

Waterfront Residents Association Group

Meeting Tuesday 25th July 2023

1. Apologies – Deputy Mezec, Deputy Poree
2. Minutes of June 2023 meeting approved
3. Matters arising –

Very well attended meeting and a big thank you to all who got involved

1. John Baker (JB) advised that the roads committee were going to install Fluorescent bollards by the pavement between Cooper's and Morrisons to deter motorists from mounting the pavement and impinging on pedestrians.
2. There was a request for bicycle parking in a different area to the Eve bikes. Suggested that there was space at the entrance to Jardin de la mer. Lee Henry (LH) was going to take a look at the options available
3. This came up at a previous meeting that the paving in the Eve bike area is collecting water and making the paving dangerous. Noted by LH.
4. We were given two telephone numbers for Parish police – 448660 and 811866. Please use to report anti-social behaviour.

Lee Henry ceo States of Jersey Development Company presented his report

1. He advised that the road crossings on Rue du L'Eteau would be raised to the pedestrian level of the pavements. They had originally thought of using low level crossing but felt raised was a better option. A design brief being issued at the end of July 2023, once determined a contractor would be engaged and it was anticipated that the crossings would be installed by Q1 2024.
2. JB asked about width of raised crossing and whether P30 vehicles should be stopped from using this road. This could be difficult at these larger vehicles needed to deliver goods to businesses in the area.
3. A question was asked about painting stripes at the crossing? LH spoke about flashing lights being used to highlight the crossing however suggested this might be an over-engineered solution. JB highlighted the issue with lifespan of LED lighting sighting the crossing outside Fitness First where crossing lights haven't worked for years. Easier and more cost effective to repaint stripes for a zebra crossing.
4. LH advised that there would be new street lighting installed at the end of 2023 / 1st qtr 2024. This will bring uniformity to the area.

LH updated on progress with Horizon development –

3rd phase due for completion by October 2023, there will be on-going landscaping. Major art installation now installed. Issues with some trees that were dead on arrival.

Letting of ground floor units slow. 2 premises are under offer, challenge to find the "right type of tenant". There are 12 commercial units in total.

Concern raised around opening hours. LH said these would be limited given they will be operating in a major residential area.

IFC6 – Let to Aztec and Butterfields, completion by end November 2023

LH went on to talk about the Waterfront development scheme. The first phase is to relocate the car park. Re-open the underpass tunnel and relocate parking to Esplanade car park.

Concern raised around how much traffic the Waterfront development will generate. What alternatives are there?

LH – The timeline for any development is subject to planning approval, it will be a minimum of 2 years before any construction will begin.

Concern raised around the lack of parking available for 1-bed flats. Re-opening the Esplanade car park will see a significant reduction in spaces. Where will any residents parking move to?

LH spoke about Govts. active travel plans with its intent to reduce the number of car journeys.

It was noted that underground parking for residents is very limited.

Simon Crowcroft(SC) – commentary

1. Setting up of a roads committee parking group to consider residents parking
2. Parking enforcement – looking to use technology rather than wardens. Technology is called ANPR. There are issues around current legislation, however the tech would mean that a letter would be automatically generated in the event of a breach of the law.
3. SC advised that JDC would be funding the road crossings and expected them too in by end of year (LH suggested could be 1st qtr 2024)
4. Unloading bay provision outside Cooper's. DW asked if the space could be reprofiled for easier use.
5. Anti-social behaviour issues raised by Mike. Noise of mopeds, car racing at 1 o'clock in the morning. Reduced to wearing ear defenders. 7.30 – 12 every night and also occurring at 1am.
6. Suggest there is a police purge on limiting noise of bikes. Tom Coles urged those present to report when events happen.
7. With change of parking rules to unloading bay a concern was raised around access for disabled people. SC said this would not be an issue.
8. Extreme suggestion that an example should be made and a bike that is in breach of noise limits is placed in crusher and destroyed.
9. Inviting Police to next meeting to deal with noise issues
10. Question asked about large skips of rubbish outside back of Aqua splash. This we were advised is to do with on-going work in the area and will go when work is finished. LH said he would find out what was happening here
11. Asking for better management of temporary bollards in Jardin de la Mer, not being reinstated and therefore enabling other vehicles to gain access to the area.
12. SC suggested that someone volunteers as a point of contact for issues in the Castle Quay / Horizon developments
13. JB concerns about cherry pickers blocking pedestrian access – potentially temporary whilst building works are completed.

Any other business –

1. LH advised The Bar site potentially going to house Petit Ecole nursery, decanting from Fort. Currently awaiting planning permission
2. LH looking to bring more trees into the area and offer free al fresco opportunities
3. Pizza Hut is still let despite not trading
4. Arcadia – in liquidation and not trading
5. Cineworld – a renegotiation of the lease has taken place which should give more certainty on their future

There being no further business the meeting was closed at 19.15. Date of next meeting is 26th September 2023 at 6pm.