

Record of Meeting
Wednesday, 7 March 2012

1. The Chair, Dr Jenny Stewart, welcomed attendees.

Record of WVCC Meeting held on 1 February 2012

2. The record of the meeting held on 1 February 2012 was accepted.
Moved by Bill O'Brien, seconded by Alan Thompson.

A Woden Community and Functions Centre

3. Mike Reddy, WVCC Vice President chaired this session. He noted that Woden has many office blocks and the shopping mall, but the community facilities were small in comparison. His first impressions of Woden was that it needed a town hall or something similar.
4. **Kirsten Galafassi, Venue and Events Manager with Queanbeyan City Council** said that she managed their five community centres:
 - ▲ Q Performance Centre—events attracts audiences from around the region. 346 tiered seat theatre, 100 capacity in foyer (annual subsidy \$855,000)
 - ▲ Queanbeyan Conference Centre—seats 800, suitable for large functions and a range of events—has a good dance floor (annual subsidy \$405,000)
 - ▲ RB Smith community centre—converted office space, mostly corporate events, room sizes 100, 80 and 15 (annual subsidy \$28,000)
 - ▲ Jerrabomberra Community Centre—former display home, used for playgroups, child health clinic and a range of community groups, room sizes 100, 15 and a small one (annual subsidy \$143,000)

- ▲ Letchworth Community Centre—heavy community use, ATSI playschool, indigenous health and support, room sizes 50, 3 (annual subsidy \$112,000)
5. Administration—8 full or part time staff, some out-posted at centres. Good booking and calendar system is imperative. Have simple but thorough room hire agreements. Need to have clear understanding of services and hirer responsibilities (eg. cleaning—required bonds), regular users must have insurance. Have commercial and community rates—must prove community benefit to get the discounted rate. Council may waive fees for hardship cases. Important to get fees right but recognise need for large subsidies.
 6. **Peter Johns, ACT Community Services Directorate (CSD)**. CSD manages 86 community facilities—youth centres, childcare centres, community hall, neighbourhood centres, Griffin Centre, 40 tenancies in four community hubs (former schools such as Chifley). Maintenance and hire arrangements vary. For example, tenants may be required to pay the first \$500 of repairs. Rents vary and can be nominal in some cases. CSD pays for capital upgrade work. At community hubs, groups tend to work together. Site access is important—should have good public transport.
 7. **Chris Redmond, CEO Woden Community Services (WCS)**. WCS is located behind the Discount Pharmacy and incorporates a child care centre. They have a meeting room for up to 30 persons. Currently only regularly external use is by AA and the Bookbinders Association—rent is not charged to them. He noted that while licensed clubs meeting rooms are a valuable resource, they are not attractive for many community groups. He endorsed Kirsten Galafassi and Peter Johns points on managing room hire. There is a lack of community meeting rooms in Woden, which makes it difficult to build social cohesions and networks.
 8. **Garth Setchell, President U3A** said they ran 300 courses throughout the year. The main centre was at Hughes where they sub-lease rooms at a cost of \$19,000 per year. A Woden Community Centre would be useful for concerts and exhibitions as well as classes.
 9. In discussion, Kirsten Galafassi said they avoided school formals and 21st birthday parties and the like as they were too hard to manage and they had experienced problems. A refurbished Callam Offices was discussed as a possibility for a Woden community centre as the offices are well located and close to the bus interchange. Mike Reddy said a combined centre would be more effective than scattered

facilities. He concluded by thanking the speakers.

Refit of Julianna House to become a hotel

10. **Nick Georgalis, MD Geocons Constructors** said they had built hotels in Gungahlin and Tuggeranong. Their rooms provided kitchen and washing facilities to cater for extended stays by tradespeople. They aimed for high levels of sustainability and recycling in the refit. Parking was a problem as it relied on the public car park across the road. However, the hotel's need is for overnight parking so it was complementary to the current daytime use. Four car spaces would be provided in the building for staff. As well as catering for visitors to public service offices, the hotel would also be useful for interstate visitors to the Canberra Hospital.
11. **Alastair MacCallum, Director, AMC Design and Management** addressed some of the architectural issues. Julianna House no longer meets current office standards but its floor plates are very suitable for conversion to a hotel. It would also enliven a dead part of the Woden town centre and they were planning for an active street frontage with a restaurant cafe. There will be 153 rooms.
12. The proposal was generally well received.

General Business

13. Jenny Stewart outlined the Council's priorities for the year and invited attendees to put forward suggestions on priorities. She said a submission was being prepared on the Self Government Act review. Dr Stewart said the need for a Woden community centre was raised at her meeting with the Chief Minister. The Chief Minister also met with the Presidents of all the Community Councils. The development process was raised and how the appeals process was stacked against residents.
14. A submission on the ACT Budget has been made which proposed the Woden Community Centre; improved walking and cycling access from the east into the Town Centre and also from the end of the cycle path at the Yamba Drive/Hindmarsh Drive intersection; conversion of the Yarralumla Creek drain to wetlands; and modernisation of Phillip Pool.
15. A submission had been made on the Adelaide Avenue Bus Stops Study (now on the WVCC website).

Planning Report

16. There were no significant DAs at the moment. Proposals on the Woden 9 development would be available soon.
17. As there was a high level of noise coming from an adjacent room, the WVCC meeting was closed.