



**MINUTES OF THE PUBLIC FORUM
HELD ON 12 JUNE 2024**

1. Opening

The Public Forum commenced at 5.33pm.

2. Presentations relating to listed Items on the Council Agenda

The following presenters were heard:

	Name	Item no	Item description	For/Against
1	Rachael MacDonald via Zoom	9.10 and 12.2	Councillor Remuneration and Notice of Motion - All Electric Homes	Against
2	Mark Unwin	9.7	Licence Agreement with Monaro Hockey Club - Regional Sports Complex	For

There were no written presentations received.

3. Petitions

There were no petitions submitted.

4. 'Questions on Notice' from the Public

Responses to the following 'Questions on Notice' received up to 12 June 2024 were provided and tabled at the meeting (see attached for responses):

	Received from	In relation to
1.	Emma Brooks Maher	Abbeyfield Planning Proposal and closure of Majura Street North

5. Presentations by Invitation from the General Manager

There were no special presentations.

6. Closure

As there were no further matters, the Public Forum closed at 5.46pm.



ATTACHMENT TO MINUTES OF THE PUBLIC FORUM HELD ON 12 June 2024

‘Questions on Notice’ from the Public

Responses to the following ‘Questions on Notice’ received up to Wednesday 5 June 2024 were provided and tabled at the meeting.

Questions submitted by: Emma Brooks Maher

On 29 April, a Planning Proposal known as *Queanbeyan-Palerang Regional Local Environmental Plan 2022 Amendment - Seniors Housing, Majara Street Bungendore* went on public exhibition until 10 June 2024.

This proposal relates to the long-delayed Abbeyfield project. However, certain questions arise from information and assumptions in this proposal concerning the closure of an unmade road in Bungendore, namely Majara Street North.

- 1. In total, how many Council resolutions are there in QPRC Minutes which include mention of any proposed closure re any part of Majara St ?**

Three

- 2. What are dates of the Council meetings involved, and the Item numbers of these resolutions, including those from CLOSED session?**

28 October 2020 – Agenda Item 9.16. Resolution No 211/20

28 April 2021 – Agenda Item 9.1. Resolution No 007/21

11 May 2022 (Closed Session item) – Agenda Item 16.1. Resolution No 204/22

- 3. When and how was the proposed closure of any part of Majara St advertised as required by the Roads Act ?**

A notice identifying the proposed area to be closed and inviting submissions on the proposal was published in the Regional Independent newspaper on 3 and 17 February 2021.

A notice was also published on social media on Council’s Facebook page on 3 February 2021. The notice was shared by community members to Facebook groups including Bungendore Blah and Palerang Patter. It was also shared by various other pages including the Braidwood Bugle and the Bungendore High School Action Group.

The notice was also published on Council’s Your Voice community engagement 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 Mick Sherd Oval.

4. What was total response to the notification ? How many were Objections ?

During the consultation period, the project page on the Your Voice website had 888 visitors with 202 of these visiting on 25 February 2021. 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)

A copy of the Community Engagement report which was presented to the 28 April 2021 Council Meeting is provided as an attachment to this response.

5. On what date did QPRC apply for gazettal of any closure of Majara St?

The gazettal notice appeared on 1 March 2024. A copy of the relevant NSW Government Gazette is available at:

https://gazette.legislation.nsw.gov.au/so/download.w3p?id=Gazette_2024_2024-69.pdf

6. On what grounds did QPRC apply for closure - please identify relevant resolution, if any cited as reason for gazettal ?

Council Resolution No 007/21 determined that Council note 'all submissions and endorse closing the highlighted section of Majara Street road reserve and formalise this decision by publication of notice in the Government Gazette.'

7. Has QPRC advised owners of landlocked site DP758183 re this gazettal ?

Yes. Council staff have also had onsite consultation since the road closure with the owners of the site, Catholic Church Trustees.

8. When, if ever, did Council advised owners of DP758183 re the proposed closure ?

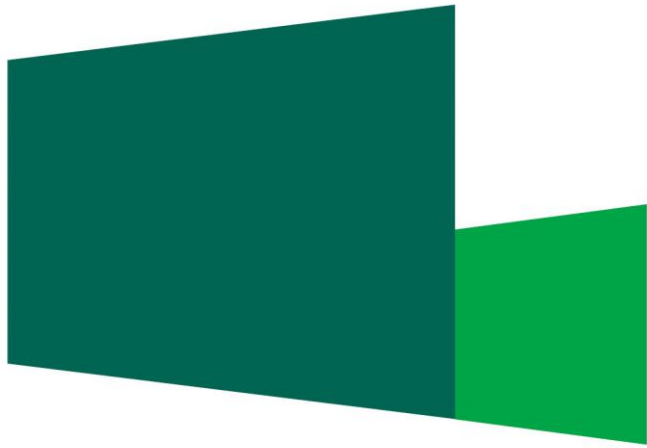
Initial consultation was undertaken at the time that the road closure was first proposed and again before and after the recent gazettal.

9. When, and why, was Majara St North zoned as "public recreation" ?

The site was zoned public recreation through the development and adoption of the Palerang Local Environmental Plan 2014 (PLEP). The Standard Instrument introduced additional zones available for councils. It is assumed that at the time of making the PLEP, Council undertook an assessment of the existing uses of the road reserve with the surrounding land uses and determined that a public recreation zone was the most appropriate to be applied across the land.

10. Has QPRC advised the Crown Land Minister that a section of unmade road has now been closed and is thus Crown land - refer Roads Act s.38B?

Council has complied with all items outlined within this section of the Roads Act 1993 No 33. The NSW Department of Planning Industry and Environment was advised of the road closure in early 2021 and provided their response to Council on 4 February 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.

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:

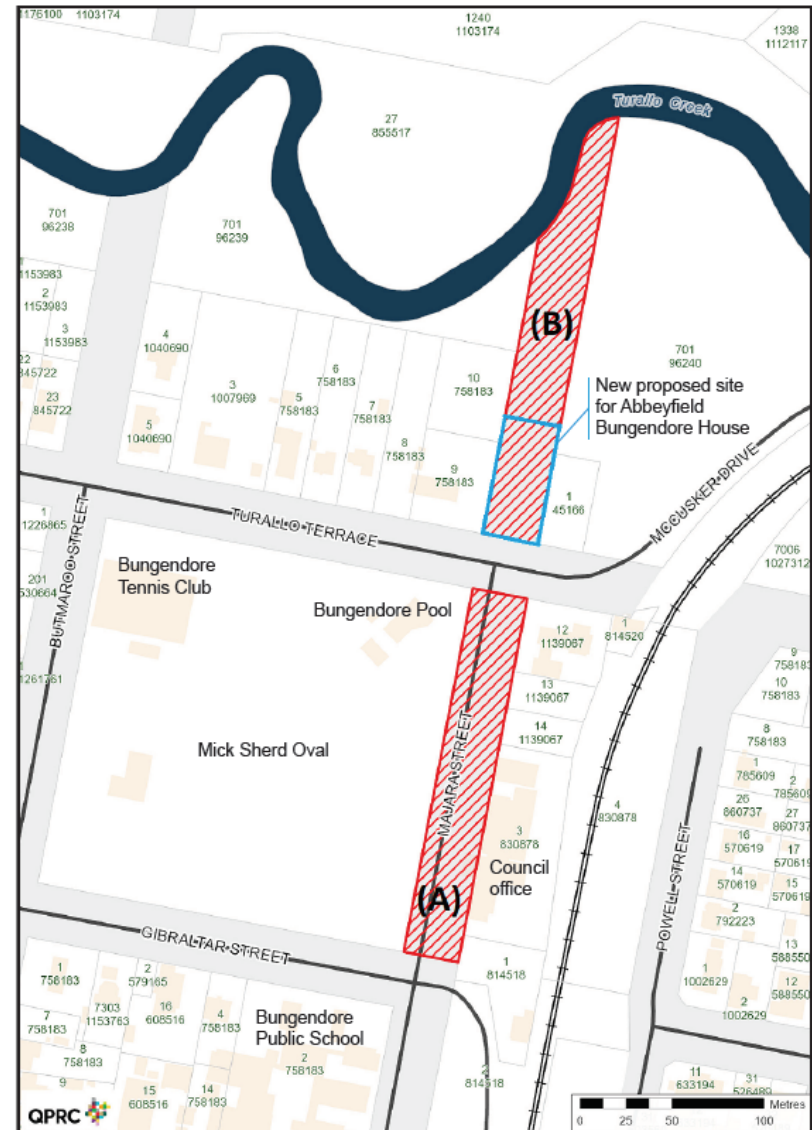
- online via the Your Voice page at yourvoice.qprc.nsw.gov.au
- by email to council@qprc.nsw.gov.au
- by mail to Majara Street Road Closure, PO Box 90, Queanbeyan NSW 2620.

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	<p>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.</p> <p>Table 2-1 Intersection Level of Service Criteria</p> <table border="1"> <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.
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																											
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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 Majara St. Majara 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

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	<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	I strongly support the proposal	5
60	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	1
61	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.	1, 2
62	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.	1
63	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.	1
64	It will hinder the general use of the park, pool, Post office and school. Don't do it	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 is 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 a 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> <ol style="list-style-type: none"> 1, it will adversely affect the flow of traffic around Bungendore 2, it encroaches on the Common area, which belongs to the people of the local area and not the councils right to sell off. 3, Should the "School" be built, the parking in this area will become unmanageable 4, Should this go ahead the risk to the primary school children, and also preschool children from motor vehicles would be significantly increased. 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. 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. 7, No I do not agree with the road closure. 	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 be 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

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	<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.</p> <p>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.</p> <p>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/hh 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 Bungendorians, 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

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	- 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	<p>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.</p> <p>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.</p> <p>The loss of community green space equally impacts the area and again severely restricts the community.</p> <p>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.</p> <p>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.</p>	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	<p>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.</p> <ol style="list-style-type: none"> 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

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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

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	<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

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	<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

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	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