



Agenda

Ordinary Meeting

Notice is hereby given that a Ordinary Meeting of Council will be held at Council Chambers, 1 Belgrave Street, Manly, on:

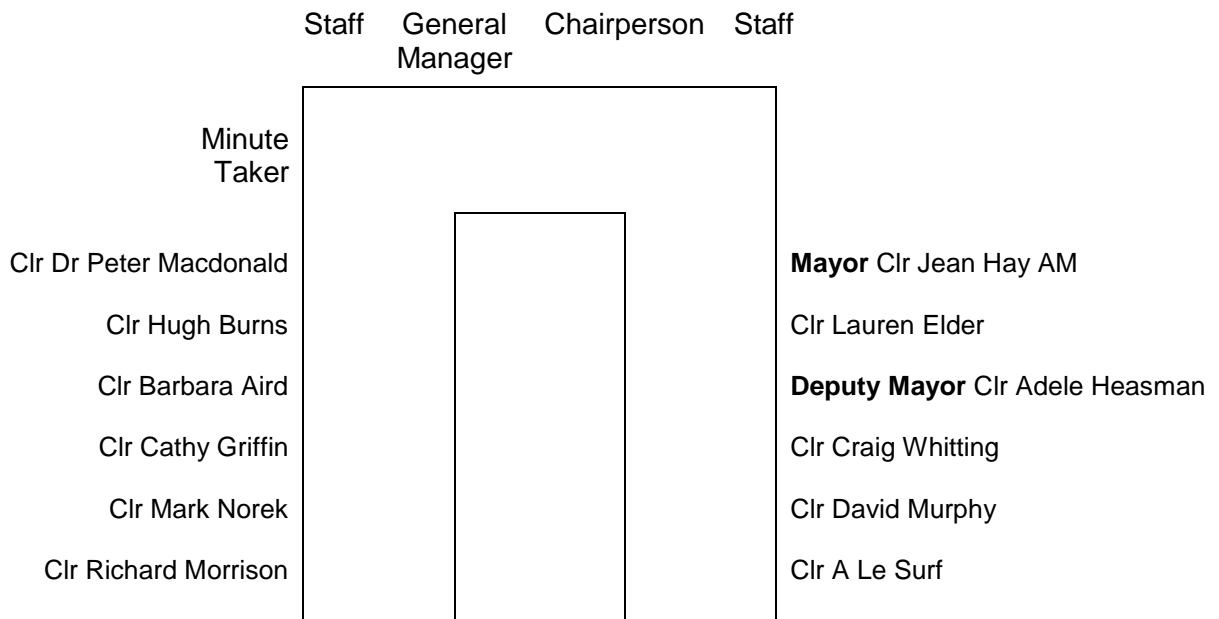
Monday 13 July 2009

Commencing at 7:30 PM for the purpose of considering items included on the Agenda.

Persons in the gallery are advised that the proceedings of the meeting are being taped for the purpose of ensuring the accuracy of the Minutes. However, under the Local Government Act 1993, no other tape recording is permitted without the authority of the Council or Committee. Tape recording includes a video camera and any electronic device capable of recording speech.

*Copies of business papers are available at the Customer Services Counter at Manly Council, Manly Library and Seaforth Library and are available on Council's website:
www.manly.nsw.gov.au*

Seating Arrangements for Meetings



Press

Public
Addresses

Public Gallery

Chairperson: The Mayor, Clr Jean Hay AM
Deputy Chairperson: Deputy Mayor Clr Adele Heasman

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(In accordance with Clause 66 in Council's Code of Meeting Practice, Public Forum is for a maximum of fifteen (15) minutes for <i>matters that are not listed on the Agenda</i> . A total of five (5) people may address Council for a maximum of three (3) minutes each.)	
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(In accordance with Clause 241 of the Local Government (General) Regulations, 2005)	
CLOSED SESSION	

CONFIDENTIAL COMMITTEE OF THE WHOLE**Planning And Strategy Division Report No. 27**

T2009/04: Manly Council Carbon Neutral by 2010 and beyond - successful tenderer recommendation *It is recommended that the Council resolve into closed session with the press and public excluded to allow consideration of this item, as provided for under Section 10A(2) (d) of the Local Government Act, 1993, on the grounds that the report contains commercial information of a confidential nature that would, if disclosed (i) prejudice the commercial position of the person who supplied it; or (ii) confer a commercial advantage on a competitor of the council; or (iii) reveal a trade secret.*

******* END OF AGENDA *******

TO: Ordinary Meeting - 13 July 2009
REPORT: Notice of Motion Report No. 21
SUBJECT: Continued listing on State Heritage Register of former Manly Ferry "Baragoola"
FILE NO:

Councillor Hugh Burns will move:

The Baragoola is a former Manly ferry that was built in 1922 and was operated on the Manly to Circular Quay run until January 1983. It has a steel hull with wooden superstructure. It is 60.6 metres long, weighs around 500 tons and could carry 1523 passengers. The ship was re-engined from original steam to diesel-electric power in 1961.

The vessel is extremely historically significant due to the following factors:-

- it being the only remaining and largely unaltered example of the six B-class double-ended steamers specially designed and built between 1905 and 1922 by Morts Dock in Sydney, for the Port Jackson and Manly Steamship company. (The B-class were a series of similar steamers all have names beginning with "B" e.g. Bellubera, Balgowlah, Barrenjoey etc.)
- it is a very rare surviving example of a ship from the 1920s era. Most ships of this era would not have normally survived beyond around 1960. It is one of only three pre-1980 Manly ferries still in existence and one of only two still afloat (the other being the South Steyne).
- the ship was very popular with the travelling public as demonstrated by its last public trip being packed to standing capacity and the coverage it continues to receive in our local press.

A combination of fortunate circumstances and well intentioned owners has allowed the ship to remain intact and afloat far longer than usual.

However the Baragoola has not yet received the full overhaul and restoration that is customary for continued retention of ships of such an age (e.g. As the South Steyne, and James Craig already have had and the John Oxley is currently receiving). Consequently the steel hull now needs extensive repairs, requiring the ship to be placed on a barge and lifted out of the water, or dry docked, in the near future.

The ship currently has a (State) permanent conservation order applied to it (in 1989), having previously been determined to be an important item of State Heritage Significance (with the consent of its previous owner).

The ship was recently sold and the new owner has requested the permanent conservation order be lifted due the ship's hull now being claimed to be in poor state, with the new owner also reportedly wanting to extract the electrical machinery for scrap and then have the ship broken up or scuttled.

This application is due to be considered by the Heritage Council of NSW (part of the NSW Department of Planning Heritage Branch). As part of this the application was publicly advertised, with public submissions closing on the 22nd June 2009.

A preservation group has been formed to work to ensure the ship continues to be preserved - The MV Baragoola Preservation Association.

The restoration of the hull is a major engineering project but one that is not beyond the capacities demonstrated by other private and voluntary preservation groups around the world on similar sized ships, including those previously carried out and currently underway within Sydney (e.g. by the Sydney Heritage Fleet). Cockatoo Island has also been identified as a possible location for the necessary restoration works.

Notice of Motion Report No. 21 (Cont'd)

To assist the retention of the Baragoola the following motion is proposed:-

"That Manly Council supports the maintaining the listing of the Baragoola on the State Heritage Register and calls on the Department of Planning Heritage Branch to work with and coordinate the participation of all stakeholders and interested parties, to best ensure the continued preservation of this irreplaceable and historically valuable ship, for future generations."

RECOMMENDATION

That the Notice of Motion be submitted for consideration.

ATTACHMENTS

There are no attachments for this report.

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******* End of Notice of Motion Report No. 21 *******

TO: Ordinary Meeting - 13 July 2009
REPORT: Notice of Motion Report No. 22
SUBJECT: No cuts to Manly Library opening hours
FILE NO:

Councillor Barbara Aird will move:

In recognition of the invaluable community service which it provides to our residents, that Manly Library continues to operate seven days per week, with no reduction in current opening hours, especially on weekends.

RECOMMENDATION

That the Notice of Motion be submitted for consideration.

ATTACHMENTS

There are no attachments for this report.

OM130709NM_3.doc

******* End of Notice of Motion Report No. 22 *******

TO: Ordinary Meeting - 13 July 2009
REPORT: Notice of Motion Report No. 23
SUBJECT: Bowel Cancer Screening Campaign
FILE NO:

Councillor Barbara Aird will move:

1. That Manly Council calls upon the Federal Government to extend bowel cancer screening to all Australians over 50 yrs of age by fully implementing the National Bowel Cancer Screening Program by the year 2012 with 2 yearly screening for everyone over 50 yrs of age.
2. That Council disseminates Cancer Council campaign information to the community.

Note: Local Government can help bowel screening campaign by calling on the Australian Government to extend bowel cancer screening to all Australians over 50, councils can play a part in supporting the Cancer Council's latest campaign - Get Behind Bowel Screening.

According to Professor Ian Olver, CEO of Cancer Council Australia, Bowel Cancer is "Australia's second biggest cancer killer, yet nearly all cases can be cured if found early. We know the current National Bowel Cancer Screening Program is saving lives but it is grossly underfunded and limited to those turning 50, 55 or 65. That means more than five million Australians are currently missing out on a simple test which could save their lives."

Professor Olver said that according to conservative estimates, the Government could save the lives of more than 30 Australians each week by expanding the program to include all Australians 50 and over. Further delays in program expansion would lead to "more unnecessary deaths. One in 12 Australians will get bowel cancer, so the Government should not waste any time in implementing this vital program," Professor Olver said.

Cancer Council is calling on all Australians to log on to www.getbehindbowelscreening.com.au and send an email to pressure the Government to fully implement the National Bowel Cancer Screening Program.

RECOMMENDATION

That the Notice of Motion be submitted for consideration.

ATTACHMENTS

There are no attachments for this report.

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***** **End of Notice of Motion Report No. 23** *****

TO: Ordinary Meeting - 13 July 2009
REPORT: Item For Brief Mention Report No. 13
SUBJECT: Items for Brief Mention
FILE NO:

1. Update on Seaforth TAFE Seaforth

Further to my response to Council about the above, the Department of Education and Training has now provided a response to Council on the issues raised by Council at its meeting with the Minister.

RECOMMENDATION

1. That the letter from the Department of Education and Training be received and noted.

ATTACHMENTS

AT-	Letter from Deputy-Director General, NSW Department of Education and	2
1	Training	Pages

OM130709IBM_1.doc

***** **End of Item For Brief Mention Report No. 13** *****

ATTACHMENT 1

Item For Brief Mention Report No. 13 - Items for Brief Mention Letter from Deputy-Director General, NSW Department of Education and Training

08/07 2009 09:04 FAX

001/002

**DEPUTY DIRECTOR-GENERAL,
FINANCE AND INFRASTRUCTURE**



Mr HT Wong
General Manager Manly Council
PO Box 82
MANLY NSW 2095

DGS 09/757

Dear Mr Wong,

I refer to the meeting in which I attended on 23 April 2009 in relation to Manly Council's interest in acquiring the former Seaforth TAFE site.

At the meeting it was agreed that the Department of Education and Training would provide advice to Council in relation to the restrictive covenant and the definition of 'community purposes' pertaining to a direct sale of surplus government asset to a local council.

The Department Policy and restrictive covenant applies to non-government schools and schools are defined as educational institutions that children aged between six and 15 years are required to attend during school hours in New South Wales.

The New South Wales Treasury Total Asset Management Guideline – Asset Disposal Strategic Planning states: 'Disposal to Local Council by private treaty may only occur where a Council requires an asset for its own non-profit making purposes or where a Council will contractually commit to lease a property to a community'.

The Guideline does not define 'non-profit making purposes' and in the past, the Government Asset Management Committee had been satisfied for the Department to determine whether a use is for non-profit making /community purposes. Examples of uses that the Department has deemed to be 'community purposes' include community centres, open space and cycleways.

The Department is unable to provide a blanket definition of community purpose. If Council wishes to pursue purchase of the Seaforth TAFE site and provide information on the range of uses Council foreshadow may be located on the site, the Department would be happy to provide guidance whether it considers those uses would fall within the definition.

ATTACHMENT 1

Item For Brief Mention Report No. 13 - Items for Brief Mention
Letter from Deputy-Director General, NSW Department of Education and Training

08/07 2009 09:04 FAX

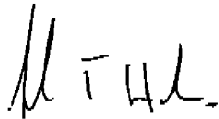
002/002

DGS 09/757

Should Council wish to discuss this matter further please contact Ms Lai Yin Chiew,
Director, Works and Facilities Management on telephone number 9561 8269.

I trust this information is of assistance.

Yours sincerely



Alastair Hunter
DEPUTY DIRECTOR-GENERAL
FINANCE AND INFRASTRUCTURE

TO: Ordinary Meeting - 13 July 2009
REPORT: Corporate Services Division Report No. 15
SUBJECT: Local Government Association of New South Wales - Annual Conference 2009
FILE NO:

SUMMARY

1. Advice from the Local Government Association of New South Wales has been received regarding the arrangements for the Association's Annual Conference to be held from 24-28 October 2009 at Tamworth.
2. The purpose of this report is to seek nominations for delegates and observers to attend the Conference, and to call for Motions to be submitted on behalf of Council to the Conference.

REPORT

Background

The 2009 Annual Conference of the Local Government Association of New South Wales will be held in Tamworth from 24–28 October 2009. The theme of the Conference is *"Tough Times, Smart Solutions"*.

Attendance

Based on population, Manly Council is entitled to three (3) delegates at the Conference and in the past Council has also sent two (2) observers. Accommodation has been tentatively booked for six (6) people at The Plumes in Tamworth.

Council is requested to determine the names and numbers of delegates and observers who are planning to attend the Conference.

Submissions of Motions

Councillors are invited to submit Motions on matters of interest to the Conference. Council has already adopted a motion from Councillor Heasman at its meeting held on 20 April 2009 regarding mandatory inspection of all balconies overhanging a public footpath.

Motions should seek to alter existing policy, through the addition or deletion of elements, or to introduce new policy. Policy statements will not be discussed during the course of debate, except by way of motions which propose specific amendments.

Motions seeking to vary existing policy or to address new or emerging policy issues will be classified as Category One and scheduled for debate at the conference.

Motions reaffirming existing policy, or calling for actions to be taken within existing policy, will be classified as Category Two. Motions in Category Two will be included in the Business Paper and may be individually brought forward to be debated with the agreement of the conference. Otherwise, they will be referred to the Executive of the Association for consideration. Where appropriate, some may be actioned prior to conference.

All motions submitted must be adopted by Council before submission to the Association.

Corporate Services Division Report No. 15 (Cont'd)**RECOMMENDATION**

1. That Council be represented at the Local Government Association of New South Wales 2009 Annual Conference in Tamworth from 24-28 October 2009 and that Council meet the registration, accommodation and associated costs for each attendee.
2. That Council determine the three (3) Councillor delegates and two (2) observers to attend the Conference.
3. That Council note that Motions to be submitted to the conference must be received by the Local Government Association of New South Wales by 10 August 2009.
4. That Motions to be submitted to the Conference be received by the General Manager by Thursday 28 July 2009.

ATTACHMENTS

There are no attachments for this report.

OM130709CSD_1.doc

***** **End of Corporate Services Division Report No. 15** *****

TO: Ordinary Meeting - 13 July 2009
REPORT: Corporate Services Division Report No. 16
SUBJECT: Report on Council Investments as at 31 May 2009
FILE NO:

SUMMARY

In accordance with clause 212 of the Local Government (General) Regulation 2005, a report setting out the details of money invested must be presented to Council on a monthly basis.

The report must also include certification as to whether or not the Investments have been made in accordance with the Act, the Regulations and Council's Investment Policy.

REPORT

Council is required to report on a monthly basis, all invested funds which have been made in accordance with the Local Government Act 1993, The Local Government (General) Regulation 2005, and Council's Investment Policy.

Attached is the report of the bank balances and investment performance for May 2009.

Certification – Responsible Accounting Officer

I hereby certify that the investments listed in the attached report have been made in accordance with Section 625 of the Local Government Act 1993, clause 212 of the Local Government (General) Regulation 2005 and Council's Investment Policy.

Investment Performance

The Investment Report shows that Council has total Investments of \$10,770,504, comprising a combined Bank Balance of \$1,604,025; and Investment Holdings of \$5,107,676 directly managed and \$4,058,804 externally managed.

Investments overall performed below the 90 day average Bank Bill Swap Rate (BBSW) for the month providing a return of 2.61% (*Council Benchmark =3.13% - benchmark is 90 day average BBSW*)

The reduced interest returns for May are a result of several investments not paying interest coupons and initiating capital guarantee mechanisms to protect the investment. These include Emu Note (Dresdner Bank), Credit Suisse Aquaduct; Longreach Socially Responsible Note, ANZ Climate Change Trust, Westpac Principal Protected Ethical Note, and Lehman Bros Zircon (Coolangatta) and Beryl (Global Bank Note).

Lehman Brothers Australia (Grange) Portfolio Performance

Return on Lehman Brothers Australia Limited (Grange) Managed Funds since inception was 18.28%, less than the benchmark UBSWA Index of 6.55% (for the month of May 2009 the monthly return was 0.26% above the benchmark UBSWA Index). Whilst the current market value of these investments (included in the report for information) shows a reduction in the value and the returns reported by Lehman Brothers Australia (Grange) indicate a return below benchmark, it is important to note that the Investments are recorded by Council at their original principal face value, and there would be no erosion of Council's initial capital investment if the investment continues to be held at the present time to maturity.

Corporate Services Division Report No. 16 (Cont'd)**Movements in Investments for the Month of May 2009****Investments Made**

Nil

Investments Matured

<u>Issuer</u>	<u>Particulars</u>	<u>Face Value</u>	<u>Redeemed Value</u>
Adelaide Bank	Floating Rate Note	\$497,590	\$500,000

Comment

Council continues to invest in short term deposits with Approved Deposit Institutions. Whilst rates are still about 50% of the level available 12 months ago Council is taking the opportunity of special rates when they are on offer, whilst continuing to take advantage of the deposit guarantee system where available.

Council's investment profile continues to be relatively short so as to ensure that working capital is available to meet Council's requirements. The illiquidity of the structured portfolio and continued uncertainty regarding its degree of recoverability makes it very difficult to extend the profile significantly at the present time.

Valuations of structured products has increased by around \$100,000 over the course of the month. Council is aware of expressions of interest being made for some CDOs however this appears to be those CDOs which are approaching maturity within a short time frame.

RECOMMENDATION

That: the statement of Bank Balances and Investment Holdings as at 31 May, 2009 be received and noted.

ATTACHMENTS

AT- 1 Investment Report 1 Page

OM130709CSD_2.doc

***** **End of Corporate Services Division Report No. 16** *****

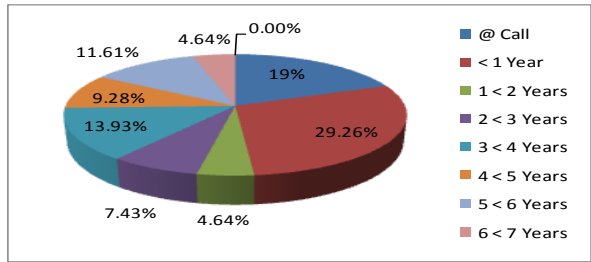
ATTACHMENT 1

Corporate Services Division Report No. 16 - Report on Council Investments as at 31 May 2009
Investment Report

MANLY COUNCIL INVESTMENT PORTFOLIO as at 31 May 2009										Investment Returns Interest Rate	Interest Accrual YTD	Interest Accrual May 2009
Form of Investment	Investment in AUS\$	Market Val	Percentage of Portfolio	S & P Rating	Date Invested	Call/Maturity Date						
Directly Managed Funds												
Trading Account												
CBA Trading Account	Cash	1,604,025	1,604,025	14.89%	AA-					2.5% ⁽³⁾	\$ 45,020	\$ 738
Others												
NM Rothschild & Son (Aust)	Floating Rate Note	700,000	654,164	6.50%	BBB-	3/12/2004	3/12/2009			4.24%	\$ 26,700	\$ 2,540
Emu Note - Dresdner Bank	Structured Note	500,000	384,600 ⁽⁴⁾	4.64%	AAA	25/10/2005	13/12/2012			0.00%	-\$ 23,092	\$ -
WBC PP Ethical Note	Structured Note	500,000	447,180	4.64%	AA-	5/07/2006	5/07/2012			0.00%	\$ 894	\$ -
Credit Suisse - Aquaduct Note	Structured Note	500,000	478,150	4.64%	AA-	22/12/2006	21/06/2010			0.00%	\$ -	\$ -
Longreach - Socially Responsible Note	Structured Note	500,000	440,700	4.64%	AA	19/12/2007	11/12/2012			0.00%	-\$ 37,104	\$ -
ANZ Climate Change Trust	Structured Note	500,000	402,530 ⁽⁵⁾	4.64%	AA	21/12/2007	21/12/2013			0.00%	-\$ 41,548	\$ -
Bank of Western Australia	Term Deposit	45,000	45,000	0.42%	A	25/03/2009	23/06/2009			4.20%	\$ 347	\$ 161
Bank of Western Australia	Term Deposit	719,877	719,877	6.68%	A	25/03/2009	23/07/2009			4.25%	\$ 5,616	\$ 2,598
Macquarie Bank	Term Deposit	136,567	136,567	1.27%	AA-	19/03/2009	17/06/2009			4.30%	\$ 1,174	\$ 498
Greater Building Society	Term Deposit	549,649	549,649	5.10%	BBB+	13/03/2009	9/09/2009			3.50%	\$ 4,164	\$ 1,634
LGFS Fixed Out-Performance Cash Fund	@ Call	53,932	53,932	0.50%	AA-	At call	At call			3.50%	\$ 23,593	\$ 157
LGFS Ethical Fund	@ Call	29,494	29,494	0.27%	A	At call	At call			6.19%	\$ 4,848	\$ 153
Illawarra Mutual Building Society	@ Call	5,000	5,000	0.05%	AA-	At call	At call			2.95%	\$ 244	\$ 12
Commonwealth Bank	@ Call	368,157	368,157	3.42%	AA-	At call	At call			2.95%	\$ 79,541	\$ 2,081
Total Directly Managed Funds		6,711,701	6,319,024									
Lehman Brothers Australia (Grange) Managed Funds (All in AUS\$)												
Approved Deposit Institutions (Bank)												
HSBC	Floating Rate Note	500,000	421,490	4.64%	AA	20/03/2007	22/09/2011			3.31%	\$ 27,623	\$ 1,392
Australian Central Credit Union	Floating Rate Note	1,000,000	924,700	9.28%	Cr Union	15/12/2004	15/12/2009			5.70%	\$ 66,396	\$ 4,802
Total		1,500,000	1,346,190	13.93%								
Interest Bearing Securities (Non Bank)												
Magnolia (Flinders)	Floating Rate CDO	300,000	149,670	2.79%	BBB-	20/03/2007	20/03/2012			4.51%	\$ 19,877	\$ 1,140
MAS6-7 (Parkes IIA)	Floating Rate CDO	500,000	14,990	4.64%	CCC-	20/03/2007	20/06/2015			5.06%	\$ 35,655	\$ 2,132
Heli0308 (Scarborough)	Floating Rate CDO	250,000	14,545	2.32%	CCC-	21/06/2007	23/06/2014			4.33%	\$ 16,172	\$ 911
Corsair (Torquay)	Floating Rate CDO	500,000	24,200	4.64%	CCC-	20/03/2007	20/06/2013			4.21%	\$ 31,753	\$ 1,773
Zircon (Coolangatta)	Floating Rate CDO	500,000	360,000	4.64%	B+	20/03/2007	20/09/2014			0.00%	-\$ 1,239	\$ -
Beryl (Global Bank Note)	Floating Rate Note	500,000	360,000	4.64%	B-	3/04/2007	20/09/2014			0.00%	-\$ 1,144	\$ -
Total		2,550,000	923,405	23.68%								
Macquarie Cash Management Account	@ Call	8,804	8,804	0.08%	AAA	At call	At call			2.14%	\$ 1,036	-\$ 29
Total Grange Managed Funds		4,058,804	2,278,399	37.68%								
Retired Investments											\$ 215,566	\$ 2,269
TOTAL PORTFOLIO		10,770,504	8,597,422	100.00%						2.61%	\$ 502,092	\$ 24,962
BENCHMARK										3.13%		

- Notes:**
- Benchmark is 90 day Average BBSW
 - CDO - Collateralised Debt Obligation
 - Balances less than \$250,000 earn 1.75%, \$250,000 to \$499,999 earn 2%, \$500,000 to \$750,000 earn 2.25% & greater \$750,000 earn 2.5%
 - Market valuation as at 30 April 2009
 - Market Valuation as at 30 November 2008

Summary by Credit Rating	No.	
AAA	4.72%	2
AA	13.93%	3
A	7.38%	3
AA-	29.41%	7
A-	0.00%	0
BBB+	5.10%	1
BBB-	9.28%	2
B+	4.64%	1
B-	4.64%	1
CCC-	11.61%	3
Credit Union	9.28%	1
Total	100.00%	24



TO: Ordinary Meeting - 13 July 2009
REPORT: Civic and Urban Services Division Report No. 7
SUBJECT: Manly CBD Parking Study
FILE NO:

SUMMARY

For Council to consider the findings and recommendations of the CBD Parking Study prepared by Gennaoui Consulting Pty Ltd.

BACKGROUND

At the Council meeting on 16 June 2008, the following Notice of Motion (Report no 12) was endorsed by Council.

“Review of on-street parking times

That Manly Council conducts a review of on-street parking times in and around the CBD with a view to optimising usage of the available parking spaces”.

REPORT

Gennaoui Consulting Pty Ltd was commissioned to review the on-street parking times and provide Council with up to date information on the quantum of existing parking available to the public and employees both on street and off street, assess and make recommendations in relation to existing on-street parking restrictions to improve parking efficiency in the centre, review the adequacy of the existing parking requirements, formulate a strategy to improve parking availability to better meet existing demand.

The study included a questionnaire survey and two separate parking occupation and length of stay surveys to establish existing parking conditions. The surveys were carried out during the peak and non-peak visitor periods to capture the peak and non-peak parking demands in the Manly CBD and its surrounds.

The following streets define the study area; North Steyne (from Denison Street), South Steyne, Wentworth Street, Darley Road (to Ashburner Street), East Esplanade, West Esplanade, Gilbert Street, Belgrave Street, Raglan Street (*refer to Appendix A*).

Extracts from the Manly CBD parking report and main findings are summarised below.

The Existing Town Centre

The Manly CBD has about 52,900 m2 Gross Floor Area (GFA). Commercial establishments account for about 23,100 m2 GFA, while refreshments and medical establishments occupy about 11,000 and 6,300 m2 GFA respectively (refer to Appendix B).

The business questionnaire (294 responses received) has established the following:

- 1. Retail employment accounted for about 29 percent of jobs.*
- 2. Offices and service commercial provide jobs for about 22 percent of workers.*
- 3. Refreshment establishments account for about 26 percent of jobs in the centre.*
- 4. About 39 percent of permanent employees travelled by car to the Centre, with a further 4 percent dropped off.*
- 5. Walking to work is the next most common mode of travel to the CBD accounting for about 22 percent of all permanent employees.*

Civic and Urban Services Division Report No. 7 (Cont'd)

Second questionnaire survey was also conducted to CBD visitors in February 2009. Some 454 usable questionnaires were received. The sample established that out of some 714 CBD users, some 47 of which permanently worked in the CBD. The survey also derived the following travel pattern for visitors and employees to the CBD.

1. About 31 percent of visitors to the CBD travelled by car, with average car occupancy of 1.7.
2. By far the highest proportion of respondents (~56%) was in the CBD for recreational activities including going to the beach or just meeting friends in eateries.
3. About 10 percent of all respondents indicated retail as the main land use visited in the study area.
4. About 41 percent of all surveyed car drivers indicated their main purpose for being in the Centre was going to the beach; a further 15 percent of car drivers indicated that their main purpose was work related.
5. About 57 percent of respondent visitors, who came by car, parked on-street with the remainder 43 percent parking in off street locations.
6. About 3,760 vehicles parked on-street on the Friday, between 9.00am and 5.00pm, about 22 percent (~1,000 cars) of which exceeded the posted time limits of where they parked.

Existing Parking Supply

1. There were some 408 short term on-street parking spaces within the study area (parking surveys conducted in January and February, 2009).
2. On street parking accounts for about 23 percent of all available spaces in the CBD.
3. Council's four off street parking facilities account for about 1,070 spaces or about 79 percent of all off street spaces within the CBD, the largest proportion being in the Whistler Street (357 spaces) and Peninsula (300 spaces) car parks. About 20 percent of these spaces are leased to the public.
4. Two private car parks, the Grand Esplanade (~95 spaces) and the Manly Wharf (~60 spaces) are restricted to paying customers.
5. Businesses have access to a total 127 on-site spaces.

Existing Parking Occupancy

The survey on the day established the following;

1. Effective parking supply of 1,760 spaces in the study area; an overall surplus of about 190 spaces occurred in the CBD (Taking into account parking and un-parking maneuvers an overall surplus about 80 spaces would result in the CBD; this is an indication that the parking supply in the CBD is at near capacity).
2. About 370 spaces were used by drivers whose only purpose of being in the Centre was to go to the beach and for tourist activities other than commercial or refreshments establishments.

Review of Council's Parking Code

The current overall parking demand from the survey within the Manly CBD is 2.3 spaces per 100 m² GFA based on a peak parking demand of 1,190 spaces (excluding cars of beach goers), and a floor area is about 52,878 m² of occupied Gross Floor Area (refer to Appendix B).

The actual parking demand for supermarkets of 1.41 spaces per 100 m² GFA is considerably lower than Council's and the RTA requirements. The reason for this low demand is the lack of adequate parking for the existing Coles and Aldi supermarket in the CBD. As a result, the majority of patrons appear to be those with small purchases.

The current Council's rate of 4.0 spaces per 100 m² GFA is recommended to be retained. However, in order to ensure the patronage of this type of establishment it is recommended that at

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least 80 percent of spaces be provided on-site for visitors; the remainder requirements could be provided either on-site or by contribution-in-lieu.

Council has one common rate for all commercial development (office & retail) of 2.5 m² GFA. The effective actual parking demand for office and other commercial retails is marginally lower than 2.5 m² GFA.

It is therefore recommended that the current rate be retained for future development. Existing parking rates applicable to medical centres and refreshments establishments should also be retained. In order to ensure that adequate parking is provided for staff as well as visitors of the different land uses, Council's Code should also include a specific requirement of short stay and long stay parking to be provided in conjunction with new developments.

Parking for Disabled

The surveys have identified that a total of about 20 spaces are required in the Council's car parks. Currently there are only 14 designated spaces resulting in a deficit of six (6) spaces.

Also about eight (8) on-street spaces should be designated as disabled spaces and there are currently only four (4) such spaces, a deficit of four (4) spaces.

Motorcycle/Scooter Parking

Some 52 free designated parking spaces are currently provided for motorcycles and scooters in all Council's multi-storey car parks; about half the spaces are regularly unoccupied. In order to encourage the usage of motorcycles/scooters to travel to the Manly CBD, Council should increase the awareness of the availability of parking facility in all council car parks. The suggestion for a supplementary sign beneath the recently-erected electronic "occupancy" parking sign, highlighting the presence of free motorcycle/scooter parking in each of the facilities is supported.

A different situation has been observed on-street. Some eleven motorcycles/scooters can be accommodated legally in designated spaces on-street. On both days of survey the number of motorcycles exceeded the number of available spaces indicating a requirement for additional on street spaces.

Loading Facilities

There are a total of 31 designated on-street loading zone spaces in the Manly CBD situated in eight (8) streets. The demand indicates a need for an additional loading space in Henrietta Lane Over 320 vehicles used the loading zones on the Friday of survey with an average length of stay of 23 minutes.

About eight (8) percent of all vehicles recorded in loading zones stayed for periods from two hours to over all day clearly indicating illegal use of these spaces most likely by adjacent businesses. These excessive lengths of stay effectively reduce the amount of available parking spaces for legitimate deliveries and pick up.

Civic and Urban Services Division Report No. 7 (Cont'd)Consultants Recommendation

1. Amendment to Parking Code

The parking rates for the following land uses within the CBD be adopted to cater for all future demands:

- a. For new supermarkets, the existing parking rate of 4.0 spaces per 100m² GFA should be retained; however it is further recommended that at least 80 percent of spaces be provided on-site for visitors; the remainder requirements could be provided either on-site or by contribution-in-lieu.
- b. For commercial developments the recommended parking rate is 2.5 spaces per 100 m² GFA. The parking rates for all other land uses remain as noted in Council's DCP (2006).
- c. Council's code must ensure that adequate employee parking is provided on site by specifying the ratio between employee (long stay) and visitor parking (short stay). The following proportions are recommended:
 - i. Supermarkets: 80% short stay and 20% for long stay parking.
 - ii. Commercial (office): 15% short stay and 85% for long stay parking.
 - iii. Other commercial developments: 65% short stay and 35% for long stay parking.
 - iv. Medical centres: 60% short stay and 40% for long stay parking.
 - v. Restaurants/café: 60% short stay and 40% for long stay parking.

2. Parking Improvements

In order to reduce the incidence of overstaying, consideration should be given to

- a. Improve the enforcement of all posted on-street time limit and other prohibitions in the CBD; the cost of the fine being much higher than the parking fee, vehicles currently exceeding the posted time limit would most likely relocate to the off-street car park.
- b. All six (6) 5 minutes limit spaces should be increased to 15 minutes.
- c. The provision of an electronic notice advising the number of vacant spaces at the entry of each Council car park particularly at the Pacific Waves car park in order to minimize unwarranted circulation.
- d. The provision of electronic notices, at strategic locations within the CBD, showing location of each car park together with the number of vacant spaces.
- e. Improve line marking in the Whistler Street car park where required.
- f. Redesign the layout of the Manly Pacific car park to comply where possible with the latest Australian Standard (AS2890.1).

3. Parking for Disabled

Council consider a minimum of five (5) additional on-street spaces as spaces for disabled, possibly at the following locations:

- a. North Steyne 1 space between Raglan Street and Denison Street
- b. South Steyne 1 space between Wentworth Street and Ashburner Street
- c. Wentworth St 1 spaces between Darley Road and South Steyne
- d. Darley Street 1 spaces between The Corso and Victoria Parade
- e. Sydney Road 1 space between Whistler Street and South Central Avenue

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3. Motorcycle/Scooter Parking

Provision of a supplementary sign beneath the recently-erected electronic "occupancy" parking sign, highlighting the presence of free motorcycle/scooter parking in each Council's car park and the provision of motorcycle and scooter spaces at two following locations:

- a. Victoria Parade (north side, just east of marked pedestrian crossing, replacing a disused mail zone with 2 motorcycle parking spaces with a posted 2 hrs limit.
- b. Wentworth Street (south side, just west of the existing marked pedestrian crossing, replacing one car parking space with some up to 5 motorcycle/scooters parking spaces with 1 hr limit.

4. Improvement to On-Street Loading Zones

- a. *Consideration should be given to provide at least one additional loading zone in or in the vicinity of Henrietta Lane;*
- b. *The posted time limit for about 50 percent of loading spaces should be increased to 30 minutes for time periods before 11.00 am;*
- c. *Council rangers better enforce the use of loading zones;*
- d. *Furthermore, where appropriate, signposting should be provided advising delivery drivers of best way to access the designated loading zones.*

CONCLUSION

The review of the report undertaken by Council's traffic section has recognised the key issues addressed under the headings of "amendment to parking code, parking improvements, parking for disabled, motorcycle/scooter parking and improvement to on-street loading zones".

The report acknowledges that the existing parking rates stipulated in the Council's parking code (DCP) need no major changes and suggests that the ratio of the employee (long stay) and visitor parking (short stay) for differing land uses be included in the Council's parking code. The consultant's findings on this matter will be forwarded to Council's Corporate Planning and Strategy Division for review and action.

The consultant has not recommended for any changes to the existing time limits within the Manly CBD, except for the increase to the existing six, five minute on-street parking spaces to 15 minute parking. This recommendation will be presented to Manly Traffic Committee for recommendation to Council next month.

The increase to disabled parking spaces and their proposed locations are noted and a report on this matter will be presented to Manly Traffic Committee and Access Committee for information.

The consultant has acknowledged that the existing off street scooter and motorcycle parking spaces are not effectively utilized and suggested measures to improve signage to the parking facilities. The suggested measures will be progressively installed subject to future funding. The suggested provisions of scooter and motorcycle parking spaces have been already implemented from a previous Council resolution with the creation of some 10 spaces in Wentworth Street and two in Victoria Parade. A further two spaces will shortly be created in North Steyne on the beach side in the vicinity of house number 66-68 North Steyne.

Improvements suggested to loading zones have been the subject of a number of investigations by Council staff. The existing loading zones have been already reviewed and the time limits have been adjusted to increase the chances of serviceability. The suggested inclusion of an additional loading zone in Henrietta Lane is noted and will be investigated by Council staff to determine the suitability and action.

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The traffic consultant has recommended additional resources to an expanded enforcement strategy. It is apparent that the surveyed parking occupation and length of stay has detected a considerable percentage of overstay by motorists. Once the additional resources are available, additional rangers could be deployed to target the areas in the report. This will remove the incidences of overstay and improve vehicle turnover and minimize circulation traffic looking for parking spaces.

RECOMMENDATION

1. That Council receive and note the key findings from the Manly CBD report.
2. That Council approve increase to parking time limits to all existing five minute parking spaces from 5 minutes to 15 minutes.
3. That Council approve the provision of five additional disabled parking spaces at the following locations:
 - a. North Steyne 1 space between Raglan Street and Denison Street
 - b. South Steyne 1 space between Wentworth Street and Ashburner Street
 - c. Wentworth St 1 spaces between Darley Road and South Steyne
 - d. Darley Street 1 spaces between The Corso and Victoria Parade
 - e. Sydney Road 1 space between Whistler Street and South Central Avenue
4. That Council consider increase to Ranger personnel numbers and improvement to enforcement strategy.

ATTACHMENTS

- AT- 1** Appendix A Study Area 1 Page
AT- 2 Appendix B Parking Rates Proportions and land use split 1 Page

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***** **End of Civic and Urban Services Division Report No. 7** *****

Civic and Urban Services Division Report No. 7 - Manly CBD Parking Study
Appendix A Study Area

APPENDIX A - Study Area



LEGEND

- 1 - 29 - BLOCKS
- A - D - PRECINCT

FIGURE 1
STUDY AREA
MANLY TOWN CENTRE

Civic and Urban Services Division Report No. 7 - Manly CBD Parking Study
Appendix B Parking Rates Proportions and land use split

APPENDIX B – Parking Rates, parking proportions and land use split

Table S1: Recommended Parking Rates for Manly CBD

	Parking Rates (Space per 100 m ² GFA)			
	RTA Guidelines	Councils code	Actual demand	Recommended
Supermarkets *	4.6	4.0	1.41	4.0*
Commercial (Office / Retail)	2.5 / 4.6	2.5	2.36	2.5
Refreshment Establishments	15.0	15.0	2.11	15.0**
Medical Services	4.0	4.0	2.41	4.0

* See discussion below

** During the day only 2.3 spaces /100 m² GFA; at night the higher recommended rate would apply

Table S2: Recommended Short/ Long Stay Parking Proportions

Land Use	Recommended Parking Rate per 100 m ² GFA	Proportion of Parking Short Stay Spaces	Long Stay Spaces
Supermarket	4.0	80%	20%
Commercial Office Type	2.5	15%	85%
Commercial Retail Type	2.5	65%	35%
Refreshment Establishments	15.0	60%	40%
Medical Centre	4.0	60%	40%

Table 2.1: Major Land Use Floor Space (m² GFA) By Precinct (2009)

Land Use	Precincts				Total
	A	B	C	D	
Office	3,878	2,755	1,650	420	8,703
Supermarkets (Coles & Aldi)	1,500			1,900	3,400
Bank / Post Office / RTA/Health Fund/ Council)	682		200		882
Retail Grocery/food	2,705	50	325		3,080
Retail other	8,906	408	1,404	780	11,498
Medical Services	1,860	1,186	1,554	1,650	6,250
Milk Bar/Coffee Lounge/Restaurants	6,031	400	1,092	3,875	11,398
Hairdresser/Barber/Chemists	1,558		619	150	2,327
Personal services	980	2,220	160	10	3,370
Educational	870	100	1,000		1,970
Total	28,970	7,119	8,004	8,785	52,878