

Large Development Group Minutes - meeting 13th August 2019

Present: Leslie, Joy, Sheila, Marc, Kirsten, Andy, Manfred (guest Bridget O'Donoghue)

Apologies: none

Meeting opened 6pm. Leslie welcomed everyone. Manfred, Andy and Kirsten joined from the Architecture and Heritage group; Bridget O'Donoghue joined for the discussion on LSDPs.

1. Minutes of previous meeting 23 July 2019 were reviewed and accepted.
 - 1.1 Observatropolis is a board game about building development in the City we want to design with Dominic from Afrikaburn. We have had some brainstorming about how it could work. Dominic asked if we have updated the game rules yet. We are still looking for an enthusiastic volunteer to run with this (LL to advertise on LDG list)
 - 1.2 Swish Properties were involved with the controversial River Club sale. They are responded very threateningly to our letter asking about contributions to political parties. Sheila was going to investigate further (SB)
 - 1.3 Sheila to investigate whether Trust's donations have to be public information (SB)
 - 1.4 Report for Website on student survey regarding affordable housing still pending. However, our previous LDG meeting through this could be folded into our LSDP workshop (MT and SB)
 - 1.5 Community survey of what residents and businesses think about the OCA (LL still to approach Knowledge Coop at UCT)
 - 1.6 Documenting "Compliments and complaints" – Edwin indicated he will take it up.
2. Matters from the Management Committee
 - 2.1 LDG organising a meeting for Sept to initiate a local spatial development plan. Date set for 4 Sept. Discussed in detail below (point 5)).
 - 2.2 Agreed to hold Inclusive housing initiative meeting follow up later in 2019 after AGM
 - 2.3 AGM dates were suggested by Man comm depending on whether Constitution will be adopted in September; committee to be established at next Man Comm
 - 2.4 Banner required for any tables or public action (JR to follow up)
3. The City are embarking on a process to update local spatial development plans. We had an extensive discussion on the idea of the OCA taking a lead to shape what that plan will look like. Some of the ideas we came up with included:
 - 3.1 OCA to invite TRUPA and OBSID and ONW to join planning
 - 3.2 Participation from experienced professionals will be critical. Nisa Mammon (planner) and Bridget O'Donoghue (heritage architect) have agreed to speak at a workshop for us. Also suggested to approach Lance Gilmore (Urban designer/MBD architect)
 - 3.3 Principles and criteria:
 - a. Process likely to need a workshop to identify desirability criteria
 - b. From Heritage Management point of view, know what you have – check if Heritage survey needs updating
 - c. Scale?
 - d. Victorian core with buffers
 - e. What opportunities and constraints? Emphasise the opportunities
 - f. Compiling into a layered document
 - g. Gateway opportunities
 - h. locate Obs plan as part of the heart of the City
 - i. vision for traffic and pedestrianisation; how does that link to the Park?
 - j. Some high priority practical issues (e.g. transition zones)
 - 3.4 Resources:

- a. We have had various Visioning processes in the past for OCA that have produced useful but general documents;
- b. We have the existing planning policy adopted by the City in a participatory process. This plan is very old. We should try to simplify as a resource the existing spatial development plan for the area. Our workshop should aim to critically review the plan;
- c. In terms of other experiences, we can access examples of good practice in other countries. For example, the adverse impact of AirBnB rentals on affordable housing stock has been addressed in the San Francisco experience – we should draw on that

3.5 What will the actual workshops involve?

- a. first workshop – visuals and sketch; what brought you to Obs; what opportunities could you take advantage of; visioning exercise. Big map with coloured markers; maps with highlighters;
- b. second workshop – urban designers take what we come up with and produce a design, people comment and criticism (practitioner paid) ask specialists how they see it work;
- c. third workshop – present to the community + vision and mission statement;

3.6 Enhance participation through arranging child care and other steps for inclusiveness; try to Podcast

3.7 Two aspects to the outcome:

- input to the revised Development plan
- encourage involvement in specific sub-groups and activities

3.8 Suggested that a small group get together to plan this and subsequent workshops. LL will initiate.

4. River Club

4.1 Noted that the River Club owners are starting a media blitz. They have also applied to join the OCA as a business member and are asking persistent questions about the number of members the OCA has.

5. CAPP report back (LL): noted the future meeting on Ward Councillors August 14th 4-6.30pm at the Bertha Centre Mowbray

6. Other monitoring could not be discussed (not time)

7. Building Developments – Current updates: We could only discuss Doves to ask if the A&H group have made a submission to the application to demolish. A&H to confirm.

8. Meeting ended at 7pm in order to allow the OCA Constitution meeting to conclude.

Next meeting 10 Sept 6pm, 60 Trill Road

Items for Man Comm

Proceeding with the meeting 4th September to plan for a local spatial development plan. To book venue. Nisa Mammon has confirmed (can only be there after 6.15pm) and Bridget O'Donoghue has confirmed.