

BELLVISTA CONNECTOR



Bellvista Community Association - BeCA

BECA PUBLIC MEETING MON NOV 7TH:

The next BeCA Public Meeting for 2011 will be conducted at 6:45 pm Monday, November 7th in the Land Sales Office and is the final Public Meeting for 2011. All Bellvista residents, Bellvista landowners, and Bellvista business owners are welcome to attend. Stockland has requested time to provide an update for all residents on the Bellvista II development. Be there if you have any questions to ask!

www.bellvista.com.au

The BeCA website has become the place to visit online to keep up with all the latest Bellvista happenings. Check out the News & Events tab for all recent updates.

If you are not online, regular "News & Events" updates are posted on the Community Notice Board situated on the rear wall of the Chemist near the walkway down to the undercover car park at Bellvista Market Place.

MORE BELLVISTA HAPPENINGS:

Site work is continuing on the Bambini Child Care Centre. Residents will need to be extra careful when driving near this site especially at school drop off and pick up times when the Lomond Cres/Stornaway Drive roundabout becomes extremely busy.

SCRC has agreed that Bellvista is a difficult place to exit for anyone not familiar with the estate and, following further representation from BeCA, will provide "To Caloundra" signage for motorists who are 'lost'. Some updated street signs were installed late in August.

Though the Bellvista Tavern looks to be almost complete, Pratt Property is still waiting for the lease document to be formally completed. Acquiring the lease is a multi million dollar exercise and cannot be rushed at this stage. The successful lessee needs to complete the project to their own final specifications. This is not something which will happen soon. In a further update the "For Lease" sign has now been removed and extensive beautification work is going on with gardens being planted and construction fencing around the site being removed.

BeCA President Les Thomas was contacted by Stockland recently to provide some 'local' comments on an upcoming press release on the 'new' road (as announced by Cr Anna Grosskreutz at the recent AGM) being constructed to allow heavy construction vehicle access to the Bellvista II development. Les remarked that the proposed road (to the south of the current Bellvista Estate) would be welcomed by residents as not only would it eventually take heavy construction traffic off Bellvista Blvd but would provide an Emergency Exit route for the home owners and their families.

There was another case of vandalism at the new toilet block near the Land Sales Office recently. Yellow graffiti was sprayed on the floor of one of the cubicles sometime during or around the last weekend in August. Photos have been taken and passed on to the police. The group which is responsible for vandalism around the estate is most likely to live locally. Local residents are asked to contact Caloundra Police on (07) 5439 4444 if they observe any suspicious behaviour, especially around the new toilet block area. Parents are requested to ensure they are aware of what their children are doing at all times.

Contacts:

Secretary: Debye O'Reilly 0429 938249 OR

Email: secretary@bellvista.com.au

Website: <http://www.bellvista.com.au>

Blog: <http://bellvistacommunityassociation1.blogspot.com/>

CALENDAR

BeCA Management Committee Mtgs:

Mon Oct 3rd, Mon Nov 28th, Jan 30th 2012

Public Mtgs:

Mon Nov 7th, March 6th 2012 (tbc)

Future Newsletter Delivery Dates:

Late Oct, Early Dec, Early Feb 2012



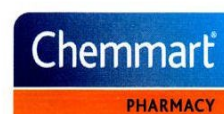
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CR ANNA GROSSKREUTZ'S REPORT TO THE AGM

1. Renewal of leases at Caloundra Airport.

Council has resolved to prepare a master plan for Caloundra Aerodrome to guide its future development and operation. To facilitate the Community's input to this process a meeting has been arranged for representatives from various interested/affected Community groups. This took place on Wednesday 3 August.

We also had representatives from the Council at the BeCA AGM meeting – Simon Kinchington, Project Manager and Jason Rainbird, The Airport Operations Manager, who provided an update on the Masterplan and the Caloundra Airport.

2. Road signage around the estate

A plan for the signage in Bellvista that has been prepared by the Traffic Technical Officer. Blue Community SHOPS Signs will be installed at key locations to improve reassurance for motorists once they have driven into the estate.

The signage is above the standard, and any further installations could lead to a proliferation of such signage, potentially causing more confusion for lost motorists. When on site the Technical officer also noticed that existing street name signs at some key locations were not to standard, and these will also be upgraded.

3. Acquisition of the current Land Sales Office

BeCA would like a formal commitment from Council on the acquisition of the current Land Sales Office and surrounding facilities currently owned by Stockland as a future Bellvista Community Resource.

I am still working on this request, as key people that I need to speak with have been away. I will provide an update for the BeCA website in due course.

4. Completion of the paved footpath on O'Reilly Drive between Samson Circuit and Huntley Place.

I have had the completion of this footpath investigated and costed, by the Capital Works Officer. I am pleased to advise that I will fund the \$22,000 completion of this missing link. I will advise further once I know the date when works will start.

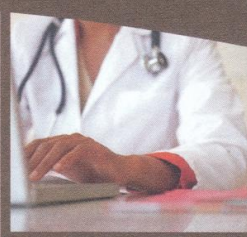
5. Shade Sail for new equipment installed in Rawson Street Park

New playground equipment was recently installed in the Rawson Street Park, meaning that children of all ages have equipment suitable for their particular age group. The new equipment is installed adjacent to the previous equipment; however the new equipment is not fully protected from the sun. I have asked the Parks and Gardens staff to please look into providing additional shade for this new equipment, so that it is usable on hot days.

The Bellvista Family Medical Practice
Reception@bellvistafamilymedicalpractice.com

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AUGUST BECA PUBLIC AGM MEETING:



Over 50 people were in attendance for the BeCA AGM conducted early in August.

Acting President John Lehmann welcomed guests and the meeting was underway at 6:45 pm.

The Treasurer's Report was presented and showed a balance in excess of \$1200.

Reports for each of the Committees (President's Report, Website Committee Report, Newsletter Committee Report, Aviation Forum Report, and Landscaping Committee Report) were presented and they can be accessed from the links at the BeCA Website.

Cr Anna Grosskreutz conducted the election of the 2011/12 BeCA Management Committee and all positions were filled.

President: Les Thomas, Secretary: Debye O'Reilly, Treasurer: Kerri Baxter.

Committee Members: John Lehmann, Colin Murphy, Bob Smith, Yuki Worsch-Smith and Ian Eather.

Anna then presented her report. She announced approval had been gained for Stockland to construct a road outside of the Bellvista estate for heavy vehicles which would link the Caloundra Industrial Estate and the southern section of Bellvista II and provide access for heavy work vehicles during the construction of Bellvista II. This road would also provide emergency access to and from the estate if and when required. Work will commence shortly. In the interim there may be some limited heavy traffic along Bellvista Blvd when work on Bellvista II gets underway. More information about road construction and the commencement of Bellvista II works will be made available when this information is confirmed.

Cr Grosskreutz announced she had approved funding for the missing footpath in O'Reilly Drive and that signage requested by BeCA would be installed across the estate to provide information and directions to shops and to traffic exiting Bellvista.

Cr Grosskreutz assured BeCA that the ULDA was fully aware of the role the Land Sales Office building had to play in negotiations over the approval for Bellvista2 and she was extremely confident the building would eventually be passed onto the SCRC and be available for community use. Cr Grosskreutz's full report to the AGM can be downloaded from the BeCA website.

Cr Grosskreutz then introduced Simon Kinchington who made a presentation on the Caloundra Airport Master Plan and the renewal of leases to airport operators. He spoke of runway extensions and the increase in aircraft movements expected from the airport in the future. Residents left him in no doubt of their concerns over the behaviour of 'cowboy' industries operating out of the airport and the disregard these operators had for local residents. This was a fiery discussion with residents voicing their concerns and disapproval. It was a lively debate!

Stockland's Mark Stephens then made a presentation on the proposed Bellvista II development. He broke his presentation into four areas, The Overall Vision, The Creation Of Village Centres, Traffic Management and Sustainability and Community. Mark spoke to display boards filled with proposed photos, details and maps. At this stage the material is 'proposed' and 'indicative' as the full project has still to be approved by the ULDA. Mark wanted to assure residents that Bellvista II would extend, connect, and complement the existing Bellvista community. Questions on parking and access were raised and answered.

Current design of the "Village Centres" includes small clusters of shops which would face onto an active open space and that these shops would complement the shops at Bellvista Market Place. Stockland does not want to draw away from any existing retail centre. Mal Luke of Luke's IGA questioned the thought of dividing retail areas in an area such as Bellvista. Mark explained the benefit of orienting the retail frontages, such as cafes, to the open space, and positioning these buildings in consideration of climatic factors such as sun and breezes. The shops are expected to be built and leased by Stockland with one of the shops becoming the new Land Sales Office. Stockland will seek community feedback on what shops residents would like to see in the Village centres. A Pizza shop was suggested. Stockland was asked to consider pursuing the provision of a Post Office or Newsagency in the shops as well.

Traffic management questions centred on the new heavy vehicle access road to be built outside the existing estate and the roundabout at the intersection of Bellvista Blvd and Caloundra Rd, especially the addition of a 60 metre designated left hand turn lane on Bellvista Blvd at the Caloundra Rd roundabout. Mal Luke asked Stockland to consider signage at the roundabout to inform passers-by of the shops available in Bellvista.

Residents were informed of the potential for some temporary and limited heavy traffic usage of Bellvista Blvd until the new road was completed. Residents asked that where possible, this be conducted outside of school drop off and pick up times.

Sustainability and Community development is highly valued by Stockland. Residents were assured Stockland was in this community for the long haul and would be doing everything in its power to create a wonderful and sustainable community environment for all residents.

As there was no General Business, the meeting closed at 8:20 pm and many of the attendees waited around to ask questions of the Stockland representatives.

It was a most informative evening with many residents heading home with a clearer view of what is happening around the estate.

The next BeCA Public Meeting will be conducted at the Land Sales Office on November 7th.

NEWS FROM THE BECA MANAGEMENT COMMITTEE

The new Notice Board at Bellvista Market Place is available for residents to use. See the Service Desk at the IGA Supermarket for more information on procedures for placing your community announcement on the Notice Board. Regular updates from the BeCA Website are being posted on the Notice Board.

Stockland's Greg Bourke met with residents affected by the proposed raised traffic island where Berkey Place meets Bellvista Blvd (near Caloundra Rd) to consider an acceptable solution. The raised traffic island means traffic exiting Berkey Place can only turn left down Bellvista Blvd and around the Dumbarton Drive/Bellvista Blvd roundabout to access Caloundra Rd. The concerns of residents were passed on to Greg and hopefully a successful solution can be worked out by the ULDA when it approves the Bellvista II development.

Local MP Mark McArdle was raising the raised traffic island issue at a meeting he was to have with the ULDA.

SCRC workers have cut back growth around the crossing point opposite Tanna Villas in Rawson Street. The crossing point is poorly situated being right on a bend and council workers have done their best to substantially improve the line of site. However people using the crossing will still need to be careful and look closely before crossing.

BeCA President Les Thomas had an informal meeting recently with Mr Keith Eglen, an owner of Queensland Aviation Services, a sub lease holder and the main operator of fixed wing aircraft at Caloundra Airport. Queensland Aviation Services trains pilots with its fixed wing aircraft.

Mr Eglen assured Bellvista residents of his company's express desire to live in harmony with surrounding residential communities and that his company would do all in its power to ensure minimal disturbance to residents from aircraft under its control. He had instructed his pilots to keep away where possible from all residential areas. He had strict guidelines for his pilots when taking off and landing, especially when using the south-east/north-west runway (12/30) where the flight path was directly over Bellvista homes.

Mr Thomas said the main concern from Bellvista residents was the repetitive circuits of helicopters from the helicopter training school and not necessarily the behaviour of fixed wing aircraft.

From the discussion it appears there is no need for helicopters to fly over any residential areas. Helicopter training instructors could either plan their circuits from Caloundra Airport so as not to fly over Bellvista homes, or the government or council could provide a satellite field away from built up areas for them to utilize. So if there were two helipads along with a 200 metre strip of runway in an area well away from residential homes, helicopter training flights could be conducted in an environment which does not impact on residential areas. Fuel and access to emergency services would need to be provided.



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FROM THE PRESIDENT'S DESK

Hi Everyone,

I am delighted to be taking on the role of President for BeCA. I have a strong involvement with the area and I am looking forward to representing residents on a wide variety of issues.

BeCA receives many resident concerns including things such as stray cats entering people's gardens, to neighbours parking inappropriately across driveways or blocking streets and landscaping and gardening issues.

BeCA passes these concerns straight on to the Sunshine Coast Regional Council for attention. You can do the same thing your self and bypass BeCA and have your concern attended to more quickly. You should contact the SCRC Caloundra at their website or call 07 5420 8200 for issues to do with items such as illegal parking in your street, hooning (or 000 for the police), noise, vandalism, parks and garden issues, road safety issues etc.

You could direct problems such as illegal trail bike riders, hooning, suspicious happenings directly to the local police (07 5439 4444) or ring 000. If you do not have satisfaction with the response, then you could contact BeCA.

Les Thomas, President.



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