

Meeting #1, Friday 5 May 2023,  
3:30pm, Venues NSW Boardroom, Level 1M, Allianz Stadium 40-44 Driver Avenue, Moore Park

#### **PRESENT:**

Helen Lochhead (Chair)

#### **COMMUNITY REPRESENTATIVES:**

1. Simon Darcy
2. Geoff Ludowyke, The Paddington Society
3. Robert Postema
4. Julie Armour
5. Malcom Wells

#### **LOCAL GOVERNMENT REPRESENTATIVES:**

1. Bastien Wallace, alternate for Councillor William Chan, City of Sydney
2. Councillor Susan Wynne, Woollahra Council
3. Councillor Paula Masselos, Waverley Council

#### **VENUES NSW REPRESENTATIVES:**

1. Phil Heads, Group GM, Communications, Heritage and Community

#### **APOLOGIES**

1. Councilor William Chan, City of Sydney (CoS)
2. Councilor Dylan Parker, Randwick Council
3. Will Mrongovius, The Paddington Society
4. Sue Channells, GM Executive Services, Venues NSW

#### **ATTENDEES**

1. Milan Males, John Holland Group presenting on Stage 1 works
2. Chantelle Pepper, note taker

### **AGENDA ITEM #1: ACKNOWLEDGMENT OF COUNTRY & WELCOME**

**Helen Lochhead**     *Acknowledgement of Country*

Welcomed all attendees to the first meeting of the reconstituted Sydney Football Stadium Community Consultive Committee for 2023 (SFSCCC2023) and opened the meeting.

Acknowledged Robert Postema and Paula Masselos from the previous CCC, noting the continuity they bring, along with the refreshment of the committee with new members. Noted the alternates present Geoff Ludowyke (Paddington Society) and Bastien Wallace (CoS).

Provided an overview of the purpose of the CCC and the role SFSCCC2023 will play. This is primarily, to fulfil consent conditions of the SSD 9835 for Sydney Football Stadium Stage 2 (Design, construction and operation) that require:

1. that a CCC be established and be in operation for at least 12 months from the commencement of operation of the final stage of occupation (including the Precinct Village and multi-level carpark) (Condition B17)

The role of the SFSCCC2023 is to provide a forum for,

2. constructive input and feedback on the operations of the Stadium and issues of concern following its opening

3. constructive input and feedback during the design and construction process of the Precinct Village and carpark (SD 9835 MOD 7), and once operational for 12 months from opening.
4. discussion between the CCC and Venues NSW to share information and resolve issues to achieve balanced outcomes in the precinct that benefit local and wider communities.

## AGENDA ITEM #2: APOLOGIES:

There were apologies received from Will Mrongovius (The Paddington Society), Sue Channels (GM Executive services, Venues NSW), Councilor William Chan, City of Sydney, Councilor Dylan Parker, Randwick Council, and Shiraz Ahmed (Department of Planning and Environment), with no alternate representative from Randwick present.

## AGENDA ITEM #3: DECLARATIONS OF PECUNIARY & OTHER INTERESTS

**Helen Lochhead** Noted the completion of relevant forms, the CCC code of conduct and Declarations of pecuniary and non-pecuniary and other interests. No additional declarations were made at the meeting.

## AGENDA ITEM #4: INTRODUCTIONS

**Helen Lochhead** Members were invited to introduce themselves, where they were from and to touch on the key issues and/or opportunities that were foremost in their mind for the CCC to address.

	<b>Who /Where:</b>	<b>Key Issues:</b>
<b>Simon Darcy</b>	Community disability advocate with lived experience and professional expertise in Disability	<ul style="list-style-type: none"> <li>• Way finding: Individuals with vision impairments and hearing sensitivity are still dealing with wayfinding issues and general accessibility, such as inconsistent kerb cuts, during their journey to the stadium and the precinct area. Customer journeys need to be inclusive of all disability types and levels of support needs (e.g. mobility, vision, hearing, cognitive, autism spectrum/neuro diversity, mental health/psychosocial etc)</li> <li>• Construction: Evolving area surrounding the health and safety issues of those on the neurodiversity and autism spectrum must be taken into consideration.</li> </ul>
<b>Geoff Ludowyke</b>	Paddington Society Community Representative	<ul style="list-style-type: none"> <li>• Removal of parking from Moore Park and improvement of the area into a place that is highly desirable for locals.</li> <li>• Busby's Bore is a significant heritage item that needs to be protected.</li> <li>• Use of local streets for parking:               <ul style="list-style-type: none"> <li>- Construction phase will impact locals</li> <li>- Illegal parking in the area</li> </ul> </li> </ul>

		<ul style="list-style-type: none"> <li>- Is there opportunity to encourage workers in the precinct to use the new car park instead of local streets once developed?</li> <li>• Concerns over the revenue stream to Centennial Park -individuals travelling through Moore Park Precinct by foot and damaging the area on their way to and from the stadium – Who will compensate?</li> </ul>
<b>Robert Postema</b>	Community Representative that lives on Moore Park Road opposite the stadium.	<ul style="list-style-type: none"> <li>• Construction: issues of noise and dust pollution.</li> <li>• Traffic and traffic marshalling issues: issues of protocols and non-compliance by contractors – eg. South Paddington trucks idling and illegal U-turns in Regent Street.</li> <li>• Precinct Village and neighbouring areas: issues of amenity and access especially for people with disabilities.</li> <li>• Security and Waste: issues of rubbish and anti-social behaviour and the like, before, during, and after events at the venue, and ensuring agreed mitigation measures are implemented and reviewed.</li> <li>• Relationship with the Oxford Street cycleway: issues of the impact on what was an integral component of both short- and long-term planning for access to taxis and ride shares on Oxford Street with current and future traffic volume, marshalling and access, as well as pedestrian safety issues being paramount.</li> </ul>
<b>Julie Armour</b>	Resident in area for 30 years.	<ul style="list-style-type: none"> <li>• Illegal parking presents a lot of problems that could be resolved with more policing/fines.</li> <li>• Opportunity for the precinct design to incorporate health, well-being and safety features.</li> <li>• Issue of Tibby Cotter Bridge - influx of graffiti/ rubbish etc when major events occur - Transport NSW still hasn't fixed issue.</li> </ul>
<b>Malcom Wells</b>	Victoria Barracks Community and Stakeholder Representative – When the Barracks relocated near Paddington Town Hall, the Moore Park Precinct was used as paddocks for farm animals and training. Over time it was given to Trusts and eventually became part of the Moore Park Precinct -	<ul style="list-style-type: none"> <li>• Concern for the security of the precinct and the main access route along Moore Park Road which includes various security arrangements for the Barracks</li> <li>• Development of the Village carpark precinct which is adjacent to the main access – need to ensure the precinct is safe and accessible in short/long term.</li> </ul>

	generating public activity. The Barracks still exist and serve a a national security function for the Commonwealth – 300 employed plus a small number of people that live in the Barracks.	
<b>Bastien Wallace</b>	Alternate for Councillor William Chan, City of Sydney.	<ul style="list-style-type: none"> <li>Interested in how the Stage 1 works are going to affect those that use the existing carpark, however also keen to support active transport, for example, drop-off and pick-up accessways, the lightrail and joint public transport systems – safe usage with children and people with disabilities.</li> </ul>
<b>Susan Wynne</b>	Mayor of Woollahra	<ul style="list-style-type: none"> <li>Municipality spans from Paddington to Watsons Bay. Seeking to ensure that residents over time can cope with change so, Communication that is clear and timely is important.</li> <li>Difference between consultation and communication. Consultation is essential.</li> </ul>
<b>Paula Masselos</b>	Mayor of Waverley.	<ul style="list-style-type: none"> <li>Issues previously discussed are still relevant: <ul style="list-style-type: none"> <li>how people travel to the stadium from the Waverley municipality –</li> <li>Carpark is not meeting the capacity of the increasing demand – Bondi Junction is main source of transport hub – how will this be managed efficiently during commutes to events?</li> </ul> </li> <li>There needs to be opportunity for the local community to play a role in this sports facility – development of local professionals and community engagement through sporting groups should be facilitated .</li> </ul>
<b>Phil Heads</b>	Group General Manager at Venues NSW (Proponent)	
<b>Milan Males</b>	John Holland Group	<ul style="list-style-type: none"> <li>Update on early works construction and timelines moving forward here to support Venues NSW in the process.</li> </ul>

## AGENDA ITEM #5: OVERVIEW OF PROJECT

### MILAN MALES, JOHN HOLLAND GROUP: Presentation on Precinct Village and Carpark early works

#### Background of Work to Date:

**Phil Heads** Discussed Precinct Village and Carpark – significantly delayed due to the introduction of the Greater Sydney

Parklands Trust legislation. Early works have now started.

**Milan Males** Presentation on the Precinct Village and Carpark, Stage One early works construction, in accordance with the SSDA. Noted there will be a Stage Two works component provided in the future. The timing of Stage Two is part of a separate contract.

### Scope of Current Modification – Precinct Village and Carpark:

**Milan Males** *Project overview – Stage 1 : Early works*  
Noted John Holland Group entered construction contract with Venues NSW on 20<sup>th</sup> of March, 2023. Briefed meeting on early works scope including stormwater and sewer works that need to be diverted from the western carpark to enable construction in accordance with the SSDA9835 (SFS) modification 7. Progressing and satisfying all the SSDA conditions and working towards getting a construction certificate to commence early works. Target commencement is 15<sup>th</sup> of May 2023. Project completion is 19<sup>th</sup> December 2023. Overlaps and coordinates with FIFA Women’s World Cup sporting event in mid-July-August 2023.

**Phil Heads** Noted FIFA is a major stand-alone international sporting event, the largest such tournament in NSW since the 2003 Rugby World Cup and the 2000 Sydney Olympics.

**Phil Heads** Precinct operation will differ to normal events given scale of tournament. Some temporary overlay in carpark.

**ACTION #1** **Phil Heads** to provide an update on the FIFA event prior to event via circulation of a briefing document

**Milan Males** *2. Scope and Early works*  
In the next 7 months John Holland will be undertaking Early works (Stage 1). The three main elements of Early Works construction are:  
1. Stormwater diversion  
2. Sewer diversion  
3. Reinstatement works of carpark area

**Julie Armour** Questioned period of shutdown of Driver Avenue during stormwater diversion.

**Milan Males** Confirmed one lane will be partially closed for up to three weeks The aim is to maintain pedestrian traffic flows effectively. Cannot occupy the area 24/7. Detailed plan from contractor will entail accessibility that is both safe and equitable during and after work hours.

Rest of the works will be contained within the western MP1 carpark site – no major interface with Driver Avenue or Moore Park Road. Staged construction will occur to maintain the operations of the Western MP1 carpark.

There will not be significant numbers of vehicles during the early works scope.

- Helen Lochhead** Questioned if the other area of the carpark still be operational for stadium usage
- Milan Males** Confirmed eastern MP1 carpark will not be impacted during these works. A maximum of 170 spaces in the west will be impacted and parking managed.
- Robert Postema** Questioned operational direction of development- west followed by east.
- Milan Males** Intention was to begin on the west first but that may change.
- Paula Masselos** Queried potential impacts on Busby's Bore.
- Milan Males** Noted Busby's Bore is represented through the blue hatching (in presentation documents). Construction is only occurring in the upper three metres – not in rock stratum, where Bore is located. Confirmed early works component does not impact Busby's Bore.
- Bastien Wallace** Noted heavy vehicle movements which may cause planning issues and pedestrian endangerment. Questioned Plans of Management in place.
- Milan Males** Confirmed Construction Traffic and Pedestrian Management Plans has been endorsed and approved. Highlighted that public interface will remain undisrupted as the construction area occupied is large enough to get large trucks in and out. There will not be a significant movement of trucks in the area, further expressed that contractor will work according to Plan when assigned.  
Confirmed Driver Avenue will not be shut, just a portion disrupted. As well, no disruption will occur on Moore Park Road.
- Robert Postema** Queried FIFA tournament period.
- Milan Males** Construction standdown period, during tournament, is three weeks.
- Bastien Wallace** Discussed whether Driver Avenue is still accessible for pick up and drop off for events and regular purposes.
- Phil Heads** Determined, no impact.
- Helen Lochhead** Asked for clarification on area of kerb zone affected by works.
- Milan Males** Confirmed that it is not a major construction work- only occurring in one lane adjacent to the kerb.
- Milan Males** Construction Program and Upcoming Works:  
Provided a slide displaying timeline program of early works.
- Referenced upcoming works including site sheds, compound, material deliveries, tree removal, excavation of stormwater and sewers.

- Helen Lochhead** Questioned whether all Management Plans were lodged and approved.
- Milan Males** Confirmed all have been approved except for the Construction Noise and Vibration Management Plan – awaiting feedback.
- Helen Lochhead** Sought spreadsheet of all approval dates.

**ACTION #2** **Phil Heads** to provide spreadsheet with status of all plans and approvals.

- Robert Postema** Questioned extent of tree removal.
- Milan Males** Clarified that tree removal needs to occur to facilitate construction of early works approved by SSDA.
- Paula Masselos** Questioned size of trees.
- Milan Males** Confirmed that the trees removed are not significant and have been approved by the arborist. Significant trees are to be protected.
- Construction Impacts and Management Principles:  
Discussed key construction impacts to be managed. This involves; dust and noise monitoring, spoil management via import/export procedures and traffic impacts managed as per approved routes.

**ACTION #3** **Phil Heads** to provide community contact details for management of construction impacts.

### Future Stages (Stage 2)

- Helen Lochhead** Enquired on status of Stage 2 of the Precinct Village and carpark.
- Phil Heads** Confirmed John Holland is contracted for Stage 1. Stage 2 contractors and timeline not yet confirmed.
- Julie Armour** Questioned if facilities are public or only membership accessible.
- Phil Heads** Confirmed that the four tennis courts are for members only however, other open space, plazas and central hospitality building will be accessible to the public.
- Paula Masselos** Questioned if the whole design project is tendered – given Waverley's 20-30 per cent increase for supply chain issues, the context of the building industry and cost of materials - how will increased costs be managed?
- Phil Heads** Project is self-funded and contract range has been identified.

**Robert Postema** Queried whether the design put to market was a completed design.

**Milan Males** Confirmed design is at 75 per cent and DA approved.

**Helen Lochhead** Requested presentation on approved development proposal from designers.

**ACTION #4** **Phil Heads** to arrange presentation from project team of approved development proposal to explain overall design for Village Precinct and underground carpark

**Geoff Ludowyke** Suggested large amounts of air will be extracted from the carpark.

**Milan Males** Confirmed exhaust stacks on northern elevation as per SSD design.

**Susan Wynne** Asked what community consultation will be put in place to inform them about the early works and the breaches or impacts that may occur.

**Phil Heads** Discussed written plan.

**ACTION #5** **Phil Heads** to provide Community Consultation Plan to CCC members to inform their relevant communities.

**ACTION #6** **Phil Heads** to upload all documents and relevant information into a specific community website. Noting that detailed information will be helpful to minimise various community concerns e.g., Tree species to be removed included, the number of trees replaced etc.

**Paula Masselos** Highlighted the need for additional cycle racks to fewer car spaces

**Phil Heads** Noted that integrated ticketing that includes 'free' public transport, is in place for all events in the SCG precinct. Public transport usage has increased significantly since integrated ticketing became standard.

**Bastien Wallace** Questioned whether opportunities such as bike share and uber are to be encouraged so that carparking space is used for those who most in need.

**Phil Heads** Confirmed their research shows that a car carries 2.3-2.4 people to the precinct and that the carpark will be operated commercially.

**Helen Lochhead** Noted in terms of consulting the community going forward it is best to provide a snapshot of the overall development and project status at each meeting.

**Susan Wynne** Left meeting at 4:44pm for 15 minutes for a radio interview.

**Milan Males** Left meeting at 4:46pm

## **AGENDA ITEM #6: PROPOSED TERMS OF REFERENCE**



**Helen Lochhead** An overview of the Terms of Reference (ToRs) was provided and noted that ToRs can be reviewed out of session.

**ACTION #7** **Committee members** to review Terms of Reference (ToRs) for SFSCCC2023. Any suggested amendments to be provided to Chair prior to next meeting.

## AGENDA ITEM #7: GENERAL DISCUSSION AND Q&A

**Helen Lochhead** Summarised the issues raised in the meeting:

*Stage 1 Construction of Precinct Village and Carpark:*

Discussed disruption, traffic movements, parking impacts, dust and noise . The need for clear Communication plans was also noted.

**Operations of Precinct:**

*Major Event Planning:*

Noted FIFA as a major global sporting event with capacity crowds, large domestic, national, and international media and spectator presence. As a major event this could cause some issues such as congestion in the vicinity.

**Paula Masselos** Confirmed cycleway impacts along Oxford Street from Moore Park Road into the city.

**Geoff Ludowyke** Noted proposal for cycleway could increase difficulty in ride share pick up zones.

**Helen Lochhead** *Proposed Increase to Concert No./Year*

Noted Premier's support for increase in number of concerts/year held at the stadium . The current consent caps events to 4 music events/year in the Stadium. The Premier has suggested that the cap could be lifted to 20. Any increase to the event cap would require modification to the current consent.

*Other issues raised:*

**Susan Wynne** *Wayfinding & safety:* People leaving events.

**Paula Masselos** *Integrated transport modes:* Discussed how public transport can be encouraged and relationship with existing infrastructure utilised.

**Geoff Ludowyke** *Excavation:* Queried area of excavation and process

**Phil Heads** Confirmed excavation will occur on the western side of carpark closest to Driver Avenue

## AGENDA ITEM #8: OTHER BUSINESS

A precinct site visit to be arranged in June before the next CCC meeting.

**ACTION #8** Phil Heads to arrange site visit prior to next meeting

## AGENDA ITEM #9: NEXT PROPOSED MEETING

Meeting dates for 2023 were proposed:  
4 August  
3 November.

It was noted that previous meetings were later in the day however, the consensus was that 3:30-5pm on Fridays suited most members. Noted that Councillor Chan will not be able to attend on Fridays.

**DECISION** Next meeting 4<sup>th</sup> August, 3:30-5pm (online due to FIFA event)

## CLOSE OF MEETING

There being no further business, the Chair closed the meeting at 5:30pm.

### ACTIONS ARISING:

#1-05/23	Phil Heads	To provide an update on the FIFA event prior to the event via circulation of a briefing document
#2-05/23	Phil Heads	To provide spreadsheet with status of all plans and approvals
#3-05/23	Phil Heads	To provide community contact details for management of construction impacts.
#4-05/23	Phil Heads	To arrange presentation from project team of approved development proposal to explain overall design for Village Precinct and underground carpark.
#5-05/23	Phil Heads	To provide Community Consultation Plan to CCC members
#6-05/23	Phil Heads	To upload relevant information into a specific community website. Noted: Communication strategy must provide relevant helpful information to address various community concerns e.g., Tree to be removed, species and locations included and the number/species and location of replacement trees etc.
#7-05/23	Phil Heads	To arrange site visit prior to next meeting
#8-05/23	Committee members	To review Terms of Reference (ToRs) for SFSCCC2023. Any suggested amendments to be provided to Chair prior to next meeting

### OTHER ACTIONS:

Circulate presentation from this meeting.
Confirmation on timing of stage 2.

Information on location and height of exhaust stacks in the MP1 carpark.
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Early works traffic management plan to be circulated.
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Social impact monitoring plan to be circulated
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