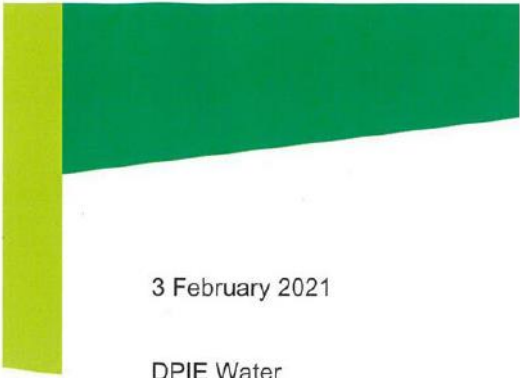
Regards,

[REDACTED]



Planning,
Industry &
Environment

The Department of Planning, Industry and Environment acknowledges that it stands on Aboriginal land. We acknowledge the traditional custodians of the land and we show our respect for elders past, present and emerging through thoughtful and collaborative approaches to our work, seeking to demonstrate our ongoing commitment to providing places in which Aboriginal people are included socially, culturally and economically.



Our ref: 2020:70:SN

3 February 2021

DPIE Water

By Email: property.management@industry.nsw.gov.au

NOTIFICATION TO PARTIALLY CLOSE A COUNCIL PUBLIC ROAD

Section 38B Roads Act 1993

RE: Majara Street roadway, Bungendore

Attention: The Secretary of the Department of Industry

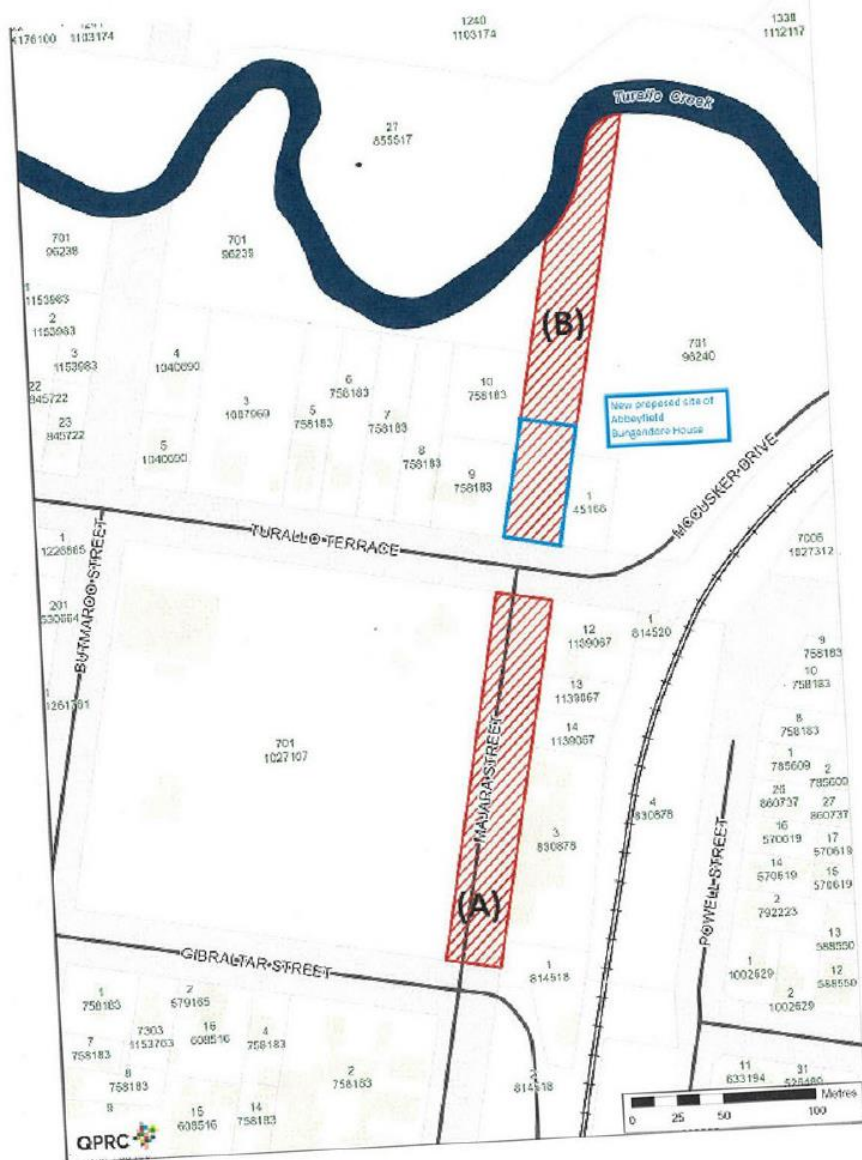
In October 2020, Queanbeyan-Palerang Regional Council ('Council') accepted a final proposal from the NSW Department of Education for the construction of a high school in Bungendore.

The high school will be constructed within the Majara/Gibraltar St precinct. To enable this, Council is proposing to partially close two sections of public road. In accordance with the proposal accepted by Council at its meeting on 28 October 2020, Council proposes to close the following sections of public road:

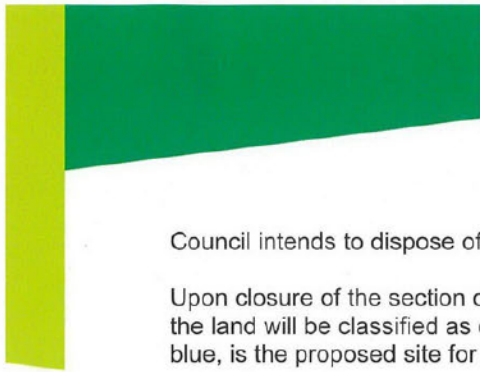
- Majara St, between Turallo Terrace and Gibraltar St – approximately 6,025m²; and,
- Road Reserve, being the area north of Turallo Terrace to the river corridor

The proposed closure is as shown in the highlighted area in Schedule 1 below:

Schedule 1



030221 Notification Letter – Notifiable Authority Final



Council intends to dispose of the Majara Street road reserve (marked 'A') by sale.

Upon closure of the section of the Road Reserve north of Turallo Terrace (marked 'B') the land will be classified as operational. The highlighted, indicated in Schedule 1 in blue, is the proposed site for the relocation of the Abbeyfield Bungendore House.

Submissions to Council

Notifiable authorities are entitled to make submissions to Council with respect to the closing of the road.

Submissions can be made:

- online via the Your Voice page at yourvoice.qprc.nsw.gov.au
- by email to council@qprc.nsw.gov.au
- by mail to Majara Street Road Closure, PO Box 90, Queanbeyan NSW 2620.

The submission period closes **3 March 2021 5:00pm**

What happens with feedback?

Council will decide whether the road is suitable for closure after considering all duly made submissions.

Please advise before **3 March 2021 5:00pm** if additional time is required to provide a submission.

Enquiries regarding this proposal may be directed to:

Legal Team
Tel: 1300 735 025
Email: council@qprc.nsw.gov.au
Ref: Majara Street Road Closure

Yours sincerely,

Daniel Fulton
Service Manager, Workplace & Governance
Queanbeyan-Palerang Regional Council

Submission 43

From: [REDACTED]
To: [Kristina Micallef](mailto:Kristina.Micallef@qprc.nsw.gov.au)
Subject: RE: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW
Date: Wednesday, 10 February 2021 9:33:47 AM
Attachments: [image002.png](#)
[image001.jpg](#)

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

===== No Submission Fisheries NSW - Inland=====

Thanks

Kate

[REDACTED]
Fisheries and Aquaculture Management
NSW Department of Primary Industries | Fisheries



From: Kristina Micallef <Kristina.Micallef@qprc.nsw.gov.au>
Sent: Wednesday, 3 February 2021 2:35 PM
To: [REDACTED]
Subject: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road Majara Street Roadway Bungendore NSW

Dear Sirs,

Please see attached letter for your attention.

We note the submission period closes 5:00pm 3 March 2021.

Regards



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Submission 44

From: [Road Closures](#)
To: [Kristina Micallef](#)
Subject: RE: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW
Date: Wednesday, 17 February 2021 9:00:07 AM
Attachments: [image002.jpg](#)
[image003.jpg](#)

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Further to your below letter.

Essential Energy has no objections to the proposal, however existing low voltage powerlines are in existence built in 1984 therefore we are covered by Section 53 under the Electricity Supply Act 1995. If you have any questions, please do not hesitate to contact me.

[Redacted]



[Redacted]

From: Kristina Micallef <Kristina.Micallef@qprc.nsw.gov.au>
Sent: Wednesday, 3 February 2021 3:00 PM
To: Road Closures <roadclosures@essentialenergy.com.au>
Subject: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

WARNING: Do not click links or open attachments unless you recognise the source of the email and know the contents are safe.

Dear Sirs,

Please see **attached** letter for your attention.

We note the submission period closes 5:00pm **3 March 2021**.

Regards

[Redacted]

Web: www.qprc.nsw.gov.au

Mail: PO Box 90 Queanbeyan NSW 2620



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Submission 45

From: [REDACTED]
To: [Kristina Micallef](mailto:Kristina.Micallef)
Subject: FW: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW
Date: Thursday, 11 February 2021 1:12:35 PM
Attachments: [image002.jpg](#)
[image004.jpg](#)
[030221 - Roads and Maritime.pdf](#)

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Hi Kristina

I refer to the attached road closure notification and advise that Transport for NSW (formally known as Roads and Maritime Services of NSW) has no objections to the proposal.

Regards

[REDACTED]

PO Box 477 Wollongong NSW 2520



From: Kristina Micallef [mailto:Kristina.Micallef@qprc.nsw.gov.au]

Sent: Wednesday, 3 February 2021 2:41 PM

To: [REDACTED]

Subject: Queanbeyan Palerang Regional Council Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

Dear Sirs,

Please see **attached** letter for your attention.

We note the submission period closes 5:00pm **3 March 2021**.

Regards

[REDACTED]

Web: www.qprc.nsw.gov.au

Mail: PO Box 90 Queanbeyan NSW 2620



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Submission 46

From: [REDACTED]
Sent: Wed, 17 Feb 2021 10:09:10 +1100
To: Kristina Micallef
Subject: 11367 - proposed road closure - Maja Street Roadway, Bungendore - 19/00801#01
Attachments: 11367 Council road closure proposal - Majara Street Roadway Bungendore - Response.pdf

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Good morning Kristina,

Please see attached correspondence in relation to Councils road closure proposal.

Regards

[REDACTED]

[REDACTED]



Planning,
Industry &
Environment

The Department of Planning, Industry and Environment acknowledges that it stands on Aboriginal land. We acknowledge the traditional custodians of the land and we show our respect for elders past, present and emerging through thoughtful and collaborative approaches to our work, seeking to demonstrate our ongoing commitment to providing places in which Aboriginal people are included socially, culturally and economically.



PO Box 2215, DANGAR NSW 2309
Phone: 1300 886 235 (Option 2)
Fax: (02) 4925 3517
roads.newcastle@crowland.nsw.gov.au
www.crowland.nsw.gov.au

4/02/2021

Queanbeyan-Palerang Regional Council
Attn: Daniel Fulton

Via email: Kristina.Micallef@qprc.nsw.gov.au

Road: Majara St, between Turallo Terrace and Gibraltar Street & Road reserve area north of Turallo
Terrace to the river corridor
Your ref: 2020:70:SN | **Our ref:** 19/00801#01

RE: Queanbeyan-Palerang Regional Council – Notification of proposal to close council public road

Dear Daniel

Thank you for providing notice of the proposal to close a council public road.

NSW Department of Planning, Industry & Environment – Crown Lands (the department) does not object to:

- the closure of the council public road
- the proposed vesting upon closure.

This submission is conditional on the new road alignment being formally opened to the public before closure of the road in this proposal.

General enquiries about this submission may be directed to the Crown Lands Business Centre at council.roadclosures@crowland.nsw.gov.au.

Kind regards



NSW Department of Planning, Industry & Environment – Crown Lands

Submission 47

From: [REDACTED]
Sent: Fri, 5 Feb 2021 15:34:23 +1100
To: [REDACTED]
Cc: [REDACTED]
Subject: RE: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW
Attachments: Utilities Response - Majara Street closure.pdf

Dear Kristina,

Please find formal response from Utilities Branch in relation to the above.

Regards

[REDACTED]
Service Manager, Utilities

Queanbeyan-Palerang Regional Council
Tel: 02 6238 8111
Web: www.qprc.nsw.gov.au
Mail: PO Box 90 QUEANBEYAN NSW 2620



From: Kristina Micallef <Kristina.Micallef@qprc.nsw.gov.au>
Sent: Wednesday, 3 February 2021 16:06
To: Council Mail <Council.Mail@qprc.nsw.gov.au>
Cc: [REDACTED]

Subject: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

Dear Sirs,
Please see **attached** letter for your attention.

We note the submission period closes 5:00pm **3 March 2021**.

Regards

Kristina Micallef
Legal Officer – Legal and Risk

Queanbeyan-Palerang Regional Council
Tel: 02 6285 6283 **Mob:** 0436371650
Web: www.qprc.nsw.gov.au
Mail: PO Box 90 Queanbeyan NSW 2620





5 February 2021

Attn: Daniel Fulton
Service Manager, Workplace & Governance
Queanbeyan-Palerang Regional Council
PO Box 90
QUEANBEYAN NSW 2620

Dear Daniel,

Re: Majara Street Roadway, Bungendore (Ref: 2020:70:SN)

I refer to your letter dated 3 February 2021 on the above matter and thank you for the opportunity to make comment on the proposed road closure. Council is the owner of potable water, sewer, recycled water and stormwater assets in the Queanbeyan-Palerang Local Government Area. Responsibility for construction, operation and maintenance of these assets resides with the Utilities Branch of Council.

This letter represents comments from Council's Utilities Branch and does not reflect comments from the organisation in its entirety. Gas and telecommunications assets are not within the ownership of Council and therefore no comment is made on these assets. Comment on assets owned by other parties should be sought from those parties.

Impacted Assets

Council owns a number of assets within the proposed Majara Street closure extent. These assets are shown on the figure shown in Attachment A and comprise:

- One 150mm diameter DICL potable water main (blue line) and associated stop valves and hydrants generally within the area between Turallo Terrace and Gibraltar Street
- One 150mm diameter PVC sewer main (dark red lines) and associated sewer manholes starting approximately midway between Turallo Terrace and Gibraltar Street and extending to Turallo Terrace
- One 1400mm diameter RCP stormwater drain (green lines) and associated manholes, inlet structures and outlet structures running from Gibraltar Street to the approximate northern edge of the proposed Abbeyfield lot

Although not recognised as formal stormwater assets, the Utilities Branch wishes to draw your attention to the overland stormwater flow paths along Majara Street and from the outlet of the 1400mm stormwater pipe heading towards Turallo Creek.

Consultation to date with DoE

Utilities staff have been working with the NSW Department of Education (DoE) on the closure of Majara Street required to accommodate the proposed high school in Bungendore.

OFFICES
144 Wallace St, Braidwood
10 Majara St, Bungendore
256 Crawford St, Queanbeyan

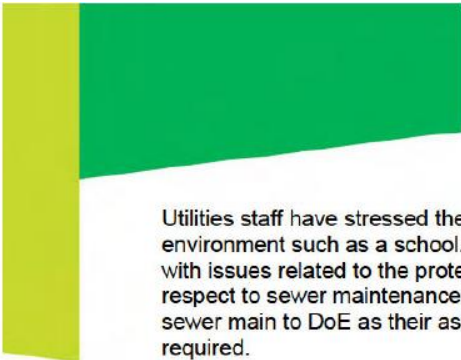
POSTAL
PO Box 90, Queanbeyan NSW 2620

PHONE
P: 1300 735 025

EMAIL/WEB
W: www.qprc.nsw.gov.au
E: council@qprc.nsw.gov.au

ABN 95 933 070 982

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Utilities staff have stressed their concern about retaining assets within an enclosed environment such as a school. This concern is based on previous experience in dealing with issues related to the protection of children and emergency access, particularly with respect to sewer maintenance. As such, Utilities staff have proposed handing over the sewer main to DoE as their asset. If this were to occur, no sewer easement would be required.

Council staff have provided advice on required easements and potential servicing arrangements. Copies of this correspondence are attached in Attachment B and draft easement plans are shown in Attachment C.

Protection of network functionality, operation and maintenance

The Utilities Branch considers the protection of the listed assets to be critical for the effective management of the utilities networks and their on-going functionality. In order to effectively maintain these critical community assets, the following easement will be required where Council assets are within the road reserve to be closed:

- Stormwater
 - A 5.0m wide easement created centrally over the existing pipes
 - A 10.0m wide easement commencing 5.0m upstream of the outlet structure and extending along a line drawn from the centre of the outlet structure to the intersection with Turallo Creek and parallel to the existing road reserve boundary
- Sewer – if not handed over to DoE as discussed above, a 2.5m wide easement created centrally over the existing pipes
- Potable water – A 2.5m wide easement created centrally over the existing pipes

The easements should benefit Council, only able to be amended by Council and permit the unfettered access to operate, maintain and upgrade/repair assets as necessary. The easement should also prevent the construction of any permanent structures over Council assets.

Where possible and particularly where proposed easements overlap, we are supportive of consolidating easements but will require further discussions with the proponents to determine the exact dimensions of consolidated easements.

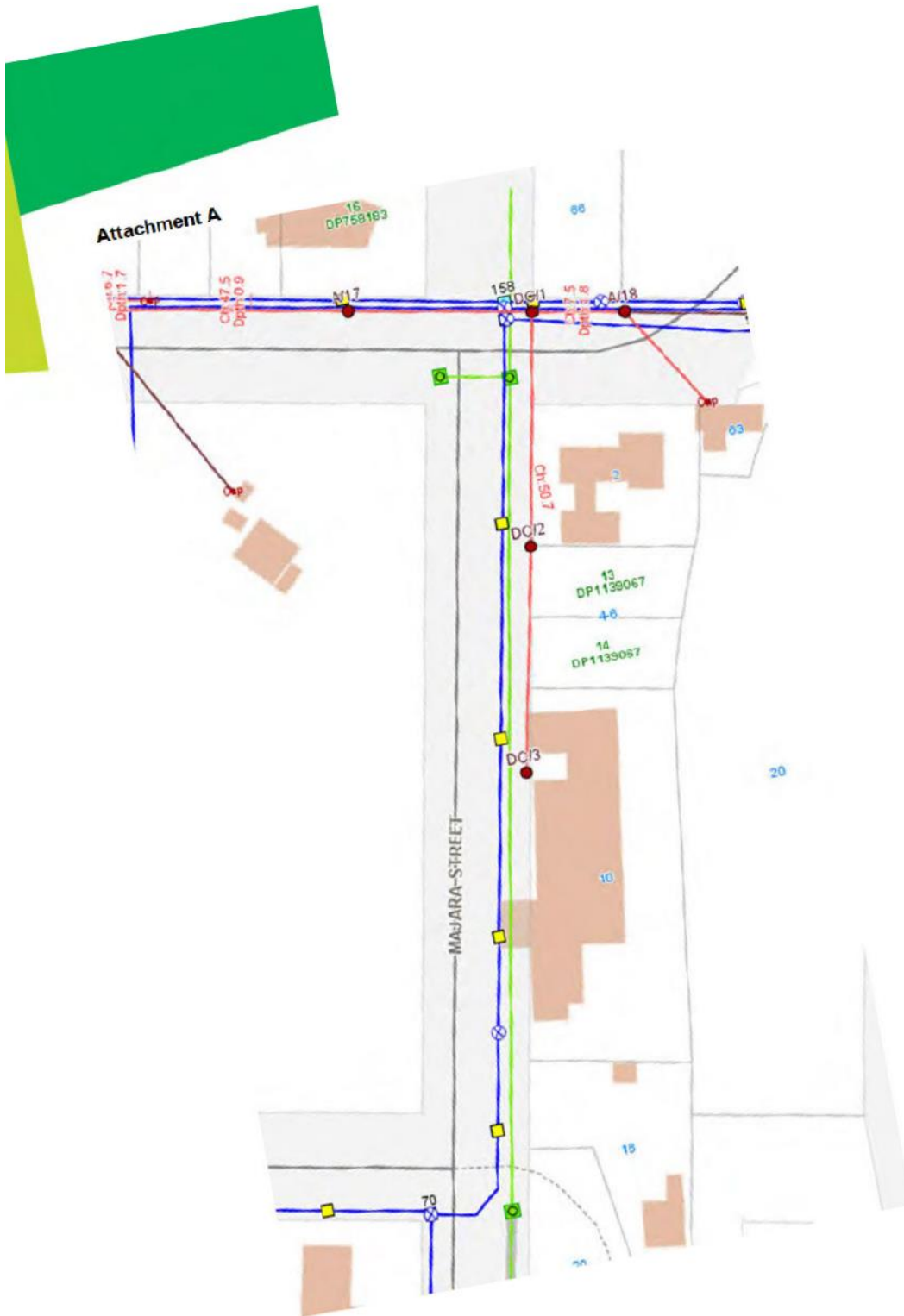
We do also wish to stress that closure of the road reserve should not occur until the impact on overland stormwater flows is fully understood.

I trust this adequately explains the position of the Utilities Branch. I would be happy to discuss this matter further with you should you require clarification. I can be contacted via the contact details shown on the first page of this letter.

Yours sincerely,



Service Manager, Utilities
Queanbeyan-Palerang Regional Council





Attachment B



Attachment C

Gordon Cunningham

From: [REDACTED]
Sent: Wednesday, 2 December 2020 9:22 AM
To: [REDACTED]
Subject: RE: Bungendore HS - Majara St - Inground Services / Easement Discussion

With reference to the image below and along Majara Street unless otherwise stated.

Sewer (red)

- can be abandoned as part of the works depending on what they are doing internally.
- As an alternative, ownership of the main can be transferred to DoE with a new pit to be provided at the northern boundary. All sewer from the school to fall to that new point.
- From the operational point of view, we really, really, really don't like having to go into Schools to deal with sewer issues. It's a whole different level of hurt for us around working with children, safe work, public health etc etc – best if we don't have to be in there.

Stormwater (green)

- will need to be in an easement and new stormwater will need to come into the pit shown on the south-western corner of the Majara/Turallo intersection.
- The easement will also need to include restrictions to prevent the blocking of stormwater flows

Water (blue)

- can be in an easement, no structures to be built over it or within the zone of influence.
- We want a valve at the northern/southern boundary for us to isolate that stretch as well.
- Water connection will need to come from a single offtake with the meter located on an accessible boundary (note, this will mean replumbing the connection to the current Council building). We will only have one master meter for the site and all submeters to come off this.
- Easement (or other appropriate instrument) to include words preventing any other connections to that main (to protect public health).



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That's it for Majara Street itself. You will also see in the image above two connections coming into Mick Sherd Oval from the north (one purple, one blue). As I am not completely aware of what the arrangements will be, if the reserve is not in Council ownership/management, we will need an easement registered over the underground tank (owned by the sewer fund) and the supply pipe (purple line and point 516) to provide access for maintenance. The blue line leading to point 492, if retained, would also need an easement. I am looking for any design/WAE plans we have for this tank.

Another matter that I would like to bring to your attention is the recycled water used on the field. We will need to consider who the recycled water end-user agreement will be with. We will either be entering into an end-user agreement with Urban Landscapes (i.e. Council) or DoE and it will also bind the other party. The agreement is required with end-users to satisfy our regulatory requirements. Basically, it's a mechanism that will allow Council to turn off recycled water if the agreement isn't being met.

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
Web: www.qprc.nsw.gov.au
Mail: PO Box 90 Queanbeyan NSW 2620



From: [REDACTED]
Sent: Monday, 30 November 2020 5:39 PM
[REDACTED]
[REDACTED]
Subject: RE: Bungendore HS - Majara St - Inground Services / Easement Discussion

[EXTERNAL] This message originated from outside of the organisation. Please exercise caution when clicking links or attachments from external sources.

Hi All

Please find herewith a plan of our Detail & Contour survey.
I've marked up on this plan, the existing services along Majara St, for our discussion.
The mark-up is on sheet 1 (overall plan) and sheets 4 & 6

1. There's the obvious line of hydrants and SVs
2. The line of underground HV as marked on the ground by service locators.
Not sure if the line from the light poles to the HV line need an easement or not??
Not sure what size easement is required around the substation
I also assume that Essential Energy will need to be involved with the electricity easement.
3. There are also 2 surveyed sewer manholes & SWMH within Majara St
As yet, we have not been required to survey the inverts so we don't know which directions these go in.

A council services plan would be handy for our discussions as well.

[Redacted]



2012 AWARD WINNERS! NSW Excellence in Surveying and Spatial Information Awards

[Redacted]

Please consider the environment before printing this e-mail.

-----Original Appointment-----

From: [Redacted]

Sent: Friday, 27 November 2020 1:40 PM

To: [Redacted]

Subject: Bungendore HS - Majara St - Inground Services / Easement Discussion

When: Thursday, 3 December 2020 9:30 AM-10:00 AM (UTC+10:00) Canberra, Melbourne, Sydney.

Where: Microsoft Teams Meeting

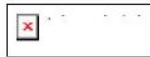
Microsoft Teams meeting

Join on your computer or mobile app

[Click here to join the meeting](#)

[Learn More](#) | [Meeting options](#)

This message is intended for the addressee named and may contain privileged information or confidential information or both. If you are not the intended recipient please delete it and notify the sender.

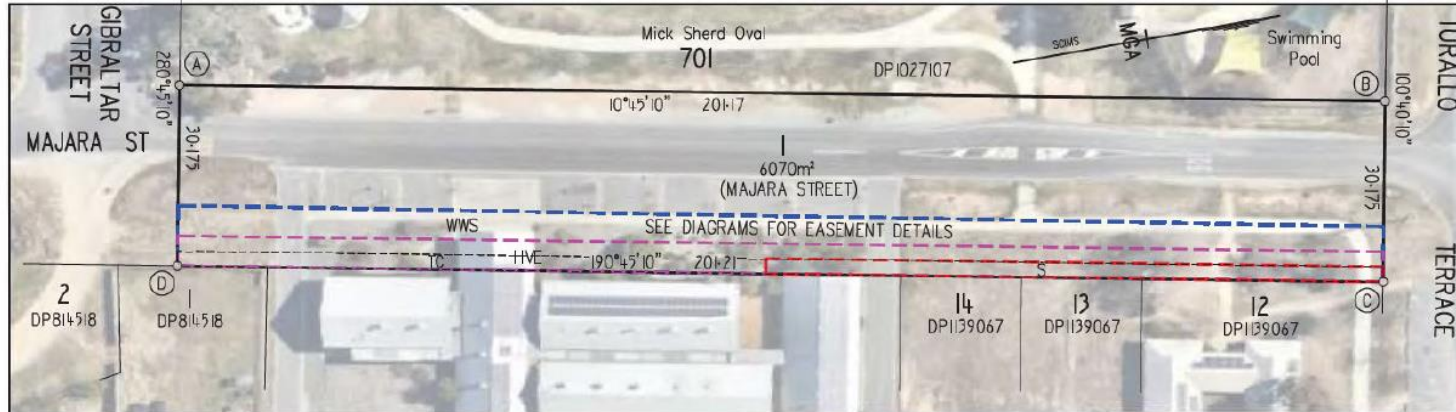


This email has been checked for viruses by Avast antivirus software.

www.avast.com

9.1 Community Engagement Report - Proposal to Close Majara Street Bungendore
 Attachment 3 - Collated submissions - redacted (Continued)

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DRAFT FOR NOTIFICATION PURPOSES

NOTE: DIMENSIONS, AREAS & EASEMENT ARE SUBJECT TO FINAL SURVEY & AUTHORITY APPROVALS

IMAGE IS INDICATIVE ONLY (SOURCE: SINSW 16/12/2020)

- WWS DENOTES EASEMENT TO DRAIN WATER & EASEMENT FOR WATER SUPPLY VARIABLE WIDTH
- HVE DENOTES EASEMENT FOR UNDERGROUND HIGH VOLTAGE ELECTRICITY 5 WIDE
- S DENOTES EASEMENT TO DRAIN SEWAGE 2.5 WIDE
- TC DENOTES POSSIBLE EASEMENT FOR UNDERGROUND TELECOMMUNICATIONS 2.5 WIDE



DESCRIPTION OF SERVICES WITHIN THE ROAD CLOSURE LOT (1), AND PRELIMINARY EASEMENTS SHOWN FOR DISCUSSION, REVIEW AND APPROVAL PROPOSED ROAD CLOSURE IS DENOTED BY POINTS A-B-C-D

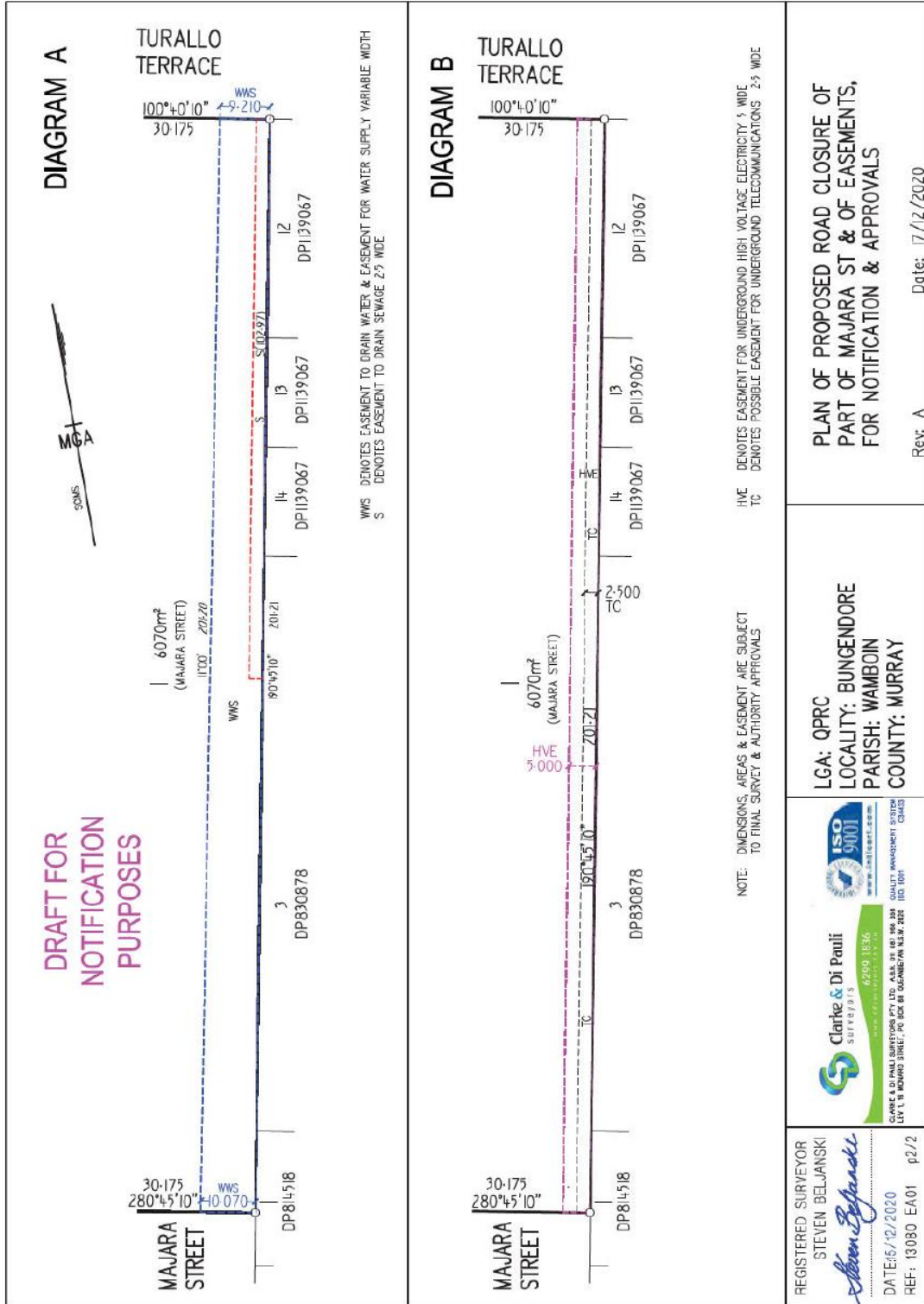
5m WIDE STORMWATER EASEMENT & 2.5 WIDE WATER SUPPLY EASEMENT, CREATED CENTRALLY OVER EXISTING PIPES, OVERLAP EACH OTHER & HAVE BEEN COMBINED INTO ONE SINGLE EASEMENT (WWS) OF VARIABLE WIDTH AS PER QPRC INSTRUCTIONS. (SUBJECT TO APPROVAL BY RELEVANT AUTHORITIES)

A HIGH VOLTAGE UNDERGROUND ELECTRICITY CABLE (AS DETECTED BY SERVICE LOCATORS) MEANDERS ALONG THE EASTERN BOUNDARY OF THE ROAD CLOSURE LOT (1) & IS FULLY CONTAINED WITHIN A 5m WIDE ELECTRICITY EASEMENT, WITH CLEARANCES OF APPROX 2m FROM DETECTED CABLE TO EDGE OF EASEMENT (SUBJECT TO APPROVAL BY RELEVANT AUTHORITIES)

EASEMENT TO DRAIN SEWAGE 2.5 WIDE CREATED CENTRALLY OVER AN EXISTING SEWER PIPE. (SUBJECT TO APPROVAL BY RELEVANT AUTHORITIES)

TELECOMMUNICATIONS PITS EXIST ALONG THE EASTERN BOUNDARY OF THE ROAD CLOSURE LOT (1). THE LINE OF UNDERGROUND CABLES HAS NOT BEEN DETECTED BY SERVICE LOCATORS NOR SURVEYED AND MAY EXTEND BEYOND PITS. (SUBJECT TO APPROVAL BY RELEVANT AUTHORITIES)

REGISTERED SURVEYOR STEVEN BELJANSKI  DATE: 15/12/2020 REF: 13080 EA01 p1/2	 Clarke & Di Pauli surveyors 4299 1836 www.clarkeandipaulli.com.au <small>CLARKE & DI PAULI SURVEYORS PTY LTD. ABN 49 081 868 358 QUALITY MANAGEMENT SYSTEM LEVEL 1, 91 HOWARD STREET, PO BOX 88 QUEANBEYAN N.S.W. 2620 ISO 9001 034433</small>	LGA: QPRC LOCALITY: BUNGENDORE PARISH: WAMBOIN COUNTY: MURRAY	PLAN OF PROPOSED ROAD CLOSURE OF PART OF MAJARA ST & OF EASEMENTS, FOR NOTIFICATION & APPROVALS Rev: A Date: 17/12/2020
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Submission 48

From: [REDACTED]
Sent: Thu, 4 Feb 2021 06:40:29 +1100
To: Kristina Micallef
Subject: RE: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

[EXTERNAL] This email originated from outside of the organisation. Please do not click links or open attachments unless you recognise the sender and know that the content is safe.

Hi Kristina

WaterNSW will not be making any submissions on the proposed road closure.

Kind regards



I support flexible work and am sending this email at my convenience. I do not expect you to respond or reply outside of your usual hours.

From: Kristina Micallef <Kristina.Micallef@qprc.nsw.gov.au>
Sent: Wednesday, 3 February 2021 2:57 PM
To: [REDACTED]
Subject: Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendore NSW

Dear Sirs,
Please see **attached** letter for your attention.
We note the submission period closes 5:00pm **3 March 2021**.

Regards

[REDACTED]

[REDACTED]

Web: www.qprc.nsw.gov.au

Mail: PO Box 90 Queanbeyan NSW 2620

Submission 49

From: [REDACTED]
To: [Kristina Micallef](#)
Cc: [REDACTED]
Subject: INCO192331 : Provide assistance on Queanbeyan-Palerang Regional Council - Notification to Partially Close a Council Public Road – Majara Street Roadway Bungendo
Date: Monday, 8 February 2021 11:38:31 AM
Attachments: [cs_footer.png](#)
[cs_final_mail_header.png](#)
[030221 - DPIE Water.pdf](#)

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Dear Council

The Department of Industry Property Services Team has no objections to the advised proposed road closure, except in cases whereby access to any land owned by or in Trust by the Water Administration Ministerial Corporation (WAMC) or its predecessors being the Water Resources Commission and the Water Conservation and Irrigation Commission is affected.

From the information you have provided and the list of land we hold, I have been unable to identify any WAMC land as being involved or affected by this proposed road closure.

I have cc'd [REDACTED] from WaterNSW in to this reply as WaterNSW also manage WAMC land and may hold more accurate records of WAMC land.

Regards,

[REDACTED]



The Department of Planning, Industry and Environment acknowledges that it stands on Aboriginal land. We acknowledge the traditional custodians of the land and we show our respect for elders past, present and emerging through thoughtful and collaborative approaches to our work, seeking to demonstrate our ongoing commitment to providing places in which Aboriginal people are included socially, culturally and economically.