



# GunSmoke

## Gungahlin Smokesignals

Issue 123 August 2012

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Gungahlin Community  
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Volunteer**

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in Gungahlin**



# A Call for Expansion become a community volunteer

by Caleb Liaw

Following a strong start to 2012, the Gungahlin Community Council has experienced a rapid expansion in the lead-up to this issue of GunSmoke. We are looking now to expand in both size and influence in the Gungahlin community.

Shari Fox has taken up the position of Council Executive Secretary, and has been providing great presence and reporting at the Council meetings since joining.

Caleb Liaw has taken up the position of GunSmoke Editor, and hopes to increase the entertainment to GunSmoke's readership with his illustrious vocabulary.

Wayne Warton and Michael Norfor have taken on Planning and Development as a key area in the Council's concerns.

We have a possible candidate for organizing GunSmoke's advertising, and interviewing businesses. Kevin Cox has also started up an initiative for Community Gardens (see page 10.)

There is still much more to be done - we are always looking for more articles for GunSmoke, so even if you don't wish for a long-term commitment but still have a great idea or a love for pen and paper, please get in contact with us.

We are looking for forum and website monitors and moderators to prowl for hot topics of discussion - and people to start these hot topics.

We are also looking for experts and enthusiasts in Planning & Development to join Wayne and Michael as an entire sub-committee.

We are looking for experts and enthusiasts as spokespeople and even sub-committees in Roads, Communications, Transport, Leisure facilities, Employment, Health, Education, Sports, and Heritage.

We believe that with a large and vocal team, we can have a greater positive impact on policies and developments in Gungahlin.

If you are interested in discussing a potential role please contact Ewan Brown (President) 0418 486 471 or president@gcc.asn.au or Peter Elford (Vice President) vice-president@gcc.asn.au

**Gungahlin Anglican Church @ Forde**  
 & family fun - Sunday 9 September

- 10 am - 11 am church service**
- Bible talk about Jesus, music, children's program and crèche
- 11 am - 2 pm free lunch + kids activities**
- BBQ sausage sizzle
  - Jumping castle and Face-painting
  - All-age fun activities on the oval



**Parenting Seminar - Saturday 22 September**  
 with Mel Hayde, (author of Terrific Toddlers)  
 for Mums and Dads of 0-5 year olds

- 9 am - 12 midday**
- Grace Chapel (next to front carpark), Burgmann Anglican School, The Valley Avenue, Gungahlin
  - \$10 per family (child-care and morning tea provided)
- Bookings essential by 17 September. Phone Church Office: 6255 6573 [www.gungahlinanglican.org.au](http://www.gungahlinanglican.org.au)

## Meegan Fitzharris for Gungahlin

**Morning tea with the Chief Minister**  
 Hosted by Meegan Fitzharris, ACT Labor candidate for Gungahlin "What can we do to help Gungahlin families?"

Come and chat with Katy Gallagher and Meegan Fitzharris about any local issues.

Morning tea and kids' activities included!  
 Gungahlin Library downstairs meeting room 10:30 - 11:30am, Friday September 21st

RSVP to meegan@meeganfitzharris.com or on 0417 194 200 for catering purposes.

Authorised by Meegan Fitzharris for ACT Labor



## Gungahlin GunSmoke Smokesignals

GunSmoke is also published online, printed copies available through key shopping centres.

To subscribe to the online edition, go to: [gcc.asn.au](http://gcc.asn.au)

To advertise your business or organisation in GunSmoke, please visit our website at [gcc.asn.au](http://gcc.asn.au)

Disclaimer:

GunSmoke is produced to allow residents to keep in touch with their local community.

It enables people to express views on a range of topics that do not necessarily represent the opinion of the editor, or members of the Gungahlin Community Council Inc.

info @gcc.asn.au  
 PO Box 260, Gungahlin ACT 2912



**President: Ewan Brown**  
 president@gcc.asn.au

**Vice President: Peter Elford**  
 0401 890 387  
 vicepresident@gcc.asn.au

**Secretary: Shari Fox**  
 secretary@gcc.asn.au

**Treasurer: Francis Stiegler**  
 treasurer@gcc.asn.au

**Web Administrator: Dave Bockett**  
 0405 328 764  
 webadmin@gcc.asn.au

**Public Officer: Kevin Cox**  
 6241 0647  
 publicofficer@gcc.asn.au

**Planning/Development Committee**  
 Wayne Warton  
 Michael Norfor

**Community Liaison**  
 Nada Pavlak

**GunSmoke Editor**  
 Caleb Liaw  
 gunsmoke@gcc.asn.au

## From the President

Ewan Brown  
 Gungahlin Community Council



### Welcome to Gungahlin Smokesignals Issue 123

The Development Application for the siting of a mosque near the Gungahlin Town Centre has generated significant community debate. Some very unsavoury comments have indicated the extent of the polarisation of community views. The GCC approached the issue purely from a planning & development viewpoint, having been aware for some time that such a development was proposed.

In general, we have major concerns about Government planning decisions affecting Gungahlin as a whole - see our Issue List (pg 4!) Community Councils, Canberra-wide, have issues with DA, approval, and resident objection processes. It is unfortunate that the mosque development application coincided with significant ACT community activity to address shortcomings in the planning & development processes.

The Valley Way is to be one side of the by-pass route around the expanding Town Centre, hopefully to correct the blunder of running a 4-lane road into the middle of a developing town centre. On this street, there are plans for at least 3 religious premises, a large leisure centre, and an enclosed oval - all with substantial parking requirements!

We do not know yet what developments are planned for the vacant blocks in between - but they will be substantial. This road will have to be designed to carry much more traffic when adjoining road upgrades are completed.

So why not raise issues of concern at this stage? The media took full advantage to 'beat up' the issue - and the self-styled 'resident's friend,' in one local rag, cast aspersions on the GCC's representativeness.

What was worse was the 'tacit' assertion that anyone who aired a negative view about a religious development (the mosque) was a bigot. This was effectively a denial of a person's right to express an opinion contrary to the views of the righteous.

In fact, many people have indicated that they felt constrained about expressing their views because of such a reaction. At the 'other end of the scale,' we have had to remove at least one post on the Council's Facebook page because of inappropriate comment and obscene language.

Of course the GCC could not avoid being caught up in this divisive process, and thought that one issue should not detract from the work we seek to do on behalf of the community.

In order to address this, the GCC Executive has agreed to the following proposals:

- That no public comments be made on any issues of a contentious nature, particularly involving religion, race, culture of ethnic origin.
- That no public comments be made without a vote being passed at a formally constituted meeting (Executive or Council) to reflect the views of the majority of those present.
- That no action be taken on any matter raised by a member of the community without a vote of approval being passed by majority at a formally constituted meeting.

To address challenges to the representativeness of groups (such as community councils,) we have decided to focus more on social media, to be more interactive and not just a disseminator of information. We will seek a balance of community feedback to assess the merits of any objection or complaint, before taking action or making comment.

A local Liberal MLA has also publicly questioned the representativeness of community councils. If that party is successful in gaining Government at the next elections, what impact will that have on the roles and activities of such groups?

Perhaps you should bear this in mind when voting in October!





# Our Vision for the Gungahlin Community

*Issue List compiled by the Gungahlin Community Council*

- GCC seeks adherence to the original concept of self-contained satellite centres serviced by all necessary amenities minimising the need for residents to travel to other centres for work, shopping, services & entertainment.
- Gungahlin has matured but still lacks services & amenities necessary to cater effectively for the current, and growing, population.
- Gungahlin needs representation from candidates who live in the area or in nearby suburbs within the two current relevant electorates to have a better affinity in understanding the issues facing local residents & businesses.

The GCC Executive has identified the following issues by the as being the key areas of concern for Gungahlin residents as at July 2012.

This list is available on the GCC website ([gcc.asn.au](http://gcc.asn.au)) to invite community comment. The GCC Executive will represent the community in seeking the addressing of these issues, and will report regularly on progress. (The members of the local community will have the opportunity to disagree with the stance adopted by the GCC.)

The list will be forwarded to all ACT Legislative Assembly members, and their contributions will be noted.

This list will be a living document, regularly updated as issues are progressed & as new issues arise. It will form the basis of commitments to the Gungahlin area sought from candidates for the 2012 ACT Legislative Assembly elections & from those mem-

bers elected to the next ACT Legislative Assembly.

- Priority: Keep Gungahlin residents aware of developments in their region.

GCC wants an information service (Developments in Your Community), complete with maps, from the ACT Government to advise residents of the type & status of ongoing developments in the area. This will cover roadworks, new constructions (such as new construction around existing sites), the Health Centre, the Leisure centre, the enclosed oval, the new office block to accommodate ACT Government employees, the Wetlands project, inaction on the site reserved for bulky goods outlet, the oval & any other projects of interest to community members.



## CRITICAL ISSUES YET TO BE ADDRESSED

- In view of the anticipated substantial growth of Gungahlin over coming years with the settlement of Casey, Kenny, Kinleyside, Bonner & Moncrief there is a need for significant planning consultation on the provision & timely development of facilities for the area to accommodate the requirements of a population likely to exceed 60,000 residents. Transport egress & ingress issues will be of critical importance & the current 'patch-up' developments will not offer satisfactory solutions.
- Negation of benefits of proposed rapid transit route for public transport along Flemington Road by significant high-density infill. (Too many extra stops!)
- The Gungahlin Community wants vastly improved communication in respect of upgrades (planning, progress & completion dates) & traffic impact measures in the area. If residents are aware of the type & purpose of establishment & upgrade work being done, plus being advised of likely completion dates, they should be more accommodating of any disruptions to their movements throughout the district &

actually look forward to the outcomes. (required in web publishing-ready format).

- New Northside Hospital (our preference remains for a full service hospital in the longer term). The needs of Gungahlin residents should be recognised!
- If Gungahlin is unsuccessful in securing the location of the new Northside sub-acute hospital focus needs to be placed on significant diverse commercial development to provide employment and shopping opportunities for Gungahlin residents. Key stakeholders need to be convinced of the value of locating or living in Gungahlin in order to attract new staff!
- Find a solution to utilise Gold Creek Homestead for productive purposes & reverse the decline of a valuable community facility.
- Electoral boundaries need to be reconfigured to reflect needs of Gungahlin residents and rapid growth demanding separate representation. The current Electorate footprint is a combination of Gungahlin with areas of the Inner South & is in total discordance with the interests of Gungahlin residents. An option is for an expanded Legislative Assembly comprising five electorates, one of which specifically represents the Gungahlin region as it has a discrete critical mass of population with a common set of interests.
- With the development of new suburbs towards the northern extremities of the ACT air traffic noise is likely to be an issue of increasing importance. The GCC favours the upgrade of Canberra Airport to accommodate limited international air traffic & can see merit in the increased (but limited) usage of the airport as a freight hub for the region but is opposed to the suggestion that Canberra Airport should be the 2nd or overflow airport for Sydney.
- The GCC favours stronger consideration of a high-speed rail link between Sydney & Melbourne with connections to Canberra to significantly reduce air traffic on the 3rd busiest inter-capital city route in the world (Sydney-Melbourne) thus freeing up capacity at Sydney airport & deferring the need for another Sydney airport for many decades..

## TRANSPORT

Transport continues to be an issue of concern for the Gungahlin Community. No sooner do we achieve an upgrade of a key route then we have to endure remedial action & additional disruptions to feeder roads to be able to cope with a rapidly expanding population – the facilities for which should have been provided in advance of or in concert with 'known' development procedures.

After years of waiting for the duplication of the Gungahlin Drive users are faced with a superior quality road system inhibited by a low speed limit not commensurate with other roads of a similar quality. Users may face an additional impediment of 'point-to-point' speed cameras (ostensibly for safety reasons on a stretch of road that has recorded few serious accidents) based on an unjustified speed restriction reputedly set to reflect the interests of 'local' residents of suburbs adjacent to the road.

Gungahlin residents rely heavily on road access because there are too few employment opportunities, services, entertainment & leisure facilities in the area.

Specific transport/road issues include:

- Resolve current issues caused by steadily increasing traffic flows due to the lack of duplication on Gundaroo Drive:

- Past Crace (between Barton Highway & Gungahlin drive). An emerging issue that will develop with increased population build up in Crace is the too rapid contraction of the two lane roundabout from Crace into a single lane (North-bound) of Gundaroo Drive. This means that we also need the Nudurr Drive extension to be brought forward & funding allocated.
- Gungahlin Drive to Mirrabai Drive (before the Valley Way extension is completed) – Bus stopping areas contribute to regular vehicle accidents due to single lane traffic. Increased by-pass traffic will exacerbate existing problems.
- Construct traffic by-pass routes around the Gungahlin Town Centre to divert the increasing traffic flow from Flemington Road (East – West) and from Bonner & Casey (West – East). This means significant focus on proposed routes such as Valley Way & Anthony Rolfe Avenue.
- Need the link between Horse Park Drive and the Federal Highway to avoid the hill and to divert traffic around the town.
- Correct bend in alignment of south-bound RH lane at junction with Gungahlin Drive to cater for volume of traffic turning right into Gungahlin Drive and to reduce current bottleneck. Increased usage of Gungahlin shopping precinct results in large vehicle build-ups with South-bound traffic. Problems also arise with North-bound traffic (including vehicles turning from

Gungahlin Drive) merging from two lanes to a single lane. Problems occur closer to Service station area due to lack of pull-off areas (on both sides) for Action buses.

- Stagger scheduling of road works (Gungahlin Drive, Clarric Hermes Drive, Horse Park Drive, William Slim Drive) so that traffic disruptions are minimised.
- Reconsider the efficacy of Exits from Crace (2 – insufficient for planned population).
- Provide definite commencement & completion dates of the Nurdur Drive extension to Gungahlin Drive.
- Traffic calming measures for eastbound vehicles on Gungahlin Drive approaching Amagula Ave & Lexcen Ave roundabout – alignment draws line-of-sight away from vehicles travelling west & turning into Amagula Ave. Also trees in centre of roundabout block views of approaching traffic.

## IMPROVED RECREATIONAL FACILITIES

- Improved access to lake shores (Yerrabi Pond, Gungahlin Pond etc) for recreational purposes.
- Parking associated with lakeshore/waterbody access throughout district needs to be substantially increased.
- Paucity of parking at Phyllis Ashton Circuit & Strayleaf Crescent Gungahlin for patrons of commercial facilities. (Solution under consideration – funding required.)

*continued on Page 6*



Join us on Facebook for the latest news

GCC's Facebook support base continues to grow with more than 500 people now on board, including a number of ACT MLAs and media people.

You can join at:  
[facebook.com/gungahlin](http://facebook.com/gungahlin)



## Meegan Fitzharris for Gungahlin

*"I love being a part of our growing community. I want to be your voice - let's make Gungahlin even better."*



[www.meeganfitzharris.com](http://www.meeganfitzharris.com)



**Our Vision for the Gungahlin Community**

(continued from Page 5)

**HIGH PRIORITY ISSUES**

- Resolve the current Parking congestion problems at Burgmann College during peak school start & finish times.
- Urgent need for entertainment facilities such as a cinema complex to service Gungahlin residents.
- Urgent need for facilities to cater for the region's youth particularly after day time facilities are closed.
- Need for secure storage facilities for service organisations (Rotary, Lions) and community groups (Scouts, Guides) to store equipment in a safe local environment.
- Need for more classroom type facilities in the region to cater for after hours teaching/ instruction programs

**PROGRESS BEING MADE**

- NBN Roll-out (regular updates on progress, communications plan & community involvement, updates from Telstra to resolve lack of broadband services, ramifications of sale of TransACT to iiNet). Initial cabling will connect 4800 homes in Ngunnawal & Amaroo by December 2012. Roll-out will continue to connect another 14,000 thereafter (2013 onwards). What service improvements (if any) can existing residents expect (from Telstra & others) in the meantime? Residents of those suburbs excluded from the initial roll-out program (despite having sub-par services for many years) will get services as the flow-on from the first cells continues.
- Majura Parkway Update: The project was announced earlier in 2011. Construction is expected to be underway towards the end of 2012. This long-awaited piece of infrastructure will make it easier for Canberrans to get around their city as well as providing an essential by-pass for southbound & eastbound travellers & taking a substantial number of trucks off residential streets.
- Once open to traffic in 2016, the Majura Parkway will be an important north-south transport link, providing a direct connection between the Federal & Monaro Highways.

- The Gungahlin Leisure Centre Development, located in the block between the new Gungahlin College & The Valley Avenue, includes key features of a 50m main pool (which can be divided in two), 25m secondary pool, linked with a range of other smaller water bodies usable for exercise programs, learn to swim & water play, a Gymnasium, fitness rooms, changerooms, a café & child care facilities.
- It will be owned by the ACT Government with management put to tender. Construction work expected to commence by August 2012 & take 18 months with the opening planned for early 2014.
- An enclosed Oval project on an adjacent block (westward) is currently under construction.
- EPIC Park n Ride. Greater focus should be placed on expanding a dedicated user-friendly, functional Park n Ride facility at EPIC, supported by an upgraded public transport service, to encourage Gungahlin residents plus commuters using the Federal & Barton Highways to terminate their private vehicle journeys at EPIC thus reducing Northbourne Ave congestion & avoiding expensive parking fees in Civic. We claim credit for this idea Included in the GCC submission on Sustainable transport in 2007. Investigations are currently underway to construct more park & ride facilities within Gungahlin.
- There will be another small park n ride facility at Wells Station Drive intersection.
- Update: The Mitchell Park n Ride facility opened on November 16, 2011.
- Comment: What provisions have been made for the overflow parking for major EPIC events that previously utilised that site?



Sunday 10am  
Gold Creek & Holy Spirit Primary Shared Facility Hall  
Kellaway Avenue Nicholls

Web: [www.cornerstonecc.org.au](http://www.cornerstonecc.org.au)  
Ph: 6255 6087

*'a place to call home'*

- A full-service Health Centre in Gungahlin is due for completion in September 2012.
- Urgent need to create a substantial Employment Hub in Gungahlin – preferably by locating more than one Government Department in or close to the Town Centre. This will provide opportunities for Gungahlin residents for local employment reduce outwards traffic flows & increase inwards traffic flows which in turn benefit workers & residents travelling out of Gungahlin as it balances out waiting times at roundabouts & traffic lights where the situation currently favours inwards traffic on the Barton & Federal Highways.
- Local businesses will also benefit from an increased clientele & more small businesses are likely to be drawn to the area.
- Update: Expressions of interest have been sought for the construction of a building suitable for accommodating five hundred workers (i.e. an ACT Government Department). The ACT Government has advised that the Shared Services area of the Chief Minister's department will be moving to Gungahlin in 2014. Lobbying activities will continue to encourage the relocation of Commonwealth Government staff to Gungahlin.
- The GCC wants to see advantage being taken of the NBN roll-out in Gungahlin and (if successful) the Commonwealth Government-funded NBN awareness programs to encourage the establishment of a number of support services and businesses. A specific technology centre would certainly provide a base for new services for the region and the rest of Canberra.

Ewan Brown - President, GCC

**My Gungahlin - with Ray and Freckles**

*Walking for health and for enjoyment  
by Nada Pavlak*

Ray and Freckles have been walking along Gungahlin Drive every morning for the past three years. They depart from their Palmerston home at quarter to eight in the morning.

They head past Gungaderra Nature Reserve, toward the Barton Highway, and back again. Sometimes they make it to the CSIRO's region - Ray says this is up to whether or not Freckles can keep up.

Ray is a sprightly 78, and Freckles is 10 years old - according to the veterinarian, she has at least another three good years ahead with a clean bill of health. You might have seen them as I have, every day on my drive to work. They walk in all weather - well, unless it's raining too heavily.

My drive to work is not complete without a sighting of Ray in his orange fluoro vest - and his summer wide-brim hat or winter beanie. Freckles is always by his side, looking like any fine blue healer with large spots on her head - we think that's her namesake.

After 30 years of working the land of the Inverell region, Ray, and his wife (and Freckles!) moved to Canberra's Gungahlin region to be closer to their daughter - and youngest grandchild.

Ray's family was originally from Sydney, but being a very independent and enterprising young man, Ray left his family at the age of 16 to live in the country - living with a family that treated him as though one of their own.

Ray had worked a variety of jobs - everything to do with beef cattle but nothing to do with dairy or with pigs, he says.

There came a time where there was no work in the Bush, and Ray and his family took to Sydney, where the man worked as a truck driver (and took some side-jobs on the weekend!) - before returning to Inverell. Ray has never been one for the 9-to-5 grind. One harvest time, he tells me, he put in 12-hour wheat-harvesting shifts for 24 straight days.

The Inverell area is black basalt country with undulating terrain. The landscape and climate are similar to Canberra - right down to the biting cold. Neither Ray nor Freckles were fazed at all with the recent spate of cold weather - they're used to it.

There's one difference, though, between Gungahlin and Inverell. Ray notices that there are no children running or playing around here.

'In Inverell you'd go down the street, and there would be children everywhere - especially during the school holidays.'

Ray's not one for city life. He has neither a mobile nor a computer - and certainly no email. He says he couldn't handle living in town without open country - like our grass-land reserve with views of the surrounding hills.

Ray walks regularly for his health - and when the wife wants him out of the house. It keeps his joints loose - great for keeping arthritis at bay.

Ray's arthritis management program also includes medications prescribed by his doctor - that, and fish oil.

'I'm ready to go for a walk any time of the day,' says Ray, who takes Freckles for walks in the evening as well.

I don't feel right if I don't spot Ray and Freckles on the way to work. Maybe you've seen them too.

**PALMERSTON MEDICAL CENTRE**  
Palmerston Shops, Tiptree Cres  
Ph: 62429464  
Dr. Prad Southi MBBS (Syd)  
Dr. Sandy Viketos MBBS (Syd)  
Dr. Michael Gan MB, BS, (UNSW) DCH (NZ) D Obst (Otago) FRAC GP  
Surgery Hours  
Monday - Friday: 8:30am - 6:00pm  
Saturday: 8:30am - 12:30 am



**Things to do in Gungahlin**

Children's Playgroups | Gentle Exercise Classes  
Yoga | Art | English Conversation Groups  
School Holiday Programs | Knitting | Men's Social Group | Craft Projects | Social Walking | Volunteering Opportunities | School Aged Care Services  
Seniors Social Groups | Special Interest Groups  
and community support services

**GRCS**  
Gungahlin Regional Community Service

For more information please contact us:  
P: 6228 9200 E: [grcs@grcs.org.au](mailto:grcs@grcs.org.au)  
W: [www.grcs.org.au](http://www.grcs.org.au)



## Emerging Issues in Gungahlin

by Ewan Brown, President GCC

### SEEKING FEEDBACK FROM GUNGAHLIN RESIDENTS

GCC would like your feedback on current issues as listed here, and as they arise in the Gungahlin area.

Please email us at [info@gcc.asn.au](mailto:info@gcc.asn.au) - we will gladly consider responses, and take them further in the appropriate channels as they are seen fit.

### LACK OF CHILDCARE FACILITIES

We have a growing population with many young families. We have a lack of local employment opportunities, so working parents have to exit the district for work.

The provision of services never seems to keep pace with demand. It is a pity we do not have more planners & politicians affected by this lack of facilities, so that they could remedy from a 'selfish' perspective!

### TRAFFIC LIGHTS AT THE CORNER OF HIBBERSON ST AND HINDER ST

A number of complaints are coming in about the dangerous practice of people crossing a busy street at this corner to get to the Post Office & nearby shops. Recently an entry into the central atrium has opened up at the pedestrian crossing.

Will this ease the problem? Would the installation of traffic lights create an additional impediment to traffic movement down Hibberson St? Should we agitate for the effective bypassing of traffic around the Town Centre to be fast tracked?

### SITING OF THE MOSQUE AND OTHER DEVELOPMENTS ALONG THE VALLEY WAY

This issue is creating an ongoing debate. Was the siting well thought out? There are still concerns about noise & parking.

These issues equally apply to the Leisure Centre & the new Oval. The Valley Way is intended to be one leg of the Town Centre bypass system. Has sufficient thought been given to the impact of developments along that road?

Can we get a less congested by-pass road on that side?

### EXTENSION OF THE VALLEY WAY INTO GUNDAROO DRIVE

This seems to be a classic error in planning. Gundaroo Drive between Gungahlin Drive & Mirrabai Drive is already heavily congested, has no bus pull-over zone, is a common site for vehicle accidents (mainly due to bus stopping & increasing traffic to & from the Town Centre,) and has the ridiculous constriction affecting the right turn into Gungahlin Drive.

A motion was passed at a recent GCC meeting that the duplication of Gundaroo Drive between at least Gungahlin Drive & Mirrabai Drive be completed BEFORE The Valley Way extension.

That then leaves the appropriate entry into The Valley Way from Flemington Road without having to execute two right hand turns & suffer delays from extra traffic lights.

### BANNING OF WOOD FIRES AND HEATING IN NEW SUBURBS

Why should Gungahlin residents be forced to continue to suffer from unabated pollution from wood fire smoke in the district?

New suburbs in other areas will have a ban imposed on the installation of wood fires. Why can't new developments in Gungahlin have the same restriction?

There are valley-type conditions in many suburbs – just look at the fog impact! Why is there such a narrow-minded view from the current Government about extending the impact of this ban?

With reasonable notice intending purchases seeking to install a wood fire would be motivated to look elsewhere.

The future health aspects are too important! The ambience of a wood fire can be enjoyed in the confines of one's home but the detrimental impacts should not be foisted on others in the area, particularly those who have respiratory problems, if proper practices are not followed.

### ODOUR FROM GREEN WASTE RECYCLING AT MITCHELL

One complaint has been received about unpleasant smells from the green waste recycling depot at Mitchell.

This site has been in operation well before any housing development in Franklin. The issue are not dissimilar to those raised by residents in Nicholls, Crace, Weston & Holder who complain about occasional sewerage smells from outlet pipes.

At present there is not a body of evidence to suggest the need for a remedy unless the relevant authorities can advise a solution.

### SIZE AND APPROPRIATENESS OF 1ST CHOICE LIQUOR SIGN IN GUNGAHLIN

This issue has been mentioned directly to the Chief Minister & placed on the agenda for consideration by the Planning & Development Forum.

After over 6 months no feedback has been received. There is a Signs Code administered by ACTPLA & the actual size of the main sign on Hinder St seems to exceed the minimum size of 2mx3m. The same sized sign is replicated on Efkarpidis St & Hinder St also features a smaller awning sign.

A huge 'temporary' fabric sign adorns the car park wall! The signs appear to breach the signs code! Residents have questioned the appropriateness of liquor advertising in such an overt manner.

This is apparently a too-hard policy issue for the current Government!



## Updates on Development in Gungahlin

by Ewan Brown, President GCC

### TOWN CENTRE

Release of sites on Mitchell side of Kate Grace Street currently subject to environmental assessment. One block is where we hope to get a cinema. There is a short list of 5 expressions of interest for building an office park in Gungahlin – 4 on private land & 1 on government land. Formal EOI will be sought in June. The development will include an ACT Government Shopfront.

### OVAL

Due for completion end of 2012. Note funding allocated in recent budget for grandstand & other facilities (built over 2 years). Construction well underway.

### LEISURE CENTRE

Out to tender by end of July (advertised). Then finalisation of EOI shortlist with construction expected to start in August. See page 11 for details.

### MOSQUE

DA process has now closed.

### ROADS

#### The Valley Way Extension

Presentation at June 13 meeting of GCC. 2 years away. O'Brien Place will be extended to future extension of The Valley Way. The changes will allow 3 more commercial spaces for development. GCC expressed a preference for Gundaroo Drive to be duplicated before this extension proceeds.

#### Horse Park Drive Extension

To be done in 2 stages, the 1st being from Amaroo to the extension of Mirrabai Drive and the 2nd through to Burrumurra (linking with Clarrie Hermes Drive).

#### Mirrabai Drive Extension

Runs through Moncrieff to Horse Park Drive. The design of Mirrabai Drive has provision for a future light rail service. The development of Moncrieff will include a new local primary school. This suburb will feature large areas of single residences. A group centre will be provided in Moncrieff and Taylor with high density residential buildings surrounding this facility.

### Morriset Drive

Funding will be a priority.

Wells Station Drive to Horse Park Drive

The road has now opened.

### SUBURBS

#### Amaroo Group Centre

Supermarket site will be released this financial year. Surrounding areas will include 2 lots of community facilities. Design work for construction has nearly ended. A start is expected in June/July and 12-15 months for completion. Then the construction of the supermarket can start with completion of civil infrastructure works expected another 8-15 months thereafter.

#### Bonner

Close to finishing development stage of civil works. Landscaping projects (including Stage 4) will start in 6 months and continue for another 12 months.

#### Franklin

Early childhood centre construction is underway. A new community park is to be designed adjacent to the early childhood centre and will take around 12 months. Construction is likely to occur over the next financial year. The work will probably be completed towards the end of the next financial year.

#### Harrison 4

Major civil construction has been completed & housing has commenced.

#### Flemington Road

2 new sites released. Design for new connection roads being completed. These works are planned to commence in 12/13.

#### Gold Creek/Nicholls.

GCC had met with the ACT National Trust to discuss alternatives for beneficial use of the buildings and surrounds at Gold Creek Homestead. The ACTN Trust was meeting with TAMS to explore options.

Nicholls has been identified as a replacement site for the John Paul College since Throsby is no longer available. Geotechnical studies of the site are near complete & it is hoped to hand over the site later this month. Construction of the school is expected to commence in the latter part of 2012.

### Jacka

The northern part of this suburb is undergoing environmental studies. Jacka 1, located adjacent to Horse Park Drive is now under construction. There was a recent release of 98 single residential sites and in late May there will be a release of multi-dwelling sites. Construction timeframe should be completed by April/May 2013 to allow for building to commence.

### Kenny

A large pedoderm has been identified thus requiring a refinement of plans. Environmental consultants have been appointed. Of the planned 4200 potential dwellings it is likely that the final number will be reduced to about 2100. Current scenario is that the planned release of 5500 sites will most likely be cut to 3000 this financial year. The aim is to get land 'shovel ready' for developers, with all EIS completed.

### Moncrieff

Environmental issues have hindered progress, current referral to the Commonwealth body. ACTPLA has requested an EIS & it is expected to take 12-18 months before progress resumes.

### Throsby (including Playing fields)

A draft EIS has been submitted to ACTPLA as per the bilateral agreement with the Commonwealth (EPBC matters). Depending on the outcome of this process, further design work is likely to be needed before construction can be undertaken. The aim is to secure funding for development in 2013-14. The preparation of the EIS included Conservation Council in regard to Mulligans Flat. Reduction from an expected 3400 dwellings to 1200/1500. It is likely that the head, neck & rump of the proposed suburb will not be developed leaving only the central core. A potential englobo sale is likely in 2013-14 financial year, following resolution of any environmental constraints with ACTPLA and the Commonwealth.

About 10,000 dwelling sites are left in Gungahlin.





# Gungahlin Speaks

*GCC has asked your opinion, and you have spoken*

For seven days, beginning Wednesday 13 June 2012, the Gungahlin Community Council surveyed residents about their concerns - and we thank you for your strong responses.

Here is our analysis of these responses:

What do you consider the issue of most concern to your suburb?

31% - Public transport and Traffic

21% - Appearance and public upkeep of suburbs, including the effects of medium density and small block sizes

15% - Crime, neighborhood noise, and inappropriate road use (or hoonage)

11% - National Broadband Network coverage

7% - Local shops

7% - No major concern

An 8% minority cited issues such as facilities for young people, and regarding electoral boundaries.

What are the issues do you consider the most important to Gungahlin?

A number of responses cited issues that overlapped with concerns about suburbs, including:

48% - Public transport, Traffic, and Parking

10% - Appearance of Gungahlin

3% - Crime

4% - National Broadband Network coverage

Additionally, major concerns to Gungahlin included:

10% - Local employment

12% - Community facilities (clubs, shops, sports, cinemas)

What questions would you like to put to Candidates?

There were many diverse responses to this question, less regrading policies (such as Public Transport and Traffic), and more regarding the personal beliefs of Candidates.

These questions included "What is your particular interest in standing?" It appears that many people wish to understand the person to be elected.

Of questions pertaining to policy; over 20% were regarding the planning process, indicating that there is concern about how planning decisions are made. These questions included "How will [you] ensure Gungahlin is an attractive, not just a cheap place to live?" and "What future do you envisage for Gungahlin?"

The Facilities most wanted in the Town Centre

27% - Cinemas

20% - Family entertainment, sporting, and children's activities

16% - Department and speciality stores

14% - Employment

12% - A wider variety of restaurants

An 11% minority suggested more open space, parking, and health facilities.

What questions should we have included in the Survey?

The purpose of this question was to look for issues we had not envisaged, and there were many great suggestions. These included:

How can we bring the [Gungahlin] community together?

Is there an issue with drug dealers in the community?

How can we better influence policy makers and politicians?

Do you think we are getting value for money with our rates and taxes?

What are the priorities for road works?

The Gungahlin Community Council thanks you for your responses and feedback.

Based on this strong response, we look forward to issuing future surveys - we envisage them as being more frequent, and focusing on specific issues.



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First Floor, the Market Place Gungahlin  
(entrance next to Commonwealth bank)

*Kevin Cox - Public Officer, GCC*

gardened collectively by a group of people. Community gardens provide fresh produce and plants as well as satisfying labor, neighborhood improvement, sense of community and connection to the environment.

Community gardens improve users' health through increased fresh vegetable consumption and providing a venue for ex-

ercise. The gardens also combat two forms of alienation that plague modern urban life, by bringing urban gardeners closer in touch with the source of their food, and by breaking down isolation by creating a social community. Community gardens provide other social benefits, such as the sharing of food production knowledge with the wider community and safer living spaces.



# Gungahlin Leisure Centre

*It's going to take over 47 trades to build by Nada Pavlak*

Gungahlin residents are eagerly awaiting the completion of the recently-announced leisure centre. They'll have to keep waiting for the complex to be finished though, until 2014.

This might seem like a long time, but building the leisure centre is going to be a big job. It will take up one corner of the same block as the Library and Gungahlin College, bordering Warwick Street and The Valley Way.

The \$28 million project will need the expertise of over 47 different trades, according to the advertisement calling for tenders for the project on a UK trade and investment website.

The trades needed to build the centre include - take a deep breath: aluminium windows, bricklayers & blocklayers, carpet & vinyl, communications, earthworks, fencing, glaziers, joinery, metalwork, plasterboard, roller doors, sanitary hardware, shade/umbrella/awnings, specialist cladding, tactile indicators, toilet partitions, balustrading, building cleaners, ceilings, concrete, electrical services, fire services, hardware, landscaping, painting, precast concrete, roof safety, scaffold/gantry/shoring, signs/displays, stainless steel, tanking, waterproofing, blinds & curtains, carpentry, civil works, doors/frames, facade construction, formwork, hydraulic services, mechanical services, partitions, reinforcement, roofing, security, solid plaster/render, structural steel, tiling.

Got all of that? It'll be on the midterm, worth 50% of your grade. We should know who the contractor is by the end of July, and construction is expected to start in August.

It will be interesting to see how the community will react to the Leisure Centre being built by overseas tradesmen. Maybe it is a sign of the times, or a sign of shortages of skilled tradespeople in Canberra.

This is particularly intriguing, since the Canberra Times has recently reported that Australia's construction sector is contracting for the 25th month in a row.

Australian Industry Group director of public housing Peter Burn was quoted in the Australian Business Journal on 6 July as saying that "The residential and commercial construction sub-sectors continue to be a drag on overall business activity". He identified a lack of demand as being responsible for this.

Once built, the Centre will have an eight lane 50 metre pool that allows for Olympic standard water polo. There will be a 25 metre pool for learn-to-swim classes with different water levels depending on the age of the children being taught. This pool will also have 4 lanes for lap swimming and will also have a water play area. Both the 25 metre and 50 metre pools will have gradu-

ated ramps for access by people with disabilities and older people.

The wet areas will also have a separate large water play area for children, with a shallow pool and splash decks for children to play on. There will also be adjacent seating from which parents will be able to supervise their children.

The cafe will be for both indoor and outdoor use and parents will be able to have a coffee while they supervise their children in the water play area.

The dry areas will include spaces for programmed fitness classes such as aerobics and also equipment such as weight machines.

These facilities will help address the current shortage of recreation amenities needed for the current and growing population, as identified by the Gungahlin Community Council, and outlined in the May edition of GunSmoke as one of the critical issues facing the Gungahlin community.

Whoever builds it, the Leisure Centre will be a welcome addition to the Town Centre.

We hope to follow up with local views in the next edition of GunSmoke.

## Cold Nights, Cleaning up Australia

The Jumbuck Cub Scout Pack couldn't get to Clean Up Australia Day in March - on account of all that rain!

Instead, they took to Clean Up Australia in May, in the cold Canberra night. With the aid of torches, they found a tremendous amount of rubbish, that went straight to the bins. Well done, cub scouts!

The Wells Station Scout Group (the Jumbuck Cub Scout Pack) meets Thursday nights at the Harrison school. Contact Tony Rose, Group Leader, 6262 2242.



*Caleb Liaw, Editor*

## Why only one office block?

by Ewan Brown, President GCC

We await progress on the announcement of the site and developer for the proposed new office block to house ACT public servants in Gungahlin Town Centre.

Five sites, one government owned, and four privately owned sites have been registered for the eventual decision.

At this stage we don't know where the actual building will be located.

Perhaps we should seek to have Commonwealth public servants declared a protected species in Gungahlin, so that an appropriate habitat can be preserved.

For years we have been lobbying for public servants to be located in Gungahlin. We desperately need more employment in the area to stem the daily outwards drain of residents to other areas for employment.

Some business contacts bemoan the paucity of custom during working hours. We want a dynamic town centre and increased local employment can provide that.

There is a substantial Defence Housing population in Gungahlin yet they are obliged to travel long distances to their places of work.

Why not locate a Defence hub in Gungahlin?

When there are five potential bidders for the construction of an office block, why leave it at one?

How can we get genuine Federal interest in agreeing to locate up to 500 APS personnel in Gungahlin?

That should be a question for the parties in the forthcoming ACT & Federal elections.

## Have you got an issue that is bugging you?

Please let us know.

Email us at [info@gcc.asn.au](mailto:info@gcc.asn.au) or send your letter to:  
PO Box 260 Gungahlin ACT 2912

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Gungahlin Community Council  
upcoming meetings

**Second Wednesday**  
monthly except January  
**7.30-9.30**

**Gungahlin Library**  
> . . . . 12 September  
> . . . . 10 October  
> . . . . 14 November



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