



# THE ENTRANCE PENINSULA

## COMMUNITY PRECINCT

ENCOMPASSING: THE ENTRANCE; THE ENTRANCE NORTH; LONG JETTY TOOWOON BAY; BLUE BAY; SHELLY BEACH & MAGENTA

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### NOTES ON MEETING WITH WYONG SHIRE COUNCIL STAFF ON COUNCIL'S AFFORDABLE HOUSING STRATEGY Wednesday, 17th August, 2011 at 2.00pm at Wyong Shire Council

Attendance: Council

**Julie Vaughan** ( 02 4350 5120 [Julie.Vaughan@wyong.nsw.gov.au](mailto:Julie.Vaughan@wyong.nsw.gov.au) ) Manager, Community and Cultural Development

**Kerrie Forrest** ( 02 4350 5194 [forrestk@wyong.nsw.gov.au](mailto:forrestk@wyong.nsw.gov.au) ) Senior Social Planner Community and Cultural Development

**Jenny Mewing** ( 02 4350 5742 [JLMewing@wyong.nsw.gov.au](mailto:JLMewing@wyong.nsw.gov.au) ) Senior Strategic Planner, Land Use Planning TEPCP

**Vivienne Scott** ( Chairperson ), **Doug Darlington** ( Secretary ), **Tony Scott** ( Executive Member ), **Ross McKendrick** ( Executive Member ) **Valda McKendrick** ( Executive Member )

Doug thanked Council for agreeing to meet with TEPCP.

The following points were noted.

- WSC has received funding from the Department of Housing NSW to investigate Affordable housing needs in Wyong Shire.
- A consultant will be engaged in October, 2011 on a six month contract to investigate affordable housing and report back for inclusion in Wyong Shire's LEP.
- TEPCP will be kept up to date with the Consultants work and the need for a further briefing, possibly with the consultant , to be held early in 2012.
- The lack of affordable housing in the Shire was discussed, with particular reference to the Department of Housing needing to accommodate people in Motels and Caravan Parks.
- There was discussion on the lack of housing development generally in the Shire.
- TEPCP made the following comments about the need for appropriately located Affordable Housing:
  - The Entrance has a cyclic tourist economy. It booms in summer and busts in winter. The low winter rentals attract renters who sign short term leases. When the summer comes the rent doubles or triples and they are forced to find alternate accommodation putting additional strain on the Department of Housing's accommodation list.
  - The Entrance Peninsula already has a large percentage of affordable housing. It also has a failed infrastructure and thus is unsuitable for more affordable housing.
    - It is the community furthest away in travel time from a hospital.
    - It is the community furthest away in travel time from a railway station.
    - In the medium term, up to 2031, there is no prospect in improving the road network.
    - The Entrance has no permanent employment opportunities given the nature of its tourist economy.
  - TEPCP is concerned that the tourist industry in the Peninsula is being impacted by Tourist Parks are being occupied by permanent residents.
  - More and more retirees are being forced to downsize and sell their homes. Many of these are looking for relocatable home villages and Council's LEP should be looking at the need to increase the availability of land for this type of development.
  - TEPCP sees that the zoning of high rise unit properties in tourist areas requiring a certain percentage of tourist accommodation as counterproductive and believe that there should be no restriction on the type of accommodation. The Oaks at the Entrance was cited as an example.
- Council officers agree to consult Precinct Committees in developing its future affordable housing strategy
- On an unrelated issue TEPCP raised our communities concern over the DA submissions requirement:

*Please note that in accordance with the Government Information (Public Access) Act 2009, any submission you make will be made available on Council's website in its entirety; including your name, address, contact telephone number and signature. Your submission may also be reproduced in Council reports or in Court proceedings.*

With identity theft rife TEPCP believes that telephone numbers and signatures on council web sites are a breach of privacy. It will result in a reluctance in people putting in written submissions, Julie Vaughn agreed to investigate for TEPCP.

Meeting closed at 3:05pm