

BIG ISSUE

Noosa Waters Residents
Association (Inc.)
PO Box 197
Noosaville 4566



ISSUE 48 - SPRING 2007

newsletter

GOODBYE NOOSA WATERS

This was not expected but just sort of happened, a feeling it was meant to be a new move in our lives. After 13 very happy years in Noosa Waters, John and I go on to live in Peregian Springs Country Club - where there are several ex Noosa Waters residents!! A move to a quieter life and more cruises we think, but there will be fresh challenges and new directions for sure!

It has been such a busy year, I remember someone saying it would be much quieter for the Association after the early days, well it hasn't been like that, you deal with one matter and two come up! The character has changed somewhat but our Association is perhaps more necessary than ever, the effects of amalgamation on our partnering charter will be a real challenge.

I glanced back over the year at some of the issues and achievements. We started with the ten year celebrations and a special ten year souvenir newsletter. Greg has enthusiastically cultivated the social whirl with Carols Carols, Christmas lighting competition, the Kayak challenge and May Fiesta. Lynda has organised some great eating places for Fine Dining, thanks to them both.

Issues have included public jetties in Chaplin Park (defeated), sewage leaks closing the waters to swimmers. Still continuing- the fountain upkeep and future, the new jetty policy, pool fences, Shipwright access to the proposed new housing estate, concerns re water run-off from new developments, the effects of amalgamation and of course, the regulars of landscaping and waterwatch. For the future, a website with on-line information and newsletters and already subs can be paid on line.. and so on.

Your committee included several newcomers and has worked well together and special thanks to oldcomer Ian Wallbank who although not on committee has put in hours of work and done so much for our community.. well done Ian!

This years committee sees the loss of Sharon Coell, going like us to pastures new. Sharon has been so much a part of Noosa Waters in her special role on landscaping, working closely with community and Council to such effect that Council officers often come

to her for advice.. we wish you all the very best for the future Sharon and Steve.

My special thanks to Carol and Michael Donovan, Carol for working so well as Secretary and Michael for taking on the role of Treasurer part way through the year. To Alison as imaginative Newsletter Editor, Warren in charge of Waterwatch, Werner king of the fountain and Rob helping in all sorts of ways. And to all who have contributed outside committee, Ian, Kay and Michael of the Development Action Group, John and Janet Day and Gisa for organising petitions and to everybody who helps in big or small ways to keep this community special. To you... And you...

John and I wish the new President Michael Donovan and his committee every success and the enjoyment of working together to keep Noosa Waters special. Please everybody give them your support and encouragement as you have to me. You are all in excellent hands.

God bless you all, *Carol*

2007/2008 COMMITTEE MEMBERS

President	Michael Donovan	5474 2925
Vice President	Ian Purnell	5455 5633
Secretary	Hilary Andrew	5447 1885
Treasurer	Carol Donovan	5474 2925
Landscaping	TBA	
Waterwatch	Warren Burrows	5473 0545
Newsletter	Alison Tucker	5474 4997
Social	Greg Foster	5474 2709
Committee	Werner Dyrmaier	5455 5727
	Ian Wallbank	5474 3312
N'hood Watch	Gisa & Henry Weatherill	5474 4125

Non-committee posts include

Council	Ian Wallbank	5474 3312
Liaison/Archivist		
Fine Dining	Lynda Harrold	5440 5330
Insurance	Alan Day	

AGM

The AGM was held on 20th August at the Leisure Centre and was attended by approximately 70 residents.

A short presentation was given by Metrioo Pty. Ltd., the new owners of Noosa Smart Cable, to advise us of their future services in Noosa Waters (see info. elsewhere in this Newsletter).

The AGM was also attended by Senior Sgt. Steve McReight who advised us that domestic burglaries and car theft were significantly down due in part to our excellent Neighbourhood Watch system. He advised that we still be vigilant and remember to lock your house and garage when you are going out. Some residents are

forgetting to close their garage doors and bold car thieves have walked right into the house, picked up the keys and driven off! Be aware, thieves are out there!

Reports from each committee member were read and agreed. The old committee stood down and new committee members were proposed and seconded. The new committee is on the front page of this newsletter.

We said goodbye to our long serving President Carol Symington, John Symington of Neighbourhood Watch and Sharon Coell of Landscaping. We wish them all the very best in their new ventures.

Your new committee under the stewardship of Michael Donovan, will be working hard this year to ensure the continued success of Noosa Waters.

INCOMING PRESIDENT'S LETTER

On behalf of your new Committee I want to say how honoured we all are to be charged with the responsibility of continuing the work of the previous Committee. The solidarity maintained under Carol Symington is both acknowledged and appreciated. I was pleased to ask, and get approval, for Carol and John to be elevated to Life membership of the association at the AGM. Congratulations and well done. You are both welcome at any time.

As my Presidency commences, I am joined by a very capable Vice-President in Ian Purnell and equally talented Secretary in Hilary Andrew. Both Ian and Hilary proved their metal in the good fight against the opening up of Shipwright Avenue and the Brown's Development. To the other committee members who continue my sincere thanks to you (see the full committee list in this newsletter).

Neighbourhood watch is to be run by Gisa and Henry Weatherill.

I also wish to acknowledge the exceptional work undertaken by Ian Wallbank as our Council liaison. This is a general sincere 'Thank You' for his efforts but also for guidance during the Brown's issue.

Your new committee faces uncertain times. Despite best efforts the amalgamation of council in the region is pushing forward. Within weeks our Noosa Council will be replaced by an exec. management team. Their role is to find workable solutions within an amalgamated confection called Sunshine Coast City. It will be a hard task. Noosa is aiming to preserve its intrinsic values and seeks to have three or four on the new council of 12 councillors when elections deliver what we do not want in March '08.

Just how contracts, charters and working relationship alliances, which have served a number of Noosa organisations and Council well, will fair is unknown. Finding a way to preserve The Noosa Waters Residents Association Charter will be a challenge for us and the new local representatives. Having it included in the Iconic Status regulations covering development and such, may be an option. We just don't know as yet.

Whatever the outcome our relationships will change. As previous Treasurer I have forecast a need for the association to have a better reserve fund. I will take a proposition to the committee to give serious consideration to the association taking up Level 2 classification status. This would allow us to go beyond a reserve or asset base of a mere \$20,000 and sit under \$100,000.

Having this capability and subscribing more residents as members to move us towards it seems a sensible precautionary goal as we enter the unknown. A healthy fund gives us clout, capabilities and capacity. I believe that it is sensible defensive planning.

The change in President and a number of senior committee positions is a time to reflect on how and what we do for the residents. Using the amalgamation platform as a catalyst, I propose asking the committee to consider what options might need to be included into a mini-strategic plan for the estate and the activity of the association. Nothing may change but we need to ask ourselves if anything should. Part of this will be the strategy that I and both Ian Purnell and Ian Wallbank will need for our discussions with the interim executive and then the elected councillors for our regions within the super council.

What we discover as the amalgamation progresses will require the association to consult with you, our constituency. When meetings are called please use best efforts to attend. Your input, understanding of issues and communication of those issues, clearly and accurately into the wider resident community is a powerful consolidating force at our service.

Cheers for now,
Michael Donovan,
President

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FINANCIAL REPORT as at 1st Quarter 2007 – Membership Dues are now Overdue

As reported for the AGM the prior year financial position of the Association is strong, with invested reserves of some \$12,000 and operating cash of around \$2,000, depending on subscriptions and monthly expenses fluctuations. As we move into the current financial year, your association will sit as a Level 3 classification association (assets under \$20,000 in total) with simplified reporting but a continuing obligation to maintain proper financials and to report those to the regular management committee meetings as it has done previously.

The association, as at this newsletter, has received membership renewals from 286 owners, which is 27% of the potential available members across the Noosa Waters estate of some 1046 properties (three new properties completed since 30 June). About one-third have adopted to use the new on-line payment system which has reduced work for the Treasurer. Dues are our life-blood. They enable us to discharge a range of functions, service facilities and generally maintain the estate in partnership with Noosa Council, on behalf of all residents. **If you are reading this and you haven't yet paid please do so.**

The amalgamation of Noosa and other Councils means that our Charter with the Council is at best suspended or at worst gone. The actual outcome is unlikely to be known until March 2008. The association may need to bolster its coffers under the new regime in order to continue to deliver estate excellence. **Do your part and pay the very reasonable membership fee please ASAP.**

As always the good financial stability of the association is underpinned by considerable free contribution of time, effort and resources of many people doing work on behalf of all members without payment. This effort is gratefully acknowledged.

For the financial year 2006-2007 the Association would like to thank Brian Dodds (past Treasurer) for volunteering to audit the Association's records. It is very much appreciated!

Michael Donovan
2006-2007 Treasurer



AMALGAMATION & NOOSA WATERS

You would have to have been living on Mars if you have not known about the subject of amalgamation in Noosa Shire over the last four months. We are all aware of the passion and feelings of the community throughout the shire. However, the finalisation of amalgamation as a super council with the shires of Maroochydore and Caloundra could cause considerable difficulties for the Noosa Waters estate.

The NWRA and Noosa Council have enjoyed a community Partnering Charter based on a common needs basis since 2000. The large Sunshine Coast super council may not recognise the Partnering Charter, which could mean that we lose many of the benefits that we have worked long and hard for over the years.

The Partnering Charter has provided an excellent tool in managing our waterways and parklands and has been a conduit for Noosa Council and residents in representation and voicing their opinions, negotiating and/or varying new regulations, new roadways, levy's, water catchment problems, resolving disputes, etc.

NWRA have formed a sub-committee to begin negotiations, during the formation period of the new super council, to continue to protect the estates interests. This process is likely to take some time and will only be successful if we can convince the new super council that the Partnering Charter will continue to provide a common need between Noosa Waters residents and the super council. We will continue to keep all residents informed.

METRIOO - SMART CABLE

As you will be aware Metrioos has recently acquired Noosa Smart Cable. They are a communications company that will be deploying the next generation communications technology in the region, allowing Noosa Waters residents to benefit from TV, video on demand, VOIP phone and internet services, as well as security and continuous medical monitoring. To this end they have put up a survey on their website and would request all residents to complete this survey so they can make the best choices for us. Please go to www.metrioos.com/p/cable/survey and complete.

Metrioos will be issuing a monthly e-newsletter with information on enhancements and improvements to the system as well as space for articles from residents.

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WATERWATCH REPORT

Noosa Waters Fountain

A proposal has been prepared for incorporating the Noosa Waters Fountain into Council's Asset Management Plan. Acceptance will ensure that corrective and preventative maintenances are properly undertaken with inspections for duty of care and due diligence. This has been presented to Councillor, Peter McGregor. It is hoped that this will be adopted regardless of the amalgamation of Councils taking priority.

Surface Oil & Froth Observed in Canal

Small patches of oil, thought to be diesel, have been observed on canal waters. It appears that the thin and patchy oil accumulates on the bends where there is very little movement of water. The Council chemist was advised and samples were taken. It is likely that the 17 Mega-litres of water pumped into the canal from the river each night contain some oil contaminants and these at times cause small accumulations at some locations, dependant on wind direction and flow patterns.

A frothy scum has been observed on the surface of canal waters. It is the same phenomenon that occurs in the river. The soapy like scum appears on the surface when the water is churned up by vessels traversing the canal. This eventually settles and is dispersed.

Our water is very clean by world health standards with the most recent sample median for measurements, July 2007, being only 2 Faecal coliforms (CFU/100ml). The maximum allowed is 150 Faecal coliforms, refer WHO.

HELMSMANSHIP IN AND OUT OF THE LOCK

As vessel usage increases within the canal system there is a greater requirement for all of us to value the lock as part of our estate and thereby assist each other to take care of our lock system. The lock is designed for vessel movements at slow speeds. The aim is to pass through without incurring any damage to your vessel or the lock. The way that this is best achieved is to enter the lock slowly at gentle angle. You should brush alongside the rubber buffers, stopping the vessel by hand or with a boat hook and hold the vessel firmly against these buffers on the lock walls to prevent backward or forward movement when the gates open.

Slow entry speeds are achieved with the throttle in neutral well before entry. Good helmsmanship is achieved by not allowing the pointy end of the vessel to ram the rubber buffers attached to the lock wall. For every action there is an equal and opposite reaction and a vessel in this situation could impact another vessel or the opposite wall or gate. If you feel that you are not comfortable with traversing the lock system you can call me, 54730545 and I can put you in touch with qualified marine training personnel that can help you in your vessel with this manoeuvre.

NOOSA COUNCIL'S NEW POLICY FOR JETTIES, BOAT LIFTING DEVICES, ETC.

In late July, all waterfront owners would have received a letter from Noosa Council in respect to a review of the *Planning Scheme Policy 25: Domestic Marine Users in Noosa Waters*, which affects our jetties, boatlifting devices and many other structures and issues applicable to Noosa Waters.

The Noosa Waters canal system is Crown land with Noosa Council as the trustee and the sole decision making authority. NWRA however through our

CROQUET CLUB GROWS

Membership at the croquet club in Seashell Place Noosa Waters has doubled in just over 12 months. If you would like to play croquet, give Rafe a call on 5474 5739.

DR
JEREMY NORRIS

B.D.S.(Syd Uni)

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Partnering Charter with council enjoys a situation where we can participate, make recommendations, and negotiate for changes and additions. The NWRA has therefore been influential with Council in simplifying the new policy and bringing in several safety and user-friendly clauses to eliminate ambiguity, correct omissions and to address breaches of the previous policy.

In addition, Noosa Council's above-mentioned letter gave individual waterfront owners their opportunity to comment about the new draft policy before council adopts it. The submissions to Council closed on the 17th August 2007. The purpose of the reviewed policy is to avoid 'canal cluster' and brings the policy up-to-date, applies common standards and fairness with good engineering and safety practice.

A brief summary of the key changes are:

- The Policy is reduced from an eight-page document to six pages.
- There is only one written description and specification for boat lifting devices - all sketches are deleted.
- A boatlifting device and a hoist will be allowed for each property.
- Introduction of low-level swimming and safety platforms.
- Introduction of access ladders and doggy ramps for convenience and safety reasons.
- Registering and displaying of a jetty registration number.
- There are many other changes and residents should view the Policy for details.

NWRA recommended further amendments in our official response prior to the 17th August deadline. These included amongst other issues, consideration of boat lifting devices to units and duplexes and the recognition of prior approvals. Both amendments were put forward in the interest of fairness.

Residents should note that council, following the finalisation of the policy, intends to regularly monitor any breaches to the policy. Council is currently preparing a procedure. The monitoring will be funded from the jetty levy shown in our rates notices on a user-pays basis.

Happy boating,

Warren Burrows

NO THROUGH ROAD

You will all be aware now of the outcome of our campaign against access from the Banana Plantation through Shipwright Avenue. We lost on the casting vote of Mayor Bob Abbott against a 4 x 4 split vote of councillors. Our particular thanks go to Councillor Peter McGregor who did try very hard to put our case forward and promote access onto the Eenie Creek Rd, instead of Shipwright Avenue.

We lost on time and confusion, deliberate or otherwise, generated by the lack of proper costs and analysis of the various options. The Planning Staff had clearly made their minds up which way the road was going and their delayed report left less than 2 weeks for proper consideration of the alternatives, plus providing virtually no analysis of costs to evaluate the main options. Their (the Planning Staff) comments on the Eenie Creek road access were always negative and they came up with all sorts of reasons why it could not happen, few of which, in my opinion, had any substance.

The Councillors reasons for voting against the Eenie Creek road access were also weak and based on little or no proper consideration for the facts. For instance:

* In future years, with the possible loss of the Noosa population cap, the road might become very busy and therefore this access may then be a problem for traffic!

* The difference between the costs for the road in the North against those for Eenie Creek road might have to be met by the ratepayers! How could they know what those costs were when at no time did the staff produce any comparative costs for the Eenie Creek access road or the Shipwright Avenue extension. There really was not much difference in length between the two of them.

I could continue but there would really be no gain as we are not going to get the decision reversed. My particular thanks to the very hard work put in by Kay and Mike Pallot, who worked well into the night, on many occasions, to provide briefs and notices at very short notice. Also, to all the members of the Working Group, their friends and many others who provided excellent advice and turned up for photo shoots and meetings.

For future reference, the councillors who voted against were Frank Wilkie, June Colley, Russell Green and Lew Brennan. Frank Pardon excused himself from the debate for personal reasons.

Ian Purnell, Vice President

LANDSCAPE REPORT

Recently a meeting took place with Council to identify the trees that will be removed as part of our annual budget agreement. Those approved for removal have been marked and documented and should be removed within the next six weeks. Once this is done, replacement trees will be planted to keep the green canopy of the estate.

Bluefin Park has had some shrubs removed along the fence line. This area will be replanted with New Zealand Xmas bushes to attract birds and give some colour.

Council are currently carrying out work on the entrance of Riverbreeze due to a breach of boundary lines by the original developer. Also two of the seats at the fountain are due to be relocated opposite the revetment wall for fishing.

With the warmer weather coming residents are reminded to keep to the water restrictions guide lines. Some residents who don't live here permanently need to ensure their irrigation systems are turned off and make alternative arrangements for watering. A healthy covering of mulch will cut down on water evaporation and give nutrients to the plants.

As this is my last report (I'm leaving the estate), I would like to thank everyone for their support over the last seven years in helping to keep Noosa Waters beautiful. Please keep up the good work and support for the next landscape Chair Person. Sharon Woodford will remain as Deputy.

Good Bye. *Sharon Coell*

UPCOMING SOCIAL EVENTS

The Melbourne Cup in the Park

Does this sound like something you would like to attend? We, your Residents Association, are considering holding a Melbourne Cup social gathering in Noosa Waters. The venue is yet to be confirmed, but rest assured it will be along the lines of all previous gatherings, fun, laughter and good company. Almost worth taking a sickie for! Stay tuned more to follow soon.

Christmas Boat Flotilla

This year's Boat Flotilla (formerly Carol's Carols) is scheduled for Friday 21st December. So start thinking now about decorating your boat with those great flashing lights. It's always a great opportunity to celebrate the Festive Season with your fellow neighbours.

Christmas House Lights Competition

Once again at Christmas this popular competition will be held. It always brings a screech of excitement from my children when driving around on the nights leading up to Christmas. Go on, have a go this year, you could win a prize!

Stay Social,

Greg

NOOSA WATERS FINE DINING

The next NWFD event will be held at the Waterfront Restaurant on Gympie Terrace on 6th September at 6.30pm.

For \$49pp we have secured a delicious three course meal with a glass of wine or beer on arrival.

Alternate drop entrée: Sticky chicken or prawn, crab & avocado stack

Alternate drop main: Braised Lamb Shanks or Salty Skinned Salmon

Alternate drop dessert: Chocolate roulade or crème brulee

Hope to see you all soon.

Lynda Harrold

New Members

Anyone wishing to join the Noosa Waters Fine Dining Club are welcome to email their details to me at lynda@echophotography.com.au



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