

Walkerville Resident's Association Inc
Minutes of ANNUAL GENERAL MEETING 2025
MONDAY 24th FEBRUARY 2025 5.30 -7.00 pm
Held at Walkerville Council Offices (upstairs in the 1855 room)

28 attendees plus guests

1. *Motion that Minutes of 2024 AGM be accepted*

Moved: Mike Duigan

Seconded: Solange Kabbaz.

2. Chairperson Report of 2024 activities presented by Chairperson, Mike Duigan on behalf of the Management Committee: See report attached.
3. Treasurer's Report: See attached

Proposal to change the Constitution to enable Financial Reporting to coincide with the calendar year:

Moved: Carlo de Pizzol

Seconded: Cathryn Hamilton

Proposal : To increase of WRA membership fees from current \$1.00 to \$5.00 per annum

Moved: Carlo de Pizzol

Seconded: Mandy Cescato

4. Report by Cathryn Hamilton on changes to the website to enable subscription to WRA newsletter and changes to method of membership payment via use of QR code which provides bank details and facilitates payment.

Multiple copies of the slip were handed out for distribution to attendees and for distribution to residents.

Steven Rypp, Councillor, offered to take a significant number to do a mail drop for the Vale Park area.

5. Report by Public Officer Heidi Kneebone.

Heidi thanked the whole Committee, especially the Chair, Cathryn Hamilton and all supporters for the work involved in making representations regarding the Buckingham Arms development. Special mention to Phil Harris, architect, and the significant work involved in his presentation. Susan Shanahan and Phil Brunning also made outstanding contributions.

Our representations clearly indicated that the development approved by SCAP following the meeting of 22nd January, was not medium density, medium rise, but in fact high rise and high density. Affordable housing was reduced to 15%, and 57 holiday let apartments were included in the proposal. Of 85 written submissions to SCAP, 73 were opposing, 5 made conditional statements of support.

The proposal was given approval and there is no right of appeal.

Under the Planning and Design Code, to qualify for state significant development, the minimum size of a parcel of land is reduced to 2,500 square metres.

Current status discussion gives rise to continued checking on security and condition of the site, including guarantee of heritage protection.

Mayor Melissa Jones spoke to the issues of traffic management and the ongoing involvement of Council, referring residents to ongoing information in the Council E-news and further communications. Mention of FOI to determine who actually owns the site.

6. Independent Chair and Returning Officer, Cheryl McDonald, took the Chair to conduct the required ballot for the election of 2 members for vacancies on the Management Committee (self-nomination); remaining members have agreed to continue for a further 12 months.

There being no nominations the vacancies remain.

Nomination of chairperson (Mike Duigan) to continue pro-tem until the first meeting of the Management committee where all office holders will be elected.

Moved: Solange Kabbaz

Seconded: Cheryl McDonald

Mike Duigan proposed that we join the Community Alliance organisation

Moved: Cathryn Hamilton

Seconded: Cheryl McDonald

The AGM was suspended at 6.20 pm to hear the address by guest speaker David O'Loughlin

7. Presentation by Guest Speaker David O'Loughlin

David was Mayor of Prospect between 2006-2022 and President of the Australian Local Government Association 2016-2020. He led the Prospect Council in its long-term planning objectives to ensure development in the council area was appropriate and fitting in terms of design, height, and density throughout the municipality. He has held a broad range of senior strategic positions in a wide variety of housing construction and planning including Built Environs, Housing SA and Renewal SA and is currently a member of the SA Planning Commission. He is also an extremely engaging and knowledgeable speaker with much to offer considering current housing development proposals in inner suburban Adelaide.

David mentioned some of the projects and organisations he is currently involved in supporting, with a particular mention of Cottage Homes, an organisation for those aged persons with very limited or no funds to support themselves into supported accommodation.

In Discussing development options, he suggested that the focus of development could be around where good quality medium and high-density residences can be placed, to be proactive in this regard, rather than reactive. He raised the dilemmas involved in continuing to expand development further and further afield in what is an already large geographic area of Greater Adelaide.

Options for development in the Prospect area were recognised as main roads, train lines, Prospect Road, Churchill Road and Main North Road, with the limit negotiated as 4 stories.

The agenda was driven focusing on amenity and density, rather than just location.

Other points made by David included:

The cost of development having risen around 40% over the last 4 years.

Affordable housing now sitting in the \$550K to \$650K region.

Riverlea Development has lowest house price of \$700K.

High amenity regions are vital.

7. Meeting concluded at 7.10 pm