



Gungahlin Community Council Inc.
PO Box 260 Gungahlin ACT 2912

23 March 2021

Mick Gentleman
Minister for Planning
gentleman@parliament.act.gov.au

CC: Yerrabi MLAs

Invitation to Attend GCC Public Meeting 14 April 2021

Dear Minister Gentleman (Mick)

The Gungahlin Community Council (GCC) invites you to attend the GCC's public meeting on Wednesday 14 April 2021 to speak to the following issues of concern to Gungahlin residents:

- **Draft Variation 364**
The GCC asks that you ensure the recommendations of the Gungahlin Town Centre Planning Refresh are implemented as a matter of urgency, either by resolving the issues with DV364 or another mechanism.
- **Development of the Gungahlin Town Centre Motion**
The GCC asks that you describe what the process and timeline will be for responding to the Development of the Gungahlin Town Centre Motion, with a specific focus on how it will engage with the community.
- **Assessment of Community and Recreation Facilities in Gungahlin**
The GCC asks that you provide a clear statement of the objectives of the Assessment of Community and Recreation Facilities in Gungahlin, an overview of the activities EPSDD are undertaking to deliver the outcomes, how you are ensuring that you gather a complete set of requirements, and what processes/policies will be informed by this work.

Each of these issues is further detailed below.

Draft Variation 364

The GCC has significant concerns regarding the implementation of DV364 in addition to the [concerns raised in our consultation submission](#). It appears DV364 has been [repealed](#) and/or has lapsed. The [consultation legislation draft for DV364](#) states that DV364 had interim effect commencing on 23 August 2019 which lapses after one year. The GCC's attempts to secure clarification from EPSDD regarding the status of DV364 and how DA's should now be assessed. DV364 is failing completely to meet the expectations of the community for the development of the Gungahlin Town Centre as articulated by the GCC and documented through the [Gungahlin Town Centre Planning Refresh](#) (a process initiated by the GCC in November 2016).

The GCC asks that you ensure the recommendations of the Gungahlin Town Centre Planning Refresh are implemented as a matter of urgency, either by resolving the issues with DV364 or another mechanism.

Development of the Gungahlin Town Centre Motion

On 10 February 2021 the ACT Legislative Assembly passed a motion, initiated by Suzanne Orr, Yerrabi MLA with strong support from three other Yerrabi MLAs, calling on the Government to support the further development of the Gungahlin region and town centre and outlined how this might be achieved.

The GCC asks that you describe what the process and timeline will be for responding to the Development of the Gungahlin Town Centre Motion, with a specific focus on how it will engage with the community.

Assessment of Community and Recreation Facilities in Gungahlin

The district of Gungahlin is grossly underserved relative to other Canberra districts regarding community, recreation, and sporting facilities as [highlighted by the GCC](#) in numerous forums. The "Assessment of Community and Recreation Facilities in Gungahlin" currently being undertaken by EPSDD will inform a strategy for ensuring this shortfall is addressed. The GCC has several concerns with the process of the assessment which have not been satisfactorily addressed by EPSDD. The GCC has been provided with a list of the facilities being considered (Attachment A), and has spoken briefly with the desktop study consultants, but we have strong reservations regarding:

- The quality of the data and analysis in reports undertaken previously and presented to the GCC in early 2020.
- The purpose of the assessment, which has been described by EPSDD staff as "high-level in nature and will be used as a basis to inform future planning work and land release". This falls well short of the opportunity to inform a future strategy for completing Gungahlin.
- The structure and quality of the proposed community engagement which "may include a combination of online surveys and face-to-face engagement such as drop in sessions". Our experience is that much better community engagement results flow from more structured activities (eg. workshops, panels) over a period of time, as they facilitate a two-way flow of information in an educative style and ensure all participants "buy into" the results. This is particularly the case when its community facilities we are seeking to assess.

The GCC asks that you provide a clear statement of the objectives of the Assessment of Community and Recreation Facilities in Gungahlin, an overview of the activities EPSDD are undertaking to deliver the outcomes, how you are ensuring that you gather a complete set of requirements, and what processes/policies will be informed by this work.

Should you wish to discuss any of these matters with the GCC prior to the public meeting, we would be happy to make time to do that.

We look forward to your attendance at our April meeting.

Yours Sincerely

Peter Elford
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Attachment A

Community/recreational facilities that are being considered as part of the Gungahlin study

- Libraries
- Schools
- Childcare and early education
- Community hubs, centres, halls and meeting spaces
- Community health facilities (government run only – not GPs/allied health, see below)
- Aged care
- Arts and cultural facilities
- Targeted facilities for specific users, including religious, youth and seniors groups
- Aquatic facilities
- Indoor sports facilities
- Outdoor sports and recreation facilities
- Open space, and
- Community Gardens