

Port Geographe Landowners Association Inc



PGLOA Office Bearers 2020-21

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News Bulletin of the Port Geographe Landowners Association – November 2020

***Waters Edge* goes to members and landowners via an expanding mailing list. This issue covers the outcome/s of recent work on the seagrass wrack on the Western Beach, Department of Transport proposed trial of dredging Western Beach, Two Christmas Lights Competitions and more.**

Technical Working Group Update

Following the July 24th meeting, this group including PGLOA, again meet on the 16th November to review the results of action taken and to put forward recommendations for future actions to address the seagrass wrack issues.

The primary action was the trialing of sea wrack pushing works on the Western Beach. This work started shortly after the July 2020 meeting, thanks to fast actions by the Department of Transport [DoT] and the City of

Busselton Council [BCC]. In fact, the sea wrack pushing commenced in August to

precede imminent, favourable storm wind conditions. This was repeated in the months following.

The outcome/s have been favourable but not definitive. The seagrass wrack pushing temporarily removes the crust wall build up that prevents removal of seagrass wrack by currents and winds and impedes sand accretion onto the beach.

Drone aerial tracking shows reduced residual wrack build up on the Western Beach for this time of the year and an improvement in the amount of sandy beach amenities now stretching

past Lesueur Close towards the Harbour breakwater.

New sand paths at Groyne Road, Riedle Close and Lesueur Close within the SARS footprint have been welcomed by residents in proximity of the beach for which we thank the Busselton Council.

DoT wanting to trial dredging Western Beach sand to Wonnerup

The proposal by the Department of Transport to source sand for the replenishment of Wonnerup Beach by dredging sand from the western beach between Morgan Street and Guerin Street is totally opposed by the Port Geographe Land Owners Association.

In a letter to Minister Saffioti, we have expressed our objection to this “trial”.

Our members residing in proximity to Western Beach have witnessed the improvement of the beach amenity leading up to this summer season. The improvement was due to the collaborative approach by all stakeholders DoT, City of Busselton Council and the various Owners and Residents Associations resulting in the execution of a plan to improve accretion of sand and encourage the tidal movement of seagrass wrack bypassing the harbour breakwater. This is the first year where results indicate the management plan is working.

PGLOA has made technical submissions to DoT and has participated in the reviews with the Technical Working Group. We all agree the natural build-up of sand on the Western Beach is essential to allow natural bypassing of wrack and sand around the western breakwater. We have repeatedly expressed opposition to removal of sand from the Western Beach, as it is contrary to stated objectives.

The removal of sand from the Western Beach is unnecessary and a risk to

everything we are striving to achieve. At a time when sand accretion along the coastline, in this critical area, is a highly important factor to success, DoT has a trial proposal due to action in November 2021 to remove sand in close proximity to the problem area we are all trying to solve.

There is currently a deficiency of sand in the western beach. While the beach is in an accretion phase, a stable arc of sand to the western breakwater at Port Geographe has not yet been achieved. Dredging of sand at this time will delay the formation of a beach that promotes natural bypassing of seagrass wrack.

We acknowledge the need to address erosion of Wonnerup Beach. There are better alternatives than dredging the western beach with less risk and would be more sustainable. You could for example source sand from the large offshore sand bank north of Port Geographe. You could source sand from the entrance to the Vasse Wonnerup estuary that is excavated each year as part of flood control. Consideration could also be given to installation of additional groynes at Wonnerup and/or extending existing groynes.

There is a lot at stake for the people of our community. We are seeking a stop to the proposal to remove sand from Western Beach and recommend the Department of Transport finds a less risky, more sustainable solution from the various options that are already on the table.

Nautical Sculpture in Lanyard Park

Proudly nestled in the park at the entrance to Lanyard Boulevard is a sculpture by Max Ball entitled “OAT”.

Max Ball, the sculptor, who happens to be an architect, originally wanted to design a houseboat, and started by experimenting with a hull floatation system for the

pontoons. The idea was to first build a prototype in 3mm MDF then proceed to steel construction.



In Fremantle he came across sea container scraps, took a welding class or two, and set up the project site in his next-door neighbour's place.

It was around here things took a turn in direction. The sea container scraps were welded together along with bulkheads, baffles, and the odd cleat. He added two umbilical cords attached to an orange and lime bulkheads symbolizing the birth of new hulls. What started as OAT [part of a BOAT] has now taken on the manifestation of birth. Perhaps the title of the MotherShip is more apt.

The sculpture was exhibited at Sculpture by the Sea, Cottesloe 2019 and donated to the City of Busselton last year.



CANALS Christmas Lights Competition



Last year the inaugural Port Geographe Canals Christmas Lights proved a huge success. This year first prize is \$2000 with some participation prizes thanks to our sponsor AigleRoyal Developments.

To enter the competition, simply email a photo of your canal facing Christmas Lights display to mhector@aigleroyal.com.au by 4th December 2020 along with your name, phone number, street address and email address.

Winners will be contacted via email on the 23rd December 2020.

Also provided FREE are Christmas Lights Cruises from The Deck in December.

Please visit www.portgeographechristmascruise.com.au for more details.

DRY LOTS Christmas Lights Competition.



The competition is open to all Special Area Ratepayers [SARS] in the Port Geographe area without a canal or marina frontage.

Sponsored by Port Geographe Land Owners Association[PGLOA] and the City of Busselton Council, the first prize for the best Christmas Lights display is \$1,000.

Voting is open to all residents in the Port Geographe SAR area. To vote on your favourite property, please complete a voting slip, nominating the address of the property that you think should win and place it in one of the ballot boxes at either The Deck Tavern or Sensations before the end of business on the 19th December 2020.

Voting slips will be letterbox delivered over the coming weekend or make your own by simply providing us with the following details on a piece of paper.

- My Favourite Christmas Lights House
- Your Name
- Your Address
- Email Address
- Phone Number

Each household may only vote once.

All households who vote will go in the draw to win a \$100 voucher from The Deck. Prize winners will be announced at The Deck on Sunday, December 20, 2020 at 5pm. Winners will be and contacted by email on the following day.

Manoeuvring Safely around a Dredge in the Canals

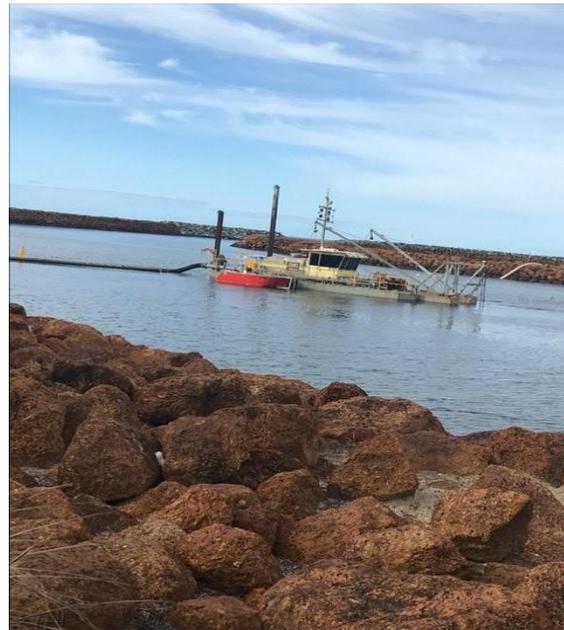
The Dredge itself may be broadcasting safe passage instructions or you could always contact the Dredge via VHF radio for instructions.

However, if no verbal contact is made here is what to look for according to the rules of the 'road'.

A vessel involved in dredging or underwater construction that has an obstruction on one side[such as pipe lines, suction lines or

cutter arms] will warn approaching vessels away from that side by displaying two black balls by day, one over the other. At night, the vessel will show two all-round red balls in a vertical line.

On the opposite side, if there is no obstruction, the dredge will carry two diamond shapes during the day, one over the other. At night, two all-round green in a vertical line as an indication that this the safe side to pass.



In addition, on the mast, the Dredge may display the “restricted in the ability to manoeuvre” indicators. That would be a black ball over which a diamond shape is displayed over which another black ball is displayed. At night this would be represented by 3 all-round lights in a vertical line. The light configuration would be red over white over red.

Looking after your canal walls.

Your canal walls should last a lot longer than your mobile phone. Responsibility for the maintenance rests with the landowner. Just like painting the external timber on your house, canal walls require maintenance.

Canal walls at Port Geographe are gravity walls constructed of reconstituted limestone. This material consists of particle of crushed limestone mixed with cement and compressed and cured.

The rectangular blocks installed by the developer had a cement content and used a type of cement intended for coastal application. The mortar used was intended for a coastal environment. Decorative capping blocks (south of the footbridge) are an artificial sandstone and don't seem to have the same resistance to salt attack (these are regarded as non-structural). Half blocks that have been added by Lot owners (north of the footbridge) may not have the cement type and content that gives better salt resistance as a special order is required to get coastal exposure grade blocks.

At the toe of the block wall there is flat ledge then a layer (sloping in most areas) of rock rip rap that provides resistance to erosion caused by propeller wash from boats. This ledge is a useful place to base a ladder for access to carry out repairs. The rip rap is underlain by geotextile. The geotextile is there to reduce erosion of sand that underlies the rip rap. The rip rap is typically laterite caprock.

A coastal environment is harsh for structures, particularly in the splash zone. Saltwater lands on the wall surfaces and evaporates. The salt crystals expand when they get hot causing fretting of the capping, blocks and mortar.

Maintenance of canal walls is the landowner's responsibility.



The things you need to do:

- Visually inspect your wall from time to time. Look for evidence of erosion of the blocks and the mortar.
- Replace any lost mortar from joints. Mortar comes in various grades. Use an M4 grade such as Cockburn Cement's "Coastal M4". You will have to do this when the tide is low. You could drape a tarpaulin of the face of the wall to protect the mortar from boat wash until it sets.
- Repair any excessive erosion of blocks using M4 grade mortar. The longer you leave it the more saltwater is trapped and the more salt crystals grow.
- Prior to applying mortar, clean off excessive marine growth. Be careful not to exacerbate the erosion, so only clean as much as is necessary for mortar to adhere.
- Wear protective gloves and eye protection. If working over water, wear a life jacket.
- The manufacturer of the decorative capping blocks used south of the footbridge appears to have gone out of business and the casting moulds have not been located. If fretting of your capping is excessive you could consider replacing them with rectangular half blocks. Check with the City of Busselton to see if you need approval to do this.

- Do not increase the height of your wall without approval from the City of Busselton.
- Do not do remove rock from the toe of the wall.

Minor repairs are within the capability of a home handyman working off a ladder. Local hardware stores should be able to source an M4 coastal grade mortar for you. For heavier maintenance such as replacement of blocks, contact a local contractor that builds retaining walls.

Summer in the Sun

In our own backyard we have these three businesses offering the following services:-.

Sensations Café 24 Freycinet Drive

Open 7 days a week 8am to 3pm
Breakfast and Lunch with gluten free option available.
BYO and Dog friendly.
Did you know they provide offsite catering and also hire of venue for functions and celebrations.

The Deck Port Geographe Marina

Open Wednesday to Sunday from 11:30am
Lunch and Dinner
with a new Summer menu now available also daily specials to tempt you.
Live Music Sunday 2pm to 5pm
Christmas Lunch is on again this year.
[Bookings essential Phone 97512960]

AQUAZONE Marine Port Geographe Marina

Phone 08 9788 6319
Marine services and repairs on all outboards, inboard, sterndrives and diesels where on boats trailers or in the marina.
Need trailer servicing or fibreglass repairs. Give them a call!



What a year. Covid dominated it in every possible way. I will not take you through all that but will focus for a minute on the most important event of the year, Christmas.

A time when families get together, put the Christmas tree up and pull the decorations out of the box, where children and grandchildren experience the magic of Santa, whilst you reflect on the year behind us and wish for good things to happen in the year ahead. For many it is a time of spiritual connection.

PGLOA wish you all a very Merry Christmas and a safe and Happy New Year.

From

*Geoff Cocks
Simon Denney
Dennis Gee
Ron McDavitt
Peter Brinsden
Emma Dickson
Bob Godridge
Michelle Pownal
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Grahame Gallagher*

