



**NORTHERN
MIDLANDS
COUNCIL**

AGENDA

Ordinary Meeting of Council

Monday, 20 February 2017

**Des Jennings
General Manager**

QUALIFIED PERSONS ADVICE

The *Local Government Act 1993* provides (in part) as follows:

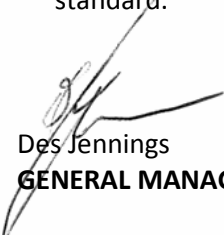
- ◆ A General Manager must ensure that any advice, information or recommendation given to the Council is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation.
- ◆ A Council is not to decide on any matter which requires the advice of a qualified person without considering such advice unless the General Manager certifies in writing such advice was obtained and taken into account in providing general advice to the Council.

I therefore certify that with respect to all advice, information or recommendation provided to the Council in or with this Agenda:

- i) the advice, information or recommendation is given by a person who has the qualifications or experience necessary to give such advice, information or recommendation; and
- ii) where any advice is directly given by a person who does not have the required qualifications or experience, that person has obtained and taken into account in that person's general advice, the advice from an appropriately qualified or experienced person.

MEETING CONDUCT

- ◆ People attending Council Meetings are expected to behave in an appropriate manner.
- ◆ The following is not acceptable:
 - Offensive or inappropriate behaviour
 - Personal insults
 - Verbal abuse
- ◆ In the case of any inappropriate outburst or derogatory behaviour, an apology from the offending party or parties will be requested. Anyone at the meeting, if they feel offended in any way by any such behaviour specified above, should immediately bring the behaviour to the notice of the Chairperson by the way of a point of order.
- ◆ The Chairperson has the right to evict from a meeting any person who is not behaving to an appropriate standard.


Des Jennings
GENERAL MANAGER

GUIDELINES FOR COUNCIL MEETINGS

PUBLIC QUESTIONS AND STATEMENTS

PUBLIC QUESTION TIME:

Regulation 31 of the *Local Government (Meeting Procedures) Regulations 2015* makes provision for Public Question Time during a Council meeting.

Public question time is to commence immediately after the meal break at approximately 6:45pm and is to be conducted in accordance with the following guidelines:

- ♦ At each Council Meeting up to 20 minutes, or such longer period as Council may determine by resolution at that meeting, is to be provided for persons at the meeting to ask questions.
- ♦ A person seeking to ask a question must firstly identify himself or herself by stating their name and the town they reside in.
- ♦ If more than one person wishes to ask a question, the Mayor is to determine the order in which those questions are asked
- ♦ Questions must be directed to the Mayor who shall answer or direct the question to the appropriate Councillor or Council Officer. A question will be answered if the information is known otherwise taken on notice and responded to in writing within 10 working days. Questions should preferably be in writing and provided to the General Manager 7 days prior to the Council Meeting.
- ♦ A person is entitled to ask no more than 2 questions on any specific subject. If a person has up to two questions on several subjects, the Mayor may defer those questions until other questions have been asked and refer back to that person only if time permits.
- ♦ Each speaker is limited to a maximum of 3 minutes.

REPRESENTATIONS ON PLANNING ITEMS

A maximum of 4 persons per item (2 for and 2 against) will be permitted to address Council on a planning item. After the representation has been made, Councillors are permitted to ask questions of the party who made the representation.

Each speaker is limited to a maximum of 3 minutes.

PETITIONS

In relation to the receipt of petitions, the provisions of the *Local Government Act 1993*, Part 6 - Petitions, polls and public meetings, S57 and S58, should be noted.

RECORDING OF COUNCIL MEETINGS

Regulation 33 of the *Local Government (Meeting Procedures) Regulations 2015* provides for the audio recording of Council meetings.

The purpose of recording meetings of Council is to assist Council officers in the preparation of minutes of proceedings.

The provision of recording of Council meetings in this policy:

- ♦ only applies to formal Council meetings (ordinary meetings, special meetings and Annual General meetings);
- ♦ does not apply to closed sessions of Council;
- ♦ does not apply to Committees of Council;
- ♦ The recording will not replace written minutes and a transcript of the recording will not be prepared;
- ♦ The recording may be used by Council staff to assist with the preparation of the minutes and by Council during a subsequent meeting within the period that the recording is retained;
- ♦ The official copy of the recording of a Council meeting is to be retained by Council for at least a period of 6 months from the date of a meeting and deleted after that period has expired.
- ♦ If requested, a recording of a Council meeting to be available to Councillors at no cost within 24 hours of the meeting.
- ♦ Notices advising that
 - the proceedings of the meeting are to be audio recorded; and
 - the detail relating to the recording of meetings by members of the publicare to be on display at each meeting.

A member of the public may only use an audio recorder, or any other recording and/or transmitting device, to record the proceedings of a meeting of Council with the written permission of the General Manager for the express purpose proposed. The Northern Midlands Council reserves the right to revoke such permission at any time.

Unless expressly stated otherwise, Northern Midlands Council claims copyright ownership of the content of recordings of Council meetings ("the Recordings").

The Recordings may not upload, display, print and/or reproduced without the written permission of the General Manager for the express purpose proposed.

The Northern Midlands Council reserves the right to revoke such permission at any time. Apart from uses permitted under the *Copyright Act 1968*, all other rights are reserved.

Any request for authorisation, including authorisation for the use of recordings, should be directed to the General Manager, 13 Smith Street, Longford TAS 7301.

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



NOTICE is hereby given that the next meeting of the Northern Midlands Council will be held at the Council Chambers, Longford on Monday, 20 February 2017 at 5.00pm.

Des Jennings
General Manager

15 February 2017

4.00pm Councillor Workshop – closed to the public

GOV 1 ATTENDANCE

1 PRESENT

In Attendance:

2 APOLOGIES

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GOV 3 DECLARATIONS OF ANY PECUNIARY INTEREST OF A COUNCILLOR OR CLOSE ASSOCIATE

Section 8 sub clause (7) of the *Local Government (Meeting Procedures) 2005* require that the Chairperson is to request Councillors to indicate whether they have, or are likely to have a pecuniary interest in any item on the Agenda.

GOV 4 CONFIRMATION OF MINUTES

1 ORDINARY COUNCIL MEETING – 23 JANUARY 2017

DECISION

Cr

The Minutes of the Ordinary Meeting of the Northern Midlands Council held at the Council Chambers, Longford on Monday, 23 January 2017, be confirmed as a true record of proceedings.

2 CONFIRMATION OF MINUTES OF COMMITTEES

Attachments: Section 1 – Page 1

Minutes of meetings of the following Committees were circulated in the Attachments:

	Date	Committee	Meeting
i)	13/12/2016	Devon Hills Residents Committee	Ordinary
ii)	15/12/2016	Morven Park Management & Development Association Inc.	Ordinary
iii)	17/01/2017	Cressy Hall Committee	Ordinary
iv)	19/01/2017	Avoca, Royal George & Rossarden Local District Committee	Ordinary
v)	25/01/2017	Longford Local District Committee	Ordinary
vi)	25/01/2017	Cressy Local District Committee	Ordinary
vii)	06/02/2017	Northern Midlands Economic Development Committee	Ordinary
viii)	07/02/2017	Campbell Town District Forum	Ordinary

DECISION

Cr

That the Minutes of the Meetings of the above Council Committees be received.

3 RECOMMENDATIONS OF SUB COMMITTEES

That Council note the following recommendation/s of Committees:

Meeting Date	Committee	Recommendation
07/02/2017	Campbell Town District Forum	The Campbell Town District Forum strongly support the regional concept for the Campbell Town Oval Development.

NOTE: Matters already considered by Council at previous meetings have been incorporated into INFO 15: Officer's Action Items.

DECISION

Cr

That Council **note** the following recommendation/s of the **Campbell Town District Forum**:

The Campbell Town District Forum strongly support the regional concept for the Campbell Town Oval Development.

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20 FEBRUARY 2017



GOV 5 DATE OF NEXT COUNCIL MEETING
20 MARCH 2017

Mayor Downie advised that the next Ordinary Council Meeting would be held at the Northern Midlands Council Chambers at Longford at 5.00pm on Monday, 20 March 2017.

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INFO INFORMATION ITEMS

1 COUNCIL WORKSHOPS/MEETINGS HELD SINCE THE LAST ORDINARY MEETING

Responsible Officer: Des Jennings, General Manager

The General Manager advised that the following workshops/ meetings had been held.

Date Held	Purpose of Workshop
06/02/2017	Council Workshop - Honeysuckle Banks Landscape Plans - Longford Recreation Ground Master Plan - Blenheim Inn Proposal - Subdivision Proposal - Tamar Estuary & Esk Rivers (TEER Program) - Municipal Wide Land Use Brief - Falls Park - Launceston Airport Rates - Campbell Town Oval Precinct Redevelopment: Concept Plans for Multi-Function Centre - TasWater - Consultation Issues Paper for Price and Service Plan
20/02/2017	Council Workshop prior to Council meeting

2 MAYOR'S COMMUNICATIONS

Mayor's Communications for the period 24 January 2017 to 20 February 2017 are as follows:

Date	Activity
24 January 2017	Attended launch of the Northern Lights Program (LED street light replacement), Launceston
26 January 2017	Attended Poatina Australia Day Festival, Poatina
26 January 2017	Attended Northern Midlands Council Australia Day event including citizenship ceremony and presentation of Council awards and volunteer recognition
30 January 2017	Attending meeting with TasWater, Hobart
31 January 2017	Attended stakeholder meeting regarding Campbell Town War Memorial Oval redevelopment, Campbell Town
6 February 2017	Attended Northern Midlands Council workshop, Longford
9 February 2017	Attended SES Award Presentation, Campbell Town
10 February 2017	Attended meeting with ratepayer, Launceston
12 February 2017	Attended National Serviceman's Commemoration Day, Longford
15 February 2017	Attended meeting with the Hon. Darren Chester MP, Minister for Infrastructure and Transport, and Senator Jonathon Duniam re Launceston Airport unpaid ex-gratia rates dispute, Canberra
15 February 2017	Attended meeting with Mr Anthony Albanese MP, Shadow Minister for Infrastructure, Transport, Cities and Regional Development re Launceston Airport unpaid ex-gratia rates dispute, Canberra
15 February 2017	Attended meeting with Mr Stephen Jones MP, Shadow Minister for Local Government re Launceston Airport unpaid ex-gratia rates dispute, Canberra
16 February 2017	Attended Elizabeth Macquarie Irrigation Trust meeting, Campbell Town
17 February 2017	Attended LGAT General Meeting, Launceston
18 February 2017	Attended AMAC Executive Committee Meeting, Hobart
20 February 2017	Attended Northern Midlands Council Workshop and Meeting, Longford
Attended to numerous email, phone, media and mail inquiries.	

3 PETITION

1 PURPOSE OF REPORT

In accordance with the Vision, Mission and Values of Council as identified in the *Council's Strategic Plan 2007-2017* and the *Local Government Act 1993*, S57 – S60, provision is made for Council to receive petitions tabled at the Council Meeting.

2 OFFICER'S COMMENT

In relation to the receipt of petitions, the following provisions of the *Local Government Act 1993*, Part 6 - Petitions, polls and public meetings, S57 and S58, should be noted:

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Section 57. Petitions

- (1) A person may lodge a petition with a council by presenting it to a councillor or the general manager.
- (2) A person lodging a petition is to ensure that the petition contains –
 - (a) a clear and concise statement identifying the subject matter; and
 - (b) a heading on each page indicating the subject matter; and
 - (c) a brief statement on each page of the subject matter and the action requested; and
 - (d) a statement specifying the number of signatories; and
 - (e) the full printed name, address and signature of the person lodging the petition at the end of the petition.

58. Tabling petition

- (1) A councillor who has been presented with a petition is to –
 - (a) table the petition at the next ordinary meeting of the council; or
 - (b) forward it to the general manager within 7 days after receiving it.
- (2) A general manager who has been presented with a petition or receives a petition under subsection (1)(b) is to table the petition at the next ordinary meeting of the council.
- (3) A petition is not to be tabled if –
 - (a) it does not comply with section 57; or
 - (b) it is defamatory; or
 - (c) any action it proposes is unlawful.
- (4) The general manager is to advise the lodger of a petition that is not tabled the reason for not tabling it within 21 days after lodgement.

3 Petitions Received

Nil.

4 CONFERENCES & SEMINARS: REPORT ON ATTENDANCE BY COUNCIL DELEGATES

1 PURPOSE OF REPORT

To provide an opportunity for Councillors and the General Manager to report on their attendance at recent conferences/seminars.

In accordance with Council's Strategic Plan 2007-2017 (2012/13 Revision), Part 1 – Governance, the core functions are:

- Support Council with governance advice and effective leadership, review and implement organisational values through day to day operations, effective communication, community consultation and advocacy, issues identification, strategic and corporate planning, annual reports, public and private resource sharing, induction of elected members, provision of legal advice, human resources management and liaison with representative bodies.
- Support Council with sound financial advice and management, and generate funds without burdening the community. Rates administration, budgeting and reporting, debt collection, taxation, asset registers and depreciation, receipts and payments, wages and salaries, loans and investments, records management, information technology, and customer service.

2 CONFERENCES AND SEMINARS

Nil

5 WORKS & INFRASTRUCTURE REPORT

This item has been updated to incorporate all departmental capital works and is included as an attachment to the Monthly Financial Statements.

6 132 & 337 CERTIFICATES ISSUED

	No. of Certificates Issued 2016/2017 year												Total
	Jul	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June	Total
132	77	48	77	62	69	46	51						430
337	31	33	40	34	28	24	27						217
													662
													360

7 ANIMAL CONTROL

Item	Income/Issues 2015/2016		Income/Issues for January 2017		Income/Issues 2016/2017	
	No.	\$	No.	\$	No.	\$
Dogs Registered	3,773	92,210	27	848	3,534	85,115
Dogs Impounded	76	5,460	4	502	40	3,383

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Item	Income/Issues 2015/2016		Income/Issues for January 2017		Income/Issues 2016/2017	
	No.	\$	No.	\$	No.	\$
Euthanized	7	-	-	-	3	-
Re-claimed	60	-	3	-	33	-
Re-homed/To RSPCA	9	-	1	-	4	-
New Kennel Licences	12	816	-	69	2	138
Renewed Kennel Licences	60	2,460	3	126	65	2,772
Infringement Notices (paid in full)	53	9,776	8	1241	47	7,610
Legal Action	-	-	-	-	-	-
Livestock Impounded	2	130	-	-	1	281
TOTAL		110,852		2,464		99,298

8 HEALTH ISSUES

Immunisations

The *Public Health Act 1997* requires that Councils offer immunisations against a number of diseases. The following table will provide Council with details of the rate of immunisations provided through Schools. Monthly clinics are not offered by Council; however, parents are directed to their local General Practitioner who provides the service.

MONTH	2014/2015		2015/2016		2016/2017	
	Persons	Vaccination	Persons	Vaccination	Persons	Vaccination
July-September	65	68	31	31	43	49
October-December	66	68			46-	52-
January-March	-	-	-	-	-	-
April-June	85	163			*	*

Some previous data for 2015 – 2016 is not included as Launceston City Council were delivering the immunisation program during that period.

*The total number of vaccinations increases because there are several vaccinations given to each student.

The National Immunisation Program Schedule recommends that two vaccinations be provided in the school based program in 2017, including Human Papillomavirus (HPV) and diphtheria, tetanus and acellular pertussis (whooping cough) (dTpa).

Immunisations will be undertaken by the Longford Surgery during 2017.

Other Environmental Health Services

Determine acceptable and achievable levels of environmental and public health by ongoing monitoring, inspection, education and, where necessary, by applying corrective measures by mutual consent or application of legislation.

Ensure safe standards of food offered for sale are maintained.

Investigations/Inspections	2013/2014	2014/2015	2015/16	2016/17
Notifiable Diseases	6	2	5	2-
Inspection of Food Premises	126	118	154	49

Notifiable Disease investigations have been carried out by the Department of Health and Human Services from Hobart, with only significant outbreaks directed to Council to assist with investigations. However, due to the prompt and thorough investigating by Council Environmental Health Officers, the Department now directs more cases for Council to investigate.

Food premises are due for inspection from 1 July each year.

9 CUSTOMER REQUEST RECEIPTS

Operational Area	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June
Animal Control	5	-	-	-	-	-	-					
Building & Planning	3	1	1	-	2	7	12					
Community Services	-	-	-	-	-	-	-					
Corporate Services	-	1	-	-	1	-	-					

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Operational Area	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June
Governance	-	-	-	-	1	-	-					
Waste	1	-	-	-	-	-	-					
Works (North)	42	33	27	33	29	12	9					
Works (South)	1	4	9	3	2	7	-					

10 GIFTS & DONATIONS (UNDER SECTION 77 OF THE LGA)

Date	Recipient	Purpose	Amount
	Council wages and plant	Assistance to Campbell Town SES	\$91
31-Aug-16	George Town RSL Sub Branch Inc	Wreath - Vietnam Veterans Day	\$55
16-Aug-16	S Dhillon	Contractor Long Service Gift Voucher	\$100
12-Sep-16	Fluers Flowers	Flowers - Passing of Marie Barnes	\$50
19-Oct-16	Campbell Town District High School	Chaplaincy	\$1,500
19-Oct-16	Campbell Town District High School	Inspiring Positive Futures Program	\$8,000
18-Oct-16	Campbell Town District High School	Donation - School Achievement Awards	\$90
18-Oct-16	Perth Primary School	Donation - School Achievement Awards	\$30
18-Oct-16	Evandale Primary School	Donation - School Achievement Awards	\$30
18-Oct-16	Longford Primary School	Donation - School Achievement Awards	\$27
18-Oct-16	Cressy District High School	Donation - School Achievement Awards	\$90
18-Oct-16	Avoca Primary School	Donation - School Achievement Awards	\$30
18-Oct-16	Perth Fire Brigade	Donation	\$50
18-Oct-16	Longford Fire Brigade	Donation	\$100
23-Nov-16	Longford Cricket Club	Donation - Longford -v- Cressy Cup 2016	\$120
13-Dec-16	Cressy District High School	Inspiring Positive Futures Program	\$8,000
17-Jan-17	Helping Hand Associated	Donation	\$1,000
17-Jan-17	Longford Care-a-car	Donation	\$1,000
Planning/Building Applications Remitted			
5-Aug-16	Christ Church Longford	Planning / Building Application fees - removal of trees	\$340
19-Sep-16	Avoca Tourist Centre	Planning Application fees - public wifi	\$340
18-Oct-16	Evandale Community Centre Management Ctee	Planning Application fees - solar panels	\$340
5-Jan-17	Longford Mens Shed	Planning Application fees - carpark	\$463
Sporting/Academic Achievements			
16-Aug-16	Mrs Julie Zaporozec	Australian Indoor Bias Bowls Competition	\$60
16-Aug-16	Mr Simon Zaporozec	Australian Indoor Bias Bowls Competition	\$60
16-Aug-16	Mr Kara Zaporozec	Australian Indoor Bias Bowls Competition	\$60
16-Aug-16	Mrs Helen Farrow	Australian Indoor Bias Bowls Competition	\$60
16-Aug-16	Miss Remi Smith	U14 Tasmanian Girls Basketball Team	\$60
18-Oct-16	Mr Harry Heathcote	Metal Minds Robotics Team - Tech Challenge at Macq Uni	\$60
18-Oct-16	Mr Jonathan Heathcote	Metal Minds Robotics Team - Tech Challenge at Macq Uni	\$60
18-Oct-16	Mr Alex Mountney	Metal Minds Robotics Team - Tech Challenge at Macq Uni	\$60
23-Nov-16	Mr Mitchell Shadbolt	2017 AEBF Junior Nationals in Darwin	\$60
23-Nov-16	Miss Kysha Hill	U18 Australian All School Athletics Championships	\$60
6-Dec-16	Miss Sophie Parkin	National Cricket Carnival	\$60
School Bursary Program			
30-Jan-17	Alex Davis	Bursary Program 2017	\$500
30-Jan-17	Jake Brown	Bursary Program 2017	\$500
30-Jan-17	Saige Venn-Evans	Bursary Program 2017	\$500
11-Jan-17	Lachlan Natio	Bursary Program 2017	\$500
TOTAL DONATIONS			\$24,506

11 ACTION ITEMS: COUNCIL MINUTES

Date	Min. Ref.	Details	Action Required	Officer	Current Status	Expected Date of Completion
21/11/2016	313/16	CMCA RV Park Project	1. That Council supports, in principle, the proposal for a CMCA RV Park in Blackburn Park, Campbell Town, subject to: a) completion of community consultation for the proposal; b) completion of consultation with the Ross Motel & Caravan Park and the Longford Caravan Park for their input; c) the preparation of a business case in support of the	Regulatory & Community Services Manager	CMCA to meet with Campbell Town District Forum. GM and R&CSM have met with caravan park owners.	

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Date	Min. Ref.	Details	Action Required	Officer	Current Status	Expected Date of Completion
			proposal. 2. That Council consider additional locations at a future workshop.			
12/12/2016	347/16	Confirmation Of Minutes - Cressy Local District Committee	That Council be proactive in the eradication of Capeweed in the Northern Midlands and include Cressy in the 2016/17 tree planting program.	Regulatory & Community Services Manager	Report to Council Meeting.	
12/12/2016	347/16	Confirmation Of Minutes - Longford Local District Committee	Perth Bypass – That a Council officer attends the January meeting to brief the committee about how Longford will be linked to the new system.	Regulatory & Community Services Manager	Committee notified advice will be provided once received from DSG.	
12/12/2016	347/16	Confirmation Of Minutes - Longford Local District Committee	That this committee support the Rotary proposal in its concept form and that Dr Flanagan would come back to the Committee with a detailed proposal and that this decision be made known to Council.	Regulatory & Community Services Manager	Noted, awaiting report.	
18/01/2016	07/16	Honeysuckle Banks Masterplan	That Council: i) Accept in principle, the draft Honeysuckle Banks masterplan; and ii) Release the draft Honeysuckle Banks masterplan for community consultation.	Regulatory & Community Services Manager	Reviewed at 6/2/17 Council workshop, further work awaited from consultant.	
23/01/2017	07/17	Policy Update: Fire Abatement	That i) Council endorse the amendments to the Fire Abatement Policy; ii) Council write to the Department of State Growth requesting that they consider, in years of high growth, additional mowing of the verges; and iii) with regard to fire abatement inspections, a report be tabled at the February meeting.	Regulatory & Community Services Manager	Complete.	
12/12/2016	353/16	Ross Town Square Master Plan	That Council: i) Accept in principle the Ross Town Square Master Plan; ii) Adopt the Parkland Style Design (Option One) for the site; iii) Endorse the name 'Village Green' for the site; iv) Have prepared detailed documentation of construction and tendering purposes; v) Consider funding components of the Master Plan in forthcoming Council budgets, and request Council Officers to seek to secure external grants to assist with the implementation of the Master Plan	Regulatory & Community Services Manager	Tender process in progress.	
8/12/2014	329/14	Economic Development	That Council facilitate meetings with the local businesses in each of the towns to explore business opportunities and other matters of interest.	General Manager	To be progressed as an element of the development of the Economic Development Strategy.	
17/10/2016	286/16	Fruit Growers Tasmania – Request For Sponsorship	That Council ... ii) seek further information on the waiting period prior to being permitted to having access to Centrelink benefits, after taking up such employment.	General Manager	Report to Council Meeting.	
23/01/2017	06/17	Information Items	That Council write to the Department of State Growth to advise of the issues relating to the Conara park and to seek a solution.	General Manager	Letter sent, attended on-site meeting 7/2/17.	
19/09/2016	263/16	Launceston Gateway Precinct Master Plan: Demand Analysis	That 1) a brief be prepared for the preparation of the Launceston Gateway Precinct Master Plan; and 2) external funding sources for the project be identified.	General Manager	Project incorporated with the Municipal Wide Land Use Strategy.	
23/01/2017	12/17	Mill Dam	That the General Manager provide a report to Council detailing plans developed; current status; and the identified future works to be undertake at the Mill Dam precinct.	General Manager	Report to Council Meeting.	
18/04/2016	106/16	Proposed Natural Gas Main Extension To Translink Industrial Precinct	That a fee offer be sought for the preparation of a business case to support the natural gas main extension to TRANSlink Industrial Precinct and reported to Council.	General Manager	Matter in progress.	
19/09/2016	244/16	Confirmation Of Minutes - Ross Local District Committee	That Council note and investigate the following recommendation/s of the Ross Local District Committee: That Council investigate the installation of a broken white line on Roseneath Road from the highway to the 50km/hr sign, and on Chiswick Road, from the highway to the 50km/hr sign with the installation of a two-way sign (arrow up/arrow down) at the 50km/hr signs.	Engineering Officer	Traffic count to be conducted during tourist season when user numbers are highest.	

AGENDA – ORDINARY MEETING

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Date	Min. Ref.	Details	Action Required	Officer	Current Status	Expected Date of Completion
19/09/2016	244/16	Confirmation Of Minutes - Campbell Town District Forum	That Council note and investigate the following recommendation/s of the Campbell Town District Forum: Recommend Council approach State Growth requesting an improvement to or removal of the camping area at Conara Park to prevent campers from driving down in front of Conara residents and using the area as a public toilet.	Works Manager	State Growth to erect fencing and signage to prevent camping.	
21/11/2016	326/16	Guardrail At Illawarra Road / Bishopsbourne Road Intersection	Council address their concerns to State Growth by way of letter, requesting the extension of guardrail at Bishopsbourne Road intersection be considered of significant importance to Northern Midlands Council.	Works Manager	Meeting to be arranged.	
21/11/2016	325/16	Longford Caravan Park & Carins Park Fence	That council approves the suggested design and engagement of appropriate contractors to undertake the fence replacement work and installation of the Hawthorn hedge – temporary type fencing (6m span of 2 panels in a gate type arrangement).	Works Manager	In progress, permanent fencing nearing completion. Contractor engaged to plant hedge (to commence March/April).	
17/10/2016	280/16	Recommendations Of Sub Committees - Campbell Town District Forum	That Council note and investigate the following recommendation/s of the Campbell Town District Forum: That Council review the cleaning schedule of the Campbell Town toilets given the high volume of usage, with the view to increase the daily cleaning.	Works Manager	Cleaning regime review in progress.	
12/12/2016	351/16	Ross Toilet Block Facility At Town Hall	That Council authorise officers to progress with the replacement of the Ross public amenities.	Works Manager	In progress.	
19/09/2016	244/16	Confirmation Of Minutes - Northern Midlands Economic Development Committee	That Council note and investigate the following recommendation/s of the Northern Midlands Economic Development Committee: 1. That a Tas Motor Sports representative be invited to present at a forthcoming Council Workshop and our committee members be invited to join the workshop for this presentation. 2. That Council prepare an information sheet that provides rural businesses wanting to provide accommodation for itinerant workers with an understanding of the planning requirements/ regulations involved. ...	Project Officer	1. Representative to be invited to future Council Workshop. 2. Noted that this issue may be addressed by a LGAT/ DPIPWE taskforce - to be monitored.	
27/06/2016	156/16	Funding Application for the implementation of the Northern Midlands Community Sports Centre Master Plan	That Council allocate \$504,723 to the Major Upgrade of the Northern Midlands Sports Centre project, subject to securing a Regional Revival Fund Grant Project grant of \$504,722.	Project Officer	Council advised in January 2017 that the State Govt has approved \$1M for the centre upgrade though the Northern Economic Stimulus Package.	
21/11/2016	312/16	Longford Recreation Ground 2030 Masterplan	That the matter be discussed at a future Council Workshop.	Project Officer	Reviewed at 6/2/17 Council workshop, further work awaited from consultant.	
23/01/2017	08/17	Monthly Financial Statements	note the 2017-2027 Long Term Financial Plan for discussion at the February Council meeting.	Corporate Services Manager	Report to March Council meeting.	
23/01/2017	11/17	Application to Purchase Road Reserve Trafalgar Street, Ross	That the matter be deferred to be considered following consultation with the Ross Local District Committee.	Senior Planner		
15/08/2016	229/16	Making Of By-Law: Placement Of Shipping Containers By-Law	That Council undertake initial consultation on the Draft Placement of Shipping Containers By-Law with key stakeholders and that a report be brought to a future meeting of Council.	Senior Planner	Initial consultation with Local District Committees - February.	1/03/2017
19/09/2016	266/16	Perth Structure Plan	That the draft plan, including options 1 and 3, be endorsed for public exhibition, following discussions with the affected landowners.	Senior Planner	GHD presented to 23/1/2017 Council workshop. Report to March Council meeting.	31/03/2017
19/09/2016	267/16	Planning Practice Quarterly Report: April To June 2016	That the report be noted and that the presentation of the quarterly report be enhanced.	Senior Planner	New report format. Issued monthly.	

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Date	Min. Ref.	Details	Action Required	Officer	Current Status	Expected Date of Completion
15/08/2016	231/16	Trucks Parking On Residential Properties	That Council officers identify land which is currently owned by Council that may be appropriate for designated areas of off-street parking of heavy vehicles in Northern Midlands towns.	Senior Planner	Report to Council Meeting - March.	31/03/2017
15/08/2016	231/16	Trucks Parking On Residential Properties	That Council seek a remedy to the parking, on a consistent basis, of more than one commercial vehicle on residential property.	Senior Planner	Legal advice received. Report to March Council meeting.	31/03/2017
15/08/2016	230/16	Making Of By-Law: Animal Management By-Law	That Council undertake initial consultation on the Draft Animal Management By-Law with key stakeholders and that a report be brought to a future meeting of Council.	Animal Control Officer	Report to March Council meeting.	31/03/2017

LONG TERM ACTIONS

Date	Min. Ref.	Details	Action Required	Officer	Current Status	Expected Date of Completion
21/09/2015	249/15	Tom Roberts: Proposed Interpretation and Grave Upkeep	That Council: i) endorse the proposal for Tom Robert's interpretation at Longford and/or Christ Church Illawarra, and ii) enter into negotiations with Christ Church with regard to the upkeep of Tom Robert's grave.	Regulatory & Community Services Manager	Seeking approval of design from descendants. Budget to be determined.	
18/05/2015	125/15	Glenorchy City Council Re: Council Reform	That Council defer any action on this request from Glenorchy City Council awaiting the outcome of current benchmarking project with neighbouring councils.	General Manager	Benchmarking project to be completed. Project expected to be finalised by June 2017.	
16/03/2015	63/15	Longford Horse Association	Approves expenditure of a maximum of \$2,000 from the Economic Development Committee budget to fund a consultant to review the proposed Longford Horse Trail to identify opportunities and restraints; and report back to Council.	General Manager	To be addressed as part of the Longford CBD Urban Design Plan.	
20/04/2015	105/15	Northern Midlands Towns Entrance Statements	That Council authorises officers to investigate the cost to design and implement entrance statements for: a) Avoca; b) Campbell Town; c) Cressy; d) Evandale; e) Longford; f) Perth; g) Ross; and list within the draft 2015/2016 budget for consideration	General Manager	Ross - complete. Avoca design work commenced.	
19/09/2016	244/16	Confirmation Of Minutes - Perth Local District Committee	That Council note and investigate the following recommendation/s of the Perth Local District Committee: Footbridge at William Street Reserve: That Council reconsider the proposed design of the footbridge at William Street Reserve in light of the new information.	Works Manager	Estimate of costs awaited. To be listed for consideration in the 2017/2018 budget.	
23/01/2017	09/17	Street Trees Programme	That Council i) continue to undertake the planting of street trees as outlined in this report; ii) undertake a survey and provide report on the existing services and available space to plant trees in accordance with the tree planting strategy (as listed in this report) for the main streets of Northern Midlands townships; and iii) engage a landscape architect or suitably qualified person to develop a Stage 1 Main Street Tree Program for the municipality.	Works Manager		
21/03/2016	78/16	Land Use and Development Strategy	That Council i) endorse the attached Land Use and Development Strategy brief to allow tenders to be called; ii) that the tender be called as staged reports and as a whole, and reported back to council.	Senior Planner	Report to Council meeting.	

Matters that are grey shaded have been finalised and will be deleted from this schedule

12 KEY ISSUES BEING CONSIDERED: MANAGERS' REPORTS

1. GOVERNANCE

a. Governance – Meetings/Conferences

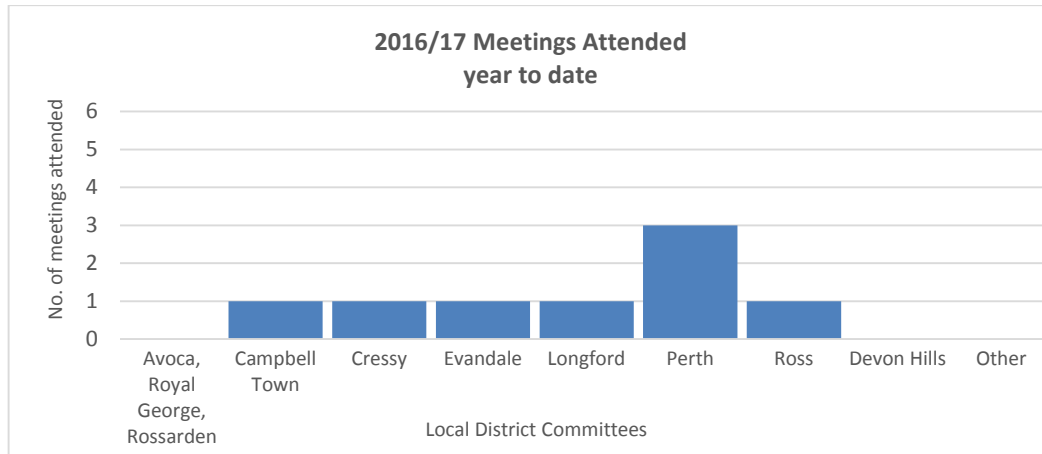
- Council meetings:
 - Ordinary meeting 23 January
- Council Workshop:
 - 6 February
- Executive Management Team:
 - 27 January

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- 1 February
- Staff Meeting
 - 10 January
 - 24 January
 - 7 February
- Community meetings:
 - Perth Local District Committee



- Other Meetings:
 - Met with Leon Lange and Tony Purse re strategic projects
 - Attended Virtual Reality headset session re Ross Town Square Master Plan
 - Attended Joint Regional Cabinet Meeting and Luncheon
 - Met with Longford and Ross Caravan Park owners re CMCA proposal
 - Met with Tasmanian Gorse Removal Services
 - Met with David Denman
 - Met with landowner re Perth Structure Plan
 - Attended meeting re Perth Water Sensitive Urban Design & Sheepwash Creek projects
 - Attended meeting re Powranna Truckwash
 - Attended Benchmarking Project meeting
 - Met with Infrastructure Tasmania to discuss infrastructure projects
 - Met with State Growth re Conara Park
 - Attended Perth Local District Committee meeting

b. General Business:

- Health & Safety and Risk Management Review
- NBN Rollout
- Sub Regional Alliance
- Legal issues, leases and agreement reviews
- Interim Planning Scheme matters
- Road Construction
- Engineering Services
- Drainage issues & TRANSlink stormwater
- Road and Traffic matters
- Resource Sharing
- Animal Control matters
- Buildings
- Tourism
- NRM North
- Recruitment, staff separations, general staff matters
- Childcare matters
- Management Agreements and Committee Administration
- Office improvements
- Media releases and news items

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- Grant application administration and support letters
- Local District Committee project support
- Event management
- Emergency Management
- Strategic Plan
- Local Government Reform
- Newsletters
- General correspondence.

c. NRM

- Continuation of delivery of NRM Facilitator Network Partnership with NRM North.
 - Partnership Facilitator role key performance indicators include; but not limited to:
 - Attendance and participation at Team and Unit meetings (% of at minimum)
 - NRM North Yearbook article development
 - Community awareness and capacity - supervised show exhibitions, field days, workshops.
 - Community engagement and activity support (application support, species site advice, ordering, completion reporting. Etc.) of devolved grant submissions for landholders and community groups such as:
 - NRM North on ground works
 - Tas Landcare Fund
 - TEER River Bank Erosion Grant.
 - Agricultural Landscape Rehabilitation Scheme
- On-going facilitation of Mill Dam Action Group and partnership relationships.
 - Coordination of Mill Dam bank stabilisation project follow up and maintenance.
 - Maintain relationship with JBS Swift
- Participation in facilitation of NRM North's Green Army Teams working with Northern Midland's landholders
- Community Engagement with supervised exhibition at Longford and Campbell Town Shows.
- On-going participation support with local Landcare groups as requested and where required – Perth/ Evandale, Nile, Rossarden.
- On-going collaboration with Department of Primary Industries Parks Water and Environment, with particular focus on Bio-security regarding reported weed infestations.
- Assistance to EHO, by undertaking Recreational Water Sampling for the 2016/17 season, data entry and Annual Recreational Water Report development.
- Participation with Development application assessment process (via referrals) as part of the Planning and Development team.
- Continuation of relationship with TAS TAFE Horticulture Certificate II & III.
- Council Host Officer for Round 4 Northern Midlands Council hosted Green Army Team.
- Council representative to Tamar Estuary and Esk River (TEER) Scientific Technical Committee (STC).
- Assist with landholder revegetation materials and tools distribution.

2. REGULATORY & COMMUNITY SERVICES

a. Animal Control/Compliance

- Respond and investigate complaints in respect to dog management, including issuing notices and fines, declaration of dangerous dogs, and where required attend Court hearings in respect to disputed dog matters
- Conduct routine dog patrols within the municipality
- Review and renew kennel licences within the municipality
- Undertake training to conduct dog microchipping service
- Respond and investigate complaints in respect to fire abatement, including inspections, issuing reminders and notices, engaging contractors to complete works, where required
- Undertake continuing audit of planning permits
- Undertake regular inspections of overhanging trees and issue Abatement Notices where required
- Conduct inspections of Council's free overnight camping facilities
- Undertaking review of Council's Overnight Camping, Overhanging Trees and Footpath Trading policies

b. Community Services

- Tourism

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- Heritage Highway Tourism Region Association
 - Assisting with website upgrade, marketing activities, itineraries, newsletter and social media campaigns
 - Updating event directory
 - Image library photo shoot
- Providing support and information for all Northern Midlands Visitor Centres and provision of information to Regional Tourism organisations and tourism operators
- Working with Campbell Town Museum & Information Centre on development of Campbell Town brochure
- Northern Midlands Business Association
 - Coordinating Northern Midlands Visitor & Information Centre: planning underway to refresh the visitor centre appearance and functionality – improving user experience for both visitors and volunteers
- Media and communications
 - Preparation of monthly double page spread Council pages in Country Courier
 - Preparation of weekly Council advert in Your Region, Examiner
 - Preparation of media releases, speeches and communications for website, newsletters and Facebook page
- Events
 - Liaising with various organisations and community groups regarding holding events within the Northern Midlands
 - Held the Northern Midlands Council Australia Day Event 2017
 - Advertising events through Council's web and social media publications
 - Liaising with organisers of the CMCA Solos rally in Campbell Town in February, collating information and brochures
 - Investigating submission of tender to participate in the 2017 Emirates Melbourne Cup Tour, and seeking local support
- War Memorials
 - Funding application submitted to contribute to refurbishment of BL 15lb Mark I No. 788 Field Gun, Ross
 - Awaiting response from Ross RSL re contribution to restoration of BL 15lb Mark I No. 788 Field Gun, Ross
 - Progressing development of information brochures to commemorate Sergeant Lewis McGee VC
- Council Volunteer committees
 - Attendance at Local District Committee meetings and provide secretarial support
 - Liaising with Council's Management Committees
 - Maintaining Council's Volunteer Register
 - Requesting bi-monthly risk checklists be completed by facility committees of management
 - Liaising with booking officers regarding booking of Council facilities
- Citizenship ceremonies
- Emergency Management
 - Updating Council's Social Recovery Plan
- Health & wellbeing
 - Participating in the quarterly Northern Midlands Health Service Providers Forums
 - Liaising with UTAS regarding a Rural Clinical Placement in the Northern Midlands in 2017
 - Member of the Northern Region Sport and Recreation Committee
 - Review of Council's Disability Access Policy and Action Plan

c. Environmental Health

- Monitoring air, noise and water quality as required
- Advising in respect to development applications, as required
- Investigating reported breaches of environmental health matters
- Issuing food licences and conducting inspections
- Responding to general enquiries from the public on health matters
- Issuing Place of Assembly licences for events, as required
- Engaged local medical practice to undertake school immunisations in 2017

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- Investigating environmental incidents, as required
- Investigating notifiable diseases, as required

d. Regulatory

- Review and update of Council's Policy Manual
- Delegations register review
- Legislative Audit review

3. CORPORATE SERVICES

a. Customer Service

- Member of the National Local Government Customer Service Network.
- Service Tasmania contract review for services in Campbell Town.
- Policy reviews and feedback review.

b. Finance

- Rates and dog licence issue & collection, valuation maintenance and adjustments, supplementary valuations, street numbering, electronic receipting & direct debit systems, interest and penalty.
- Pension rebates claims and maintenance, classification for two rebate maximums, verification of data.
- Sundry Debtors, and aging account review.
- Creditor payments and enquiries. Electronic Ordering and committals.
- Payroll, ETP calculations, payroll tax, child support, maternity leave, PAYG & annual summaries, superannuation, salary sacrifice, Workplace Legislation changes, EB provisions, salary reviews, staff training, leave accrual adjustments, leave loading calculations, Councillor allowances and expenses, Workers Compensation claims and payments, Award adjustments, sundry HR and policy issues.
- Debt Collection services, and Debt summons/warrants.
- Budget adjustments, End of Year Financials, KPI return, Asset Management, Fleet Hire, Long Term Financial Planning, Audit and Annual Report.
- Grants Commission information, sundry grant reporting and auditing. Committee financial management support and auditing.
- Stimulus loan funding applications and administration.
- Property ownership, licences and leases, property committee, aged care unit tenancy, unclaimed monies register, Public Land Register, and sports centre management support.
- Records Management, archives, new resident's information, council information policies and procedures.
- Banking & Investments, Direct Debit, Ezidebit, BPay Billing etc. and setup alterations.
- Rate System issues, 2016/17 Rating and Budget issues, General Finance, ABS Data Collection, and Grant Funding issues, Tax issues including GST, PAYG, FBT, Fuel & Land Tax, and Northern Finance committee.
- Cemetery management, onsite map display and website databases.
- Roads to Recovery work schedules, mapping, Annual Report and quarterly reports.
- Childcare financial reporting, audit, budgets & fee schedule reconciliations. Service support and account issues. Additional Perth School After School Care service negotiations.
- General accounting, customer service, feedback survey, correspondence and reports.
- Audit & Audit committee procedures, processes and support.
- Waste Transfer Station Management issues, Kerbside waste collection contract issues and special clean-up service.
- General Office support and attendance of meetings, reports, emails & phone enquiries.
- Tooms Lake & Lake Leake ownership transfers, caretaker support, licence fee review issues, and contract issues.
- Street lighting contract & aurora pole reporting and maintenance.
- Community events and Special Projects support/funding.
- Light Fleet Management.
- LG Benchmarking Project

c. Risk Management

- Risk Management register review
- safety management and reporting
- drug & alcohol testing administration
- contractor and volunteer management/induction/audits

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- SDS Register and database
- Plant risk assessments
- Swimming pool risk management
- Recreation ground risk audit
- Emergency Management meetings, EM Plan reviews, Emergency Risk Register, Strategic Fire Plan meetings, Emergency desktop exercise and general administration issues.

c. Insurance

- Insurance renewals and policy maintenance.
- Risk Register review and audits.
- 1 open Workers Compensation claim/s.

d. Information Technology

- Server and desktop maintenance.
- New computer setup and minor upgrades of other IT equipment.
- Open Office Software upgrades and enhancement requests.
- GIS maintenance and training.
- Disaster Recovery & IT backup maintenance.
- Council Web Site, Town and Local District Committee site maintenance, NMBA website and HH App maintenance.
- Infonet system maintenance.
- ApproveTas maintenance.
- Cemetery database maintenance.
- Office telephone system & Mobile phone plan review.
- Sundry database creation and maintenance.
- Mobile device applications implementation, and remote access logins.
- Building security systems maintenance.
- Microsoft software maintenance.
- Maintain photocopiers and printers.
- Advanced IT security implementation and training.
- WiFi network and hotspots.
- Fleet tracking.
- ECM Upgrade implementation & training.
- Office renovation arrangements and setup.

4. DEVELOPMENT SERVICES

a. Policy

- Ongoing review of policies.
- Ongoing review of work programs and standard operating procedures.
- Regular planning and building assessment unit meetings.
- Participation in the Economic Development Committee.
- Pursue development of tyre recycling facility.
- Participation in Launceston Gateway Project – Demand Analysis.
- Pursue preparation of Land Use and Development Strategy.
- Perth Structure Plan.
- By-Law preparation.

b. Building.

- Follow up of illegal building works continues
- Plumbing and building inspections and assessments continue
- Commencement of New Building Act 2016 and Building Regulations 2016
- Update of workflows to ensure compliance with new legislation.
- Recruitment for Admin Officer – Development Services continues. Applications closed on 9 Feb, with a good response received and shortlisting of these is underway. Interviews will be week commencing 20 Feb 2017.

c. Planning

- Participation in the Launceston Gateway Precinct Master Plan project working group.

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- Participation in Regional Planning Scheme issues.
- Attendance at State Planning Provisions hearings.
- Consideration of Planning Directives.
- Consideration of proposed planning legislative amendments.
- Ongoing review of procedures.
- Management of Perth Structure Plan project.
- NMC Land Use Strategy.
- Response to enquiries and development opportunities.
- Amendments to interim scheme.
- Assessment of development proposals.
- Liaison with appellants and RMPAT regarding Planning Appeals.

d. Compliance

- Permit conditions – Structured review of compliance with planning permit conditions – ongoing.
- Building audit - ongoing.
- Service of Building and Planning Notices.
- Prosecution for illegal buildings and works ongoing as required.
- Signage.

5. WORKS & INFRASTRUCTURE

a. Asset Management

- New asset information collection and verifications– ongoing.
- Programmed inspections of flood levee and associated infrastructure – ongoing.

b. Traffic Management

- Liaising with Department of State Growth to resolve traffic issues within municipality.
- Traffic counts on roads throughout the municipality – ongoing.

c. Development Work

- McShane subdivision, stage 2, (Seccombe Street, Perth) has reached final completion.
- 4 Lot Pegasus subdivision Ross at practical completion.
- Stage 2 of Hollejett subdivision (3 lots) in Edward Street, Perth has reached practical completion.
- 5 lot Chugg subdivision in Malcombe Street, Longford has reached practical completion.
- Stage 2 of the Kerr/Bean/Shervan subdivision, Mulgrave and Seccombe Street, Perth has reached **final** completion.
- 9 Lot Shervan Subdivision in Fairtlough Street, Perth has reached final completion.
- 4 Lot Unathi subdivision at practical completion

d. Waste Management

- Input into Regional Waste Management discussions – ongoing.
- Regular safety audits of all sites - ongoing

e. Tenders and Contracts

- Nil

f. Flood levee

- Programmed monthly/ bi-monthly inspections of flood levee carried out by Works and Infrastructure staff.

g. Engineering

- Input into Northern Regional Infrastructure group – ongoing.
- Hydraulic modelling of stormwater system in Western Junction Industrial Area – ongoing.
- Development of stormwater plans for all towns as required by the *Urban Drainage Act 2013* – ongoing.

h. Capital works

- Cromwell Street – kerb & channel.
- Bridge Street – Campbell Town – Construction of Kerb & Channel.
- Leake / Torlesse Street – Campbell Town - Construction of Kerb & Channel.

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



13 RESOURCE SHARING SUMMARY FROM 01 JULY 2016

Attachments: Section 1 – Page 13

Prepared by: Martin Maddox, Accountant/Executive Officer

Resource sharing summary for the period 1 July 2016 to 30 June 2017 was circulated in the Attachments.

14 STRATEGIC PROJECTS OUTCOMES AND DELIVERY 201-2027

Prepared by: Departmental Managers

Progress Report:

Red (not started, obstacles); Orange (on hold); Green (on track); Blue (completed)

Underway	2017 - 2020	2020 - 2027	Ongoing	Status	Comments
GOVERNANCE					
Local Government Reform	✓	Review	Review	✓	Northern Tasmanian Councils meet on 31 January 2017 re the Resource Sharing Study and in particular, Phase 1 Status update. NMC has provided the data requested. Next meeting 1 March 2017.
Elected Members Development and Annual Plans		✓	Review	✓	Policy and Annual Plan to be prepared.
People and Culture Plan	✓	✓	Update	✓	Framework utilised for recruitment is best practice ensuring the best suited applicant is appointed to each vacancy. Employment relations are professional, fair and consistent, when performance discussions need to take place. Policy and Procedure development, review and implementation continuing. Development of new Employee Handbook continuing, which will incorporate the outdated OH&S manual into the one document. NMC indoor staff uniform, complete with logo has been approved and will go live from 1 Nov 2017.
Best Business Practice, Governance and Compliance	✓	Update	Update	✓	Legislative Audit in progress. Delegations review in progress. Policy Manual update in progress. All tasks ongoing.
Media and Marketing		Update	Update	✓	Communications officer engaged. Communications Strategy and Framework to be developed. Expanding Council's communications through social media and other publications.
CORPORATE SERVICES					
Asset Management Plan Annual Review	✓	✓	Review	2017 - 2027	Building Asset Management Plan updated for building componentisation, to be considered by Council at March 2017 meeting.
Annual Budget and Quarterly Review	✓	✓	Review	2017 - 2027	Draft Long Term Financial Plan updated for Accelerated Stimulus loan funding, and mid year budget review to be considered by Council at March 2017 meeting.
Information Technology Upgrade Program	✓	✓	Review	2017 - 2027	Website redevelopment at pre design stage, quotes sought for financial software upgrades, and for hosting ECM in cloud.
Emergency Management	✓	✓	Review	2017 - 2027	Next municipal emergency meeting scheduled in March 2017, draft updated Emergency Recovery Plan for consideration.
Workplace Health and Safety Action Plan Annual Review	✓	✓	Review	2017 - 2027	Revised WHS action annual plan under development with officer.

AGENDA – ORDINARY MEETING

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Customer Service Standards	✓	Review	Review	Review		Customer Service Charter reviewed in June 2016. Customer Service Feedback device available at counter and on website. Customer Service Training undertaken by all staff in May 2016. LGAT state-wide community satisfaction survey scheduled December 2017. Departmental review including Customer Service Standards completed for Planning & Development.
DEVELOPMENT SERVICES						
Land Use and Development Strategy		✓	Review	2017 - 2018		Report to Council meeting.
Tasmanian Planning Scheme Integration	✓	✓	Review	2017 - 2020		Work plan determined by the northern working group.
REGULATORY & COMMUNITY SERVICES						
Strategic Projects Team						
Economic Development Master Plan - Prepare, Prioritise, Implement	✓	✓	Review	✓		Recommendation to February Council meeting
Strategic Infrastructure Projects						
Launceston Gateway Precinct Master Planning	✓			2017 - 2020		Listed as a component of the Municipal Wide Land Use Strategy
Northern Midlands Rural Processing Centre	✓	✓	✓	2017 - 2020		Combined with Launceston Gateway Precinct component of the Municipal Wide Land Use Strategy
Perth Town Structure Plan	✓			2017 - 2018		Two design strategy options submitted
Perth Community & Recreation Centre & Primary School Integrated Master Plan	✓			2017 - 2018		Awaiting report for presentation to Council
Sense of Place Planning - all villages and towns	✓	✓	✓	✓		Master planning for townships underway.
Longford CBD Urban Design Strategy	✓	✓				Awaiting concept plans.
Longford Place Activation Plan	✓	✓				Project Champion role complete, balance project incorporated in Longford CBD Urban Design Strategy
Longford Recreation Ground Master Plan	✓	✓				Report to February Council meeting.
Campbell Town CBD Urban Design and Traffic Management Strategy	✓	✓	✓	✓		Awaiting concept plans.
Campbell Town War Memorial Oval redevelopment	✓			2017 - 2020		Design phase in progress. Seeking funding from external sources for War Memorial redevelopment.
Ross Town Centre Park Development Master Plan	✓			2017 - 2020		Stimulus funding received. Tender process underway for design.
Ross Swimming Pool Master Plan	✓			2017 - 2020		Awaiting outcome of structural review.
Cressy Recreation Ground Master Plan		✓		2017 - 2020		Report to February Council meeting.
Cressy Swimming Pool Master Plan		✓		2017 - 2020		Awaiting outcome of structural review.
Evandale Morven Park Master Plan		✓		2017 - 2020		Report to February Council meeting.
Feasibility Study: Investment in Ben Lomond Ski Field Northern Tasmania	✓	✓		✓		Study being driven by external stakeholders, Council support provided when requested.
Economic Development						
Economic Development Master Plan Strategy Delivery		✓	✓	✓		To be implemented once developed

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Economic Development (incl. Tourism) Strategy Delivery		✓	✓	✓		To be implemented once developed
Tourism Strategy Implementation		✓	✓	✓		To be implemented once developed
Community Development						
Youth and Ageing Strategy		✓	Review	✓		Not yet commenced.
Discrimination Strategy		✓	Review	✓		Not yet commenced.
Family Violence Strategy		✓	Review	✓		Review Tasmania's Family Violence Action Plan 2015-2020 and support where able.
Supporting Health and Education Programs	✓	✓	Review	✓		Participating in the Northern Health Providers Networks meetings. Continue to provide further education bursaries to residents.
Supporting Employment Programs	✓	✓	Review	✓		Participation in the Northern Midlands Business Partnership Group meeting coordinated by Beacon Foundation. Participate in LGAT special interest groups on a quarterly basis. Support Work for the Dole program. Participate in work experience and University placements.
Supporting Sport and Recreation Programs	✓	✓	Review	✓		Participation in quarterly northern Sport & Recreation meetings. Planning and implementation of upgrade to Council owned sporting facilities underway. Support provided to participants in sporting activities on a state and national level.
Social Recovery Plan	✓			✓		Plan presently under review.
Disability Action Plan	✓			✓		Plan presently under review.
Cohesive Communities and Communities at Risk		✓	Review	✓		Not yet commenced.
Regulatory						
Legislative Audit	✓			✓		Review of all legislation in progress, response due end of February. Anticipated review and report to March meeting.
Delegations Reviews	✓			✓		Updated to reflect new building legislation, ongoing review in progress.
Council Policy Manual Review	✓			✓		17 policies due for review, relevant managers and officers notified on 12 January 2017
WORKS & INFRASTRUCTURE						
TRANSLink Precinct Renewal - Stormwater	✓	✓		2017 - 2020		Process of land acquisition underway. Seeking grant assistance to fund planned works.
Campbell Town War Memorial Oval	✓			2017 - 2020		Architectural design substantially complete.
Longford NM Sport and Fitness Centre	□	✓	✓	2017 - 2020		Draft design plans awaiting approval. Stimulus funding obtained to complete works.
Evandale Honeysuckle Banks	□	□	□	2017 - 2020		Masterplan complete. Minor works scheduled only.
Nile Road Upgrade	□	✓	✓	□		Included in Roads 5 year Capital Works program.
Stormwater Management Plans	✓	✓	Review	2017 - 2027		Initial data collection survey complete. Model build for all Towns in progress.
Waste Management 2017 - 2020		✓	Review	2017 - 2027		Member of the Northern Waste Management Committee. WTS disposal and supervision contracts tendered for long term provision of services.
NRM Program Collaboration	✓	✓	Review	✓		

15 VANDALISM

Prepared by: Jonathan Galbraith; Engineering Officer

Incident	Location	Estimated Cost of Damages		
		January 2017	Jan 2016 – Jan 2017	January 2016
Toilet vandalised	Valentines Park, Campbell Town	\$ 400		
TOTAL COST VANDALISM		\$ 400	\$ 11,790	\$ 2,100

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16 YOUTH PROGRAMME UPDATE: JANUARY 2017

Prepared by: Lorraine Green, Project Officer

Council contracts Longford and Launceston PCYCs to provide youth programs, and National Joblink to provide youth mentoring programs, during school terms. No youth programs operated in January.

17 BUILDING BETTER REGIONS FUND

Prepared by: Lorraine Green, Project Officer

The Australian Government Building Better Regions Fund has two funding streams.

1. The Infrastructure Projects Stream funds infrastructure projects that will create jobs, drive economic growth and build stronger regional communities into the future. Council can apply for up to 50% of the cost of any eligible project and can apply for two projects in the current funding round. Applications are assessed against four merit criteria: economic benefit, social benefit, value for money and project delivery. Applications opened 18 January 2017 and close 28 February 2017.

Council officers are preparing funding applications for:

- The Translink Stormwater Renewal Program. An application was made in March 2016 to the National Stronger Region Fund for this project. At this time the total cost of the project was \$5.46m and the cash contribution required from Council was \$1.54m. The project costs are currently being reviewed.
- The Ross Village Green Project. Council has secured an interest-free loan from the State Government of \$300,000 towards this project. The cost of total implementation of the project's masterplan has been costed at \$537,660. Application is being made for the \$237,660 required to fully implement the masterplan.

2. The Community Investments Stream funds community investment projects that will create jobs, drive economic growth and build stronger regional communities into the future. Eligible activities include new or expanded local events, strategic regional plans, leadership and capacity building activities. Applications are assessed against four merit criteria: economic benefit, social benefit, value for money and project delivery. Applications opened 18 January 2017 and close 31 March 2017.

Council officers are investigating the possibility of applying for funds for the development of the Launceston Gateway Precinct Masterplan.

18 2017 EMIRATES MELBOURNE CUP TOUR

Prepared by: Amanda Bond, Regulatory & Community Services Manager

Council was contacted late in 2016 seeking expressions of interest to participate in the 2017 Emirates Melbourne Cup Tour. The Tour is programmed to visit approximately 30 towns and cities across Australia and New Zealand from July through to November.

An expression of interest was lodged and tender applications are now open to be part of the tour. Tenders must be submitted by 3 April 2017.

The objectives of the tour, as identified in the tender guidelines are:

- Take the People's Cup back to the people and communities of Australia and New Zealand;
- Highlight the historical, social and cultural significance of the Melbourne Cup;
- Celebrate the heroes and stories linked with the rich 156 year history of the Melbourne Cup.

Council applied to participate in the tour in 2011, however, was unfortunately unsuccessful on that occasion. Helpful feedback was provided in 2011 to assist with future applications.

If successful Council, in conjunction with other stakeholders would need to host a day long event to celebrate the tour.

The tender guidelines specify the following event planning requirements:

- Develop an interactive public event that reflects the region's historic involvement or connection to the Melbourne Cup;

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- Develop a program that encourages engagement from the local community across widespread generations, demographics and cultures.
- Outline the event/s objectives and clearly demonstrate that the local community and businesses support the development of the event, ensuring that event/s are neighbourhood friendly and sensitive to community concerns.
- Encourage innovative use of public and private locations as spaces for public venues for the event.

Preliminary discussions between Council officers have resulted in the following potential event framework:

- Visit to an aged care facility with display or interactive event;
- Community event at the Longford Race Track including involvement from the municipalities schools, local businesses, pony clubs and the Tasmanian Turf Club.
- Fundraising dinner/cocktail party to be organised and hosted by a local charity.

Letters have been sent to the Tasmanian Turf Club and the local schools seeking their interest in participating in and supporting the event.

Council officers plan to write to the Northern Midlands Business Association to seek support from local business.

Council officers are yet to determine the process to approach local charities regarding the fundraising event and welcome feedback from Councillors regarding suggested charities to approach.

19 FIRE ABATEMENTS

Prepared by: Tammi Axton, Animal Control/Compliance Officer

Fire Abatements

	2014/15	2015/16	2016/17
Number of Inspections	67	75	176
Number of letters sent	61	72	164
Abatements issued	62	60	79
Contractor engaged	11	12	23
Infringements issued	0	0	11

Due to changes in the seasons and the excessive growth of long grass there has been an increase in the number of complaints.

All complaints have been acted upon and properties inspected and photographed.

Letters were sent out to all property owners where a fire issue was identified and for failing to clear the hazard, abatement notices were issued with clear instructions on what is required to clear the hazard.

- 23 property owners failed to comply with fire abatement notices and Council contractors were engaged to clear the hazard.
- 11 infringements notices were issued in accordance with section 200 of the Local Government Act. These were issued to property owners who had previously not complied with an abatement notice.

DECISION

Cr

That the Information items be received.

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GOV 6 POLICY REVIEW: WORK HEALTH & SAFETY POLICY

Attachments: Section 1 – Page 26

File: 15/013; 2/03/01/01
Responsible Officer: Des Jennings, General Manager
Report prepared by: Samantha Dhillon, People & Culture Business Partner

1 PURPOSE OF REPORT

The purpose of this report is to seek Council's approval to adopt the amended Work Health & Safety Policy which applies to workers and other persons at the workplace.

This Policy forms part of the Human Resources Policy and Procedure Manual applicable to employees of Council, in addition to the Council Policy Manual which applies to Councillors.

2 INTRODUCTION/BACKGROUND

The Work Health & Safety Policy was due for renewal in December 2016, which has now been completed, resulting in a few minor amendments being made. These amendments are as listed below:

Two further pieces of legislation have been included and referred to under applicable legislation, these are:

- *Asbestos Related Diseases (Occupational Exposure) Compensation Act 2011*
- *Workers (Occupational Diseases) Relief Fund Act 1954*

At clause 2 – Purpose, the following bullet points have been incorporated to ensure compliance with applicable legislation when Council implements this Policy:

- induction programs
- consultation, cooperation and coordination processes
- adequate resources
- monitoring, reviewing and verification of Council systems
- corrective action where it is identified that the acts of omissions of persons are putting themselves at risk

3 STRATEGIC PLAN 2017 - 2027

The Strategic Plan 2017 - 2027 provides the guidelines within which Council operates.

- *Lead – Workforce Standards*
 - *Core Strategies – People and Culture Framework Generates Professionalism:*
 - *The People and Culture Framework is best practice*

4 POLICY IMPLICATIONS

The Work Health & Safety Policy is reflective of the *Work Health & Safety Act 2012 (TAS)* and the duty of care and responsibilities pertaining to the same for Council, workers and other persons at the workplace.

However, it is important that this Policy be reviewed regularly to ensure it remains current and correlates with relevant legislation.

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5 STATUTORY REQUIREMENTS

The following legislation is applicable to the Work Health & Safety Policy:

- *Age Discrimination Act 2004 (Cth)*
- *Anti-Discrimination Act 1998 (TAS)*
- *Asbestos Related Diseases (Occupational Exposure) Compensation Act 2011*
- *Australian Human Rights Commission Act 1986 (Cth)*
- *Disability Discrimination Act 1992 (Cth)*
- *Fair Work Act 2009 (Cth)*
- *Local Government Act 1993 (TAS)*
- *Long Service Leave Act 1976*
- *Racial Discrimination Act 1975 (Cth)*
- *Sex Discrimination Act 1984 (Cth)*
- *Work Health & Safety Act 2012 (TAS)*
- *Workers (Occupational Diseases) Relief Fund Act 1954*
- *Workers Rehabilitation & Compensation Act 1988 (TAS)*

6 FINANCIAL IMPLICATIONS

N/A

7 RISK ISSUES

Failure to have an up to date and comprehensive Work Health & Safety Policy may leave Council open and liable in circumstances where there is a serious workplace accident or injury, which could result in a breach of legislation and/or a fine to Council.

8 CONSULTATION WITH STATE GOVERNMENT

N/A

9 COMMUNITY CONSULTATION

N/A

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can choose to adopt the amended Work Health & Safety Policy, which would be in the best interest of Council moving forward.

11 OFFICER'S COMMENTS/CONCLUSION

It is extremely important that Council has a suite of Human Resources Policies and Procedures in place as they regulate internal processes, as well as provide guidelines for all employees to ensure consistency and that the necessary measures and steps are practiced, if and when needed.

Similarly, it is equally as important that these Policies are up to date in terms of legislation and contemporary Human Resource matters. To ensure this Policy and others are reflective of the most current legislation, it will be reviewed again in January 2018, or earlier if there are changes to legislation beforehand.

12 ATTACHMENTS

12.1 Work Health & Safety Policy

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RECOMMENDATION 1

That Council adopt the amended Work Health & Safety Policy.

DECISION

Cr

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GOV 7 SEASONAL WORKER INCENTIVES

Attachments: Section 1 – Page 32

Responsible Officer: Des Jennings, General Manager

Report prepared by: Des Jennings, General Manager

1 PURPOSE OF REPORT

Council at its meeting in October 2016 sought further information on the waiting period permitted to having access to Centrelink benefits after taking up seasonal fruit picking employment.

2 INTRODUCTION/BACKGROUND

Council recently endorsed the request from Fruit Growers Tasmania for sponsorship in support of a website to promote employment for seasonal workers.

At this time Council sought advice of the ability for local community members to engage in such employment and not have their benefits impacted upon.

3 STRATEGIC PLAN 2017-2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Lead – Leaders with Impact
 - Core Strategies: Lead – Councillors represent honestly with integrity
 - ♦ Represent the concerns of the community.

4 POLICY IMPLICATIONS

N/A.

5 STATUTORY REQUIREMENTS

Social Security (Administration) Act 1999

6 FINANCIAL IMPLICATIONS

No financial implications have been identified relevant to this report.

7 RISK ISSUES

No risks have been identified relevant to this report.

8 STATE GOVERNMENT CONSULTATION

N/A.

9 COMMUNITY CONSULTATION

N/A.

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10 OPTIONS FOR COUNCIL TO CONSIDER

To note / not note the presented information report.

11 OFFICER'S COMMENTS/CONCLUSION

The Australian Government has made a commitment to increase the number of seasonal horticultural workers.

On 19 December 2016, as part of the mid-year Economic and Fiscal Outlook, the Treasurer announced the Seasonal Worker Incentives, a set of measures which will support more Australian job seekers to take up this type of employment.

These incentives will be available from 1 July 2017 as part of a two-year trial, ending on 30 June 2019. The trial will be capped at 3,800 participants over each financial year of the trial.

Participants in the trial will be able to earn an extra \$5,000 each year from eligible seasonal work without it affecting their income support payments. They will also be able to access a Seasonal Work Living Away and Travel Allowance of up to \$300 each year, where the work they take up is more than 120 km from home.

Job seekers who have been receiving Newstart or Youth Allowance (other) for a minimum of three continuous months will be eligible to participate in the trial through their employment service providers.

More information about the Seasonal Worker Incentives will be available prior to 1 July 2017.

As Council also sought advice on the administrative process and waiting periods associated with the Centrelink Benefits, this information has been attached for information.

12 ATTACHMENTS

- 12.1 Department of Human Services – Seasonal Work Preclusion Period
- 12.2 Department of Human Services – Waiting Periods
- 12.3 Department of Human Services – Severe Financial Hardship Provisions
- 12.4 Department of Human Services – Income Test
- 12.5 Department of Human Services – Austudy
- 12.6 Department of Human Services – Form – Seasonal, contract and Intermittent Work Details

RECOMMENDATION 1

That Council receive the report.

DECISION

Cr

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GOV 8 TASMANIAN ELECTORAL BOUNDARIES CHANGES

Attachments: Section 1 – Page 49

Responsible Officer: Des Jennings, General Manager

Report prepared by: Des Jennings, General Manager

1 PURPOSE OF REPORT

The purpose of the report is to seek Council's consideration of the proposed changes to the redistribution of Legislative Council Electoral Boundaries.

Comments, suggestions or objections are to be provided within 28 days of the publication of the notice being 28 January 2017.

2 INTRODUCTION/BACKGROUND

The Legislative Council comprises 15 members, with each member of the Council holding office for a fixed term of six years with periodic elections of three members held each odd numbered year, and two each even numbered year.

Legislative Council divisions contain approximately equal numbers of electors, and this parity is maintained by the periodic distribution of divisional boundaries.

The *Legislative Council Electoral Boundaries Act 1995* requires the Electoral Commissioner to recommend to the Minister the reappointment of the Redistribution Committee and Tribunal whenever nine years has elapsed since the previous appointment.

The process of creating new electoral boundaries commences with an Initial Redistribution Proposal published by the Redistribution Committee.

After the publication of the Initial Redistribution Proposal, a 28-day consultation period commences and the Redistribution Committee is dissolved.

The Redistribution Tribunal is then established, and will review any comments, suggestions and objections to the Initial Redistribution Proposal and must make a Further Redistribution Proposal for the State.

3 STRATEGIC PLAN 2017-2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Lead – Leaders with Impact
 - Strategic Project Delivery – Build Capacity for a Healthy Wealthy Future
- Core Strategies: Lead – Councillors represent honestly with integrity
 - ♦ Represent the concerns of the people

4 POLICY IMPLICATIONS

None identified at this time.

5 STATUTORY REQUIREMENTS

Legislative Council Electoral Boundaries Act 1995

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6 FINANCIAL IMPLICATIONS

The 2016-2017 Redistribution of Legislative Council Electoral Boundaries is a State Government responsibility, with no financial implications for Council.

7 RISK ISSUES

The risks that have been identified to date with the redistribution include:

- The Northern Midlands municipal area is split between McIntyre and Prosser with Perth incorporated in Launceston.
Northern Midlands effectively within three Legislative Council areas.
Suggesting that the changes may be considered confusing to the electorate, and the municipal boundary may be the more appropriate boundary with Launceston.
- Not everyone within the affected electorate will be aware of the proposed changes and subsequent impact.
To ensure proper consultation with the electorate, those directly impacted should be written to explaining the changes and advised of the ability to make formal comment.

8 STATE GOVERNMENT CONSULTATION

The Redistribution Committee and Tribunal are statutory bodies independent of the Tasmanian Electoral Commission.

The Redistribution Committee prepared the paper and the Tribunal is seeking written comments, suggestions or objections, which are to be lodged with the Legislative Council Electoral Redistribution Tribunal by the close of business on 25 February 2017.

9 COMMUNITY CONSULTATION

The matter of the proposed electoral boundaries changes has been raised directly with Mayor Downie by community members.

10 OPTIONS FOR COUNCIL TO CONSIDER

To agree/not agree to lodge written comment, suggestion or objection in relation to the Initial Redistribution Proposal.

11 OFFICER'S COMMENTS/CONCLUSION

A copy of the 2016-17 Legislative Council Electoral Boundaries Redistribution Report: "Initial Redistribution Proposal – Reasons", is attached.

Maps are included showing names and boundaries of proposed divisions, together with reasons for the initial redistribution proposal and description of proposed boundaries.

The report details:

- The redistribution criteria
- Previous redistributions
- Proposed redistributions and reasons.

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12 ATTACHMENTS

- 12.1 2016-17 Legislative Council Electoral Boundaries Redistribution Report: Initial Redistribution Proposal – Reasons
- 12.2 Redistribution of Legislative Council Electoral Boundaries Maps

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council formally respond to the Initial Redistribution Proposal.

DECISION

Cr

Cr

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GOV 9 TASWATER: CONSULTATION ISSUES PAPER FOR PRICE AND SERVICE PLAN 3

Attachments: Section 1 – Page 100

Responsible Officer: Des Jennings, General Manager

Report prepared by: Des Jennings, General Manager

1 PURPOSE OF REPORT

The purpose of the report is to endorse the response provided on the Consultation Issues Paper for Price and Service Plan 3 – TasWater.

2 INTRODUCTION/BACKGROUND

TasWater is preparing its price and service plan (PSP) for the third regulatory period over the financial years 2018-19 to 2020-21. TasWater is engaging with its customers and other stakeholders from now through to submission of the draft PSP in June 2017.

The PSP is required by the Tasmanian Economic Regulator, to determine prices for water and sewerage services in Tasmania.

The PSP sets out the ways TasWater will provide services to customers, including everything from providing water to providing sewerage services and dealing with trade waste.

It also sets out the prices that will be charged to enable these services to be provided.

3 STRATEGIC PLAN 2017-2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Lead – Leaders with Impact
 - Core Strategies: Lead – Councillors represent honestly with integrity
 - ♦ Represent the concerns of the people.
- Lead – Money Matters
 - Core Strategies: Lead – Budgets are responsible yet innovative.

4 POLICY IMPLICATIONS

N/A.

5 STATUTORY REQUIREMENTS

Tasmanian Water and Sewerage Industry Customer Service Code

Water and Sewerage Corporations Act 2012

Water and Sewerage Industry Act 2008

Public Interest Disclosure Act 2002

6 FINANCIAL IMPLICATIONS

Council is a shareholder of TasWater and has a responsibility to support TasWater in meeting its legislative requirements.

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Notwithstanding, Councils also answers to the community, who continue to express concern over cost increases associated with essential services of which TasWater is one.

7 RISK ISSUES

TasWater is responsible for providing water and sewerage services in Tasmania and must abide by the independent Tasmanian Economic Regulator who sets minimum service standards for water and sewerage services and approve TasWater's pricing.

TasWater must meet the services standards established and raise the necessary funds to maintain current and improved services.

Inadequate funding would see a reduction in service and the slowing of infrastructure improvement in the treatment of water for drinking and sewerage.

Significant increase in service fees will have an impact on the customer, who are already under significant financial stress.

8 STATE GOVERNMENT CONSULTATION

N/A.

9 COMMUNITY CONSULTATION

TasWater are seeking comment on the Price and Service Plan 2018-21, by way of written submissions on the Issues Paper, either by responding to the forum questions on site or by writing a formal submission.

Councillors continually receive feedback on TasWater's pricing structure, which will inform Council's consideration of the Price and Service Plan 2018-21.

10 OPTIONS FOR COUNCIL TO CONSIDER

To agree/not agree to endorse the submission on the TasWater Price and Service Plan 2018-21.

11 OFFICER'S COMMENTS/CONCLUSION

The Consultation Issues Paper Price and Service Plan 3 is attached for consideration.

The list of questions on the issues are provided below:

- **Issue 1 – Our Priorities**
 - What do you think the relative importance of our priorities should be?
 - ♦ Protecting public health by providing safe and clean drinking water across Tasmania
 - ♦ Reducing the environmental impact from water that is discharged from sewage treatment plants
 - ♦ Ensuring the safety of dams to protect water security and public safety
 - ♦ Maintaining reliable networks to reduce water service interruptions and sewage spills
 - ♦ Increasing water storage capacity to avoid water restrictions
 - ♦ Helping Tasmania's economy to grow by supporting new development.
- **Issue 2 – Investment to address key challenges**
 - What do you think about the split of spending across the priorities?
 - What do you think of the timing of spending we have proposed for the priorities?
 - Are there other specific projects TasWater should be investing in that are important to you?

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- **Issue 3 – Customer bills**
 - What do you think is a reasonable percentage increase per year in PSP3 given the need to substantially improve drinking water quality and reduce our impact on the environment, yet recognising the need to keep customer bills affordable?
 - Would you be willing to pay more to further accelerate improvements to drinking water and the environment? What is the maximum percentage increase you would be prepared to pay for an accelerated program?
 - Do you think the variable/fixed split for charges:
 - ♦ Should be weighted more toward fixed? If so, why?
 - ♦ Is about right (i.e. variable/fixed charges should reflect variable/fixed costs)?
 - ♦ Should be weighted more toward variable? If so, why?
 - What do you think about our equivalent tenement methodology for sewerage bills?
- **Issue 4 – Service standards**
 - For the customer service standards identified above, would you prefer:
 - ♦ Improved standards (e.g. faster response times, shorter and less frequent service interruptions) which could mean higher costs or fewer resources to improve drinking water quality or environmental outcomes?
 - ♦ About the same standards as they are now?
 - ♦ Reduced standards (e.g. slower response times, longer or more frequent service interruptions) which could reduce the upward pressure on costs but may increase human health or environmental risks?
 - Are there any other standards that you think should be changed (improved or reduced)?
 - Should we introduce differential standards so that regions receive lower levels of service to balance out the cost to provide service to those areas (e.g. areas with a higher cost to serve receive a lower standard of service)?
- **Issue 5 – Serviced land**
 - Is our definition of serviced land clear? If not, how could it be improved? Is there additional information we should provide about the quality of service?
 - Should everyone that can access water and/or sewerage services contribute to the costs through the fixed or service charge, regardless of whether they currently are physically connected?
 - Should we allow new connections outside serviced land? Should there be any exceptions like industrial or agricultural development?
- **Issue 6 – Policy for new development**
 - Are our development policies clear and fair?
 - In general, should all customers contribute to the cost of growth and development as it supports the economic prosperity of Tasmania?
 - For specific developments, is it reasonable that developer(s) pay the works internal and works external costs attributable to their development(s)?
- **Issue 7 – Trade waste policy**
 - Is our trade waste policy clear and fair?
 - Are the trade waste arrangements flexible enough for the requirements and variability of your business?
 - To support Tasmania's economic growth, should all customers contribute to the costs of managing trade waste, or should the costs be paid directly by those that generate the waste (user pays)?

Council advocates for TasWater to meet the requirements of the Regulator, notwithstanding the provision of safe and clean drinking water across the State is paramount.

The rate of other improvements need to take account of social and environmental needs along with the capacity for the customer to pay and the need for State and Federal Government financial support.

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Council further supports a focus on the development of a productivity improvement program to reduce costs to the business, funding much needed improvements and reducing annual increases to the consumer.

Council does not support any increases above CPI, Council notes the comparison within the Consultation Issues Paper, but consideration needs to be given to capacity to pay.

An accepted measure of socio-economic disadvantage is the Socio-Economic Index for Areas (SEIFA). Tasmania's SEIFA index of Relative Socio-Economic Disadvantage is 948 (source: Public Health Information Development Unit 2011). This index ranks Tasmania as the most disadvantaged of all the states.

Council supports the review of service standards, particularly those that may reduce the upward pressure on bills. Council would hope that adequate feedback is received from the consumer to allow fair and reasonable assessment of the service standards.

In summary, Council supports the need for the immediate attention to the provision of safe and clean drinking water. The annual increases to be no greater than CPI, with acknowledgement of the need for a productivity improvement program to reduce TasWater operating costs.

12 ATTACHMENTS

12.1 TasWater Consultation Issues Paper – Price and Service Plan 3 (December 2016)

12.2 Response to TasWater Consultation Issues Paper – Price and Service Plan 3 (December 2016)

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council endorse the response to the Consultation Issues Paper – Price and Service Plan 3.

DECISION

Cr

Cr

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GOV 10 TASWATER: QUARTERLY REPORT TO OWNERS' REPRESENTATIVES

Attachments: Section 1 – Page 130

Responsible Officer: Des Jennings, General Manager

Report prepared by: Des Jennings, General Manager

1 PURPOSE OF REPORT

The purpose of the report is to receive the progress update to 31 December 2016 – Quarterly Report to Owners' Representatives.

2 INTRODUCTION/BACKGROUND

This is the second Quarterly Report to Owners' Representatives in accordance with the requirements of the Shareholder's Letter of Expectations.

The Quarterly Report, outlines key aspects of TasWater's performance over the past quarter and year to date.

3 STRATEGIC PLAN 2017-2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Lead – Leaders with Impact
 - Strategic Project Delivery – Build Capacity for a Healthy Wealthy Future
- Core Strategies: Lead – Councillors represent honestly with integrity
 - ♦ Apply best practice, compliant governance

4 POLICY IMPLICATIONS

N/A.

5 STATUTORY REQUIREMENTS

Tasmanian Water and Sewerage Industry Customer Service Code

Water and Sewerage Corporations Act 2012

Water and Sewerage Industry Act 2008

Public Interest Disclosure Act 2002

6 FINANCIAL IMPLICATIONS

TasWater plan to reduce distributions to councils from \$31M in 2017 to \$21M in 2026. Due to the proposed funding requirement of the planned Capital Works program borrowings will increase from \$500M in 2017 to \$891M in 2026.

7 RISK ISSUES

The Quarterly Report outlines a number of key performance areas, with strategies that are on or better than target, those within 20% of target and greater than 20% outside target.

Key Performance Areas:

- Table 1: Commercial and Economic Performance to date.

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- Table 5: Customer and Community Performance to date.
- Table 6: Water and Environmental Performance to date.
- Table 7: People and culture Performance to date.
- Table 8: Top 25 Major Capital Projects.
- Table 9: Top 10 Major Capital Programs.

8 STATE GOVERNMENT CONSULTATION

N/A.

9 COMMUNITY CONSULTATION

N/A.

10 OPTIONS FOR COUNCIL TO CONSIDER

To agree/not agree to note the report.

11 OFFICER'S COMMENTS/CONCLUSION

Under the General Update content area the following are noted that are relevant to the Northern Midlands:

- *Twenty Four Towns Program*

TasWater remains on track to remove the permanent Public Health Alerts for 24 small towns by August 2018, which as at 1 July 2016 could not drink their water straight from the tap.

- Epping Forest
- Rossarden
- Conara

Options analysis has been completed for each town followed by a call for expressions of interest, which was issued before Christmas.

Community meetings and letters to customers have also been instigated to ensure that customers are kept abreast of progress and have an opportunity for input.

- *Price and Service Plan 3*

Consultation on the Issue Paper has commenced and a separate report is presented to Council on this matter.

- *Commercial and Economic Outcomes*

Refer to Tables 2, 3 and 4 for the status for the Balance Sheet, Income Statement and Cash Flow Statement.

The capital projects and programmes are detailed in Tables 8 and 9.

The number of water systems currently maintained totals 71, this will decrease to 66 with work currently underway to decommission existing water systems, one of which is at Avoca. This will rationalise the number of plants thereby reducing TasWater's operating costs into the future.

- *Capital Expenditure Projects and Programs*

- The Longford to Mackinnon's Hill Reservoir project completion date has been extended due to land acquisition issues, a referral will be submitted to the Department of the Environment in quarter three (January) \$4.057M.
- Northern Midlands Sewerage Improvement Plan upgrade \$56M.
- Avoca Full Treatment Water Supply \$4.79M

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12 ATTACHMENTS

12.1 TasWater Quarterly Report to Owners' Representatives – progress update to 31 December 2016

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council notes the report.

DECISION

Cr

Cr

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GOV 11 MILL DAM RESERVE, LONGFORD

Attachments: Section 1 – Page 150

Responsible Officer: Des Jennings – General Manager
Report prepared by: Monique Case, NRM Facilitator

1 PURPOSE OF REPORT

The purpose of this report is to update and review Longford's Mill Dam Reserve history and to seek Council's position regarding:

- Reducing site access and use provision
- the expansion of Lange Design Landscape Architect project brief to include Mill Dam Reserve
- Review of the Special Committee of Council Mill Dam Action Group functions and structures
- Review of Council Strategy and making recommendations on a formal approach, consistent with current best practices, with regard to the development and maintenance of the site.

2 INTRODUCTION/BACKGROUND

The Newry flour mill was built by John Padcock – date unknown. The Mill was destroyed by 1890. The miller at the time was Tom Bean – R.H. Bean's grandfather.

The Mill Dam was retained and maintained by the Longford Council from 1899 to the early 1950s for the purpose of the Longford water supply (Mckinnon 1987 Bicentennial Project Longford).

The Mill Dam Reserve has a recorded history as a popular recreational site since the 1920s.

Responsibility for the site appears to have been facilitated by the conveyance of "Mill Dam Picnic Grounds" to Longford Municipality as ten acres to which there is appurtenant a car carriage and drift-way in 1901 from George Arthur Bryan.

In 1928 with the sale of the land adjacent to Mill Dam, Longford Municipality ratified a Memorandum of Understanding with the new landholder re-iterating the covenants of the original conveyance that include:

1. *Council shall have the right to permit any persons it deems advisable to pass and repass along the said right of way. Council shall pay one shilling per year to the Purchaser for the right to use the right of way...*
3. *...The Council will erect or cause to be erected forthwith a fence from the -- Southern side of the most Easterly gateway on the right of way down to the river.*
...Such fence and gate shall be well and substantially built and erected and shall be maintained and kept in order by the Council.
4. *The Council shall permit the Purchaser to have the use of the area owned by Council near the Mill dam at the yearly rent of one shilling but such user – shall not restrict the right of Council to allow picnickers and visitors from using such area as fully and completely as they now use the same nor shall the Council be liable or responsible for any damage or loss caused to the Purchaser.*
5. *The Council will cause notices to be posted on the right of way notifying those who use it that it is a right of way not a public roadway and also to the effect that dogs will not be allowed on the said right of way or on the land belonging to Council and the Council will cause the gate separating the main road from the right of way to be closed and locked at least twenty-four hours in every year and will cause notice to that effect to be inserted local papers immediately preceding the closing and locking of such gate...*
6. *The Council will engage and employ a gatekeeper at one of the gates...The Council will cause a charge to be made for persons and vehicles using such right of way of not less than one pence for foot passengers, three pence for motor cars and other vehicles. ...*
7. *The Purchaser shall permit cars to be parked in the area adjoining the Council's land...*

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8.It is intended that this agreement shall be a final agreement between the parties and binding on those legally claiming under them respectively....

2.1 Post Modern History

The aerial imagery below provides comparatives for Mill Dam Reserve (State orthorectified imagery from 2005 and google imagery from 2015).



PO Box 156 Longford TAS 7301 Web: www.northernmidlands.tas.gov.au 30/01/2017	Base data from the LIST, © State of Tasmania. For actual boundaries refer Title Plan. Base image, by TASHAP, © State of Tasmania	Mill Dam Reserve 2005 State Imagery	Not to Scale.	

2005 State Imagery



PO Box 156 Longford TAS 7301 Web: www.northernmidlands.tas.gov.au 30/01/2017	Base data from the LIST, © State of Tasmania. For actual boundaries refer Title Plan. Base image, by TASHAP, © State of Tasmania	Mill Dam Reserve 2015 Google Imagery	Not to Scale.	
			1:6,771	

Google imagery 2015

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2.1.1 1988 Bicentennial Project

The Bi-Centennial Project was approved by the State Bi-centennial Committee and implemented by Council with engineering support from Hydro in 1988.

The Bicentennial Project Report states that the Mill Dam had been neglected since 1963. The Bicentennial Project worked to restore Mill Dam's local value as a popular recreational area with works that included:

- Clean up and removal of woody debris
- Installation of the walking track circuit from Union St
- Tree Planting – willows, poplars, alders
- Addition of six new barbeques to the existing two
- Toilet Facilities
- Weir repairs and remediation to improve swimmer safety
 - Small rip rap dam
 - Repairs to damaged concrete.

2.1.2 2007-2009 Enviro-fund Project:

In January 2007 an expression of interest was received from then TGS currently Swift (abattoir) regarding working on an application for the abattoir owned Mill Dam lands. Council's NRM Officer worked with TGS on the development of the application. TGS's application was successful in receiving \$27,000 (GST inc) from the Commonwealth's *Envirofund* in October 2007.

The objectives of this project were identified as:

- Riparian restoration and enhancement
- Improve recreational user outcomes
- Reduce site use conflicts; sheep, vandalism, mis-use

This was to be achieved by undertaking the works across two discrete sites:

2.1.2.1 Site 1 (Western Oxbow lake immediately to left when entering right of way):

Area covered 15 ha

- General clean-up of the area
- Installation of 1km of riparian fencing
- To regenerate 8 ha of river bank
- Removal of 500 m of riverbank crack Willow

2.1.2.2 Site 2 (South, eastern paddock adjacent to Illawarra Road):

Area 25 ha

- 1.5 km of fence erected to:
 - keep stock safely enclosed
 - keep dogs, 4wd and motorcycles, excluded from the area
- Riparian native revegetation with 1,500 seedlings
- Rain water tanks as alternative water to irrigate new plantings
- Woody weeds (gorse, hawthorn) cleared from paddock

The project suffered many technical and administrative difficulties and other setbacks throughout its duration. This was compounded further with the repetitive flooding throughout 2010-2011 with a major event occurring in 2011.

As Council was not a signatory to the 2007-2009 *Enviro-fund* works we have no detailed financial records for this project. Administratively the project has been archived. Agreement schedules are with the Abattoir and not Council.

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2.1.3 2008 – 2010 Regional Recreation and Public Open Space Strategy for Longford - Public Open Space (POS) Concept - Railway to Mill Dam Concept Plan:

Concept plans only, grant application was unsuccessful.

2.1.4 2009 – 2010 – Mill Dam Action Group Budget Allocation

Budget allocation 2009/2010 of \$6,000.00 for timber barrier for picnic area.

2.1.5 2010 - 2011 –Group NMC Budget Allocation:

Timber barrier for picnic area: \$8,000.00

2.1.6 2011 - 2012 – Group NMC Budget Allocation:

Mill Dam improvements: \$10,000.00

2.1.7 2011 - 2012 – NMC: Community and Sporting Organisations Grants Assistance Program

Reserve restoration: \$4,665.00

2.1.8 2012 - 2013 – Group NMC Budget Allocation:

Support Mill Dam support committee and improvements: \$10,000.00

2.1.9 2013 - 2014 – Group NMC Budget Allocation:

Support Mill Dam support committee and improvements: \$10,000.00

2.1.10 2014 - 2015 – Group NMC Budget Allocation:

Support Mill Dam support committee and improvements: \$4,000.00

2.1.11 2015 - 2016 – Group NMC Budget Allocation:

Support Mill Dam riverbank erosion committee and improvements: \$4,850.00

2.1.12 2016 – 2017 – Group NMC Budget Allocation:

Support Mill Dam riverbank erosion committee and improvements: staff

2.2 2009 – Current: Mill Dam Action Group:

At the Ordinary Council Meeting of 19 October 2009 after receiving Report Item 271/09 (file 16/004), Council resolved:

“To form a committee by calling for interested persons and stakeholders as to how the situation can be progressed.”

In the 14th of November 2009 edition of the Examiner, Council advertised for member nominations:

“Nomination are invited from community members to form a Mill Dam Management Committee to progress development of the recreation and environmental values of this important community asset; as well as on site refurbishment and maintenance.”

The “Mill Dam Action Group” (MDAG) was formed in January 2010 with Hugh Mackinnon nominated as Chairman and Linus Grant as Deputy at its inception meeting. Hugh Mackinnon resigned as chair in 2016 with Linus Grant accepting the Mill Dam Chair at the 2016 AGM with Cr Richard Goss as Deputy.

MDAG developed a Memorandum of Understanding in 2011 which Council adopted at its 16 May 2011 Meeting with the following decision:

“That the Northern Midlands Council accept and endorse the draft Memorandum of Understanding between Council and the Mill Dam Action Group. As per subsection 24 of the Local Government Act 1993.”

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The MDAG was formed with the principle objective to counteract or alleviate the public concern over the negative impacts of previous, inappropriate, though well intended actions within the reserve and to engage and engender a sense of community ownership of the site.

The Memorandum of Understanding 2011 has never been ratified by either party.

Mill Dam Action Group has functioned without a quorum for most of its existence despite a number of membership drive attempts via various social networks. The 2016 Membership call despite being advertised online and in print media; only received 1 nomination.

Since its inception meeting in January 2010 the group has had the benefit of a number of funding support Management Agreements including:

2.2.1 2010 (PA2038) 2013 variation: Mill Dam Revegetation & Clean up

Post flooding damage in 2009 and 2010 the MDAG applied to NRM North for funding to support revegetation and excavation works to implement erosion controls.

This partnership agreement was reported to Councils' June 2010 Meeting (149/10) with the Council unanimously adopting the recommendation of:

"That Council agree to the partnership proposal with NRM North and authorize the General Manager to sign the agreement on behalf of Council".

Project Description and Objectives:

This project aims to restore a riparian area along the western bank of South Esk River at the Mill Dam at Longford. The main activities that will be undertaken will be:

- revegetation of Tas native species and grasses along the riparian area to mitigate erosion
- excavation work to implement debris stack and burn

Variation of 2013:

- Excavation work to implement erosion controls

Guiding Principles:

To advance the purpose of this Agreement the parties agree that:

....3. Northern Midlands Council and NRM North will promote the development of a long-term partnership and actively seek funding opportunities for further joint ventures in relation to this project.

Special Conditions:

.... Best practice environmental management need to be incorporated in to this project. Including the planting of native Tasmanian species.

2.2.2 2011 FA 059: 'Longford Mill Dam Flood Restoration Project - NRM North Community Grants – Flood Round

Summary of activities:

The aim of the project is to support the group by providing funds to restore the environmental health of the Mill Dam Reserve through revegetation work and flood debris removal.

2.2.3 CAG 11 – 00262 -Community Action Grant: "Longford Mill Dam Riparian and Conservation Reconstruction Project"

MDAG with Commonwealth; NMC sponsored. Commonwealth Caring for Our Country, Community Action Grants.

Project Target, Project Objects and Activities:

The Project Target and Object applicable to this Project is:

- (i) *Increasing participation in natural resource management (Target)*

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- (ii) *Increasing community knowledge and skills through engagement of at least one community organisation (Object)*

The Grantee must undertake the following activities within 18 months of the commencement date, in delivering the Project.

Key Activities:

(a) the planting of deep – rooted species along about 1km of river bank, together with laying rip rap where practical, (b) direct drilling sections fo the river bank with a mix of grasses and (c) planting native trees and shrubs, increasing gin canopy height > 1m - < 25m and planting width 1m – 5m from the river bank to about 25 m in from the river’s edge and within the registered conservation area.

2.2.4 2015/16: MA 558 “Mill Dam Hot Spot 3” Mill Dam Action Group with TEER, sponsored by NMC.

Key Activities:

The works were undertaken on the riverbank of the within the Council leasehold, with works including:

- Stock exclusion fencing
- Native revegetation

Background:

...F. The landholder/s agrees that the works will benefit the community and the environment and that they will be responsible for the ongoing maintenance expenses set out in this Agreement.

6. Landholder Contributions:

...6.2 In carrying out the Project the Landowner/s will:

- (a) Use all proper care; and*
- (b) comply with any codes of ethics, regulations or other industry standards relevant to the Project; and*
- (c) comply with all relevant law and in particular take all reasonable actions to ensure that no fraud occurs and*
- (d) pay all taxes, duties and government charges imposed in Australia or overseas in connection with this Agreement; and*
- (e) communicate to the Organisation, especially if there is an issue that may delay, stop or adversely affect the Activity;*
- (f) provide information to the Organisation they may reasonably require; and*
- (g) agree to provide access to the project site/s for the period of this agreement and the subsequent maintenance period as specified in clause 8.3. Access will be by negotiation.....This access will typically be for the purpose of; inspection of projects works, monitoring, field days....*

8. Construction and Maintenance of the Project

...8.2 The Landowner/s is responsible for ensuring that the Project is properly maintained and kept free of obstructions by such reasonable and usual methods as the parties may determine but the maintenance of any fence forming part of the Project shall be the responsibility of the landowner on whose land the works are undertaken unless otherwise agreed by the parties.

8.3 The Landowner/s agree to continue the objective and outcomes of the project, including maintain in good repairs and condition any fence or other capital investment provided through the grant funds, for a minimum period of ten (10) years

2.2.5 MA 556: “Mill Dam Hot Spot 1” Stakeholder project with NRM North TEER. Riverbank Erosion Grant 2015/16 . MDAG Sub-Committee: Mill Dam Major Stakeholders Group:

All conditions as outlined in MA558 above.

Co-funded with Major Stakeholder Group partners: Department of State Growth, TasRail and JBS Swift.

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Key Activities:

The project works were undertaken on the riverbank and on the immediately adjacent plain between the rail bridge and road bridge. With works comprising of:

- rock armoring
- revegetation
- stock exclusion fencing

2.2.6 2013 -2016 – MDAG Sub Committee: Mill Dam Major Stakeholders Group:

Initiated by the then General Manager and Action Group Chair the Mill Dam Major Stakeholders Group was a subcommittee of the Mill Dam Action Group.

This working group was made up of representatives from all the Reserve's landholders, authorities and agencies including: Department of State Growth, JBS Swift, TasRail, Parks and Wildlife, Council, Mill Dam Action Group, MAST, NRM North and Hydro Tas.

Between 2013 and 2016 the working group met regularly and reciprocally collaborated to oversee the financing and development of the *River Bank Erosion Mitigation Options Analysis: Mill Dam Reach of the South Esk River 2015* by JMG.

Subsequent to the development of the report both the Action Group and Stakeholder Group reviewed the report and agreed to proceed with actions as outlined in the report identified as Hot Spot 3 (Action Group initiated) and Hot Spot 1 (Stakeholder initiated) by applying for funding via the *TEER Riverbank and Erosion Grants 2015*.

Both applications were successful in receiving funding of 50% of projects costs (capped at \$25,000). Council was the soul co-contributor to Hot Spot 3. Hot Spot 1 had the benefit of co-contribution from Stakeholder partners including: Council, Department of State Growth, JBS Swift and TasRail.

With the successful completion of the *Riverbank Erosion Grant* the Stakeholder Group has held no further meetings.

3 STRATEGIC PLAN 2017/2027

The Strategic Plan 2017/2027 provides the guidelines within which Council operates. The following Strategic outcomes and strategies have relevance to this issue:

- People and Place
 - People
 - Sense of Place*
 - Lifestyle*
 - Place
 - Environment*
- Core Departmental Responsibilities
 - Works and Infrastructure
 - Area Management Plan*
- Core Departmental Responsibilities
 - *Planning and Development*
 - *Environment: Natural Resource Management Program Collaboration*
 - *Climate Change*

Mill Dam Reserve is a strategic multiple outcome site, with provision for agricultural use, passive recreation, flood plain function/storm water management, and, important habitat niches in a highly depauperate landscape. Mill Dam Reserves lies across several departments when seeking alignment in the Strategic Plan

Other Strategic Documents:

- *Tasmanian Reserve Management Code of Practices 2003*

The Code is seen as an important element in the framework for protecting conservation values

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encompassed by the Comprehensive, Adequate and Representative (CAR) reserve system, which was expanded under the RFA to meet agreed reservation targets for wilderness, old growth forest and biodiversity.

- *Tasmanian Wetland Strategy*
- *DPIPWE: Wetlands and Waterways Works Manual*
- *Restoring Wetlands and Waterways: A Guide to Action*
- *TEER: Water Quality Improvement Plan 2015*
- *Natural Heritage Strategy for Tasmania: Securing a Natural Advantage (2013 – 2030)*
- *Nature Conservation Act 2002 Regulations*

4 POLICY IMPLICATIONS

In light of other Council Reserve strategic management planning and actions at other reserves including: Honeysuckle Banks, Perth Structure Plan, Sheepwash Creek, etc. it appears timely to suggest consolidating Council's position on Council Public Reserve lands on-going management and functions for both the benefit of ecosystem service provision and community health, wealth and wellbeing.

Enacting such a Policy would provide Staff and our Community a consistent and transparent framework for actions, expectations, engagement and communication.

5 STATUTORY REQUIREMENTS

5.1 Reserve Estate

Council's current lease with Hydro of four-hectare is within Mill Dam's Conservation Area Reserve.

Reserves are declared under the *Nature Conservation Act 2002* that sets out the values and purposes of each reserve class and managed under the *National Parks and Reserves Management Act 2002* according to management objectives for each class.

- *Nature Conservation Act 2002* Under Schedule 1 states:
 -5. Class: Conservation Area
 - Values of Land:*
An area of land predominately in a natural state.
 - Purpose of Reserve:*
The protection and maintenance of the natural and cultural values of the area of land and the sustainable use of the natural resources of that area of land.

Whilst the remainder of the area known as Mill Dam is mapped in Land Information Service Tas as:

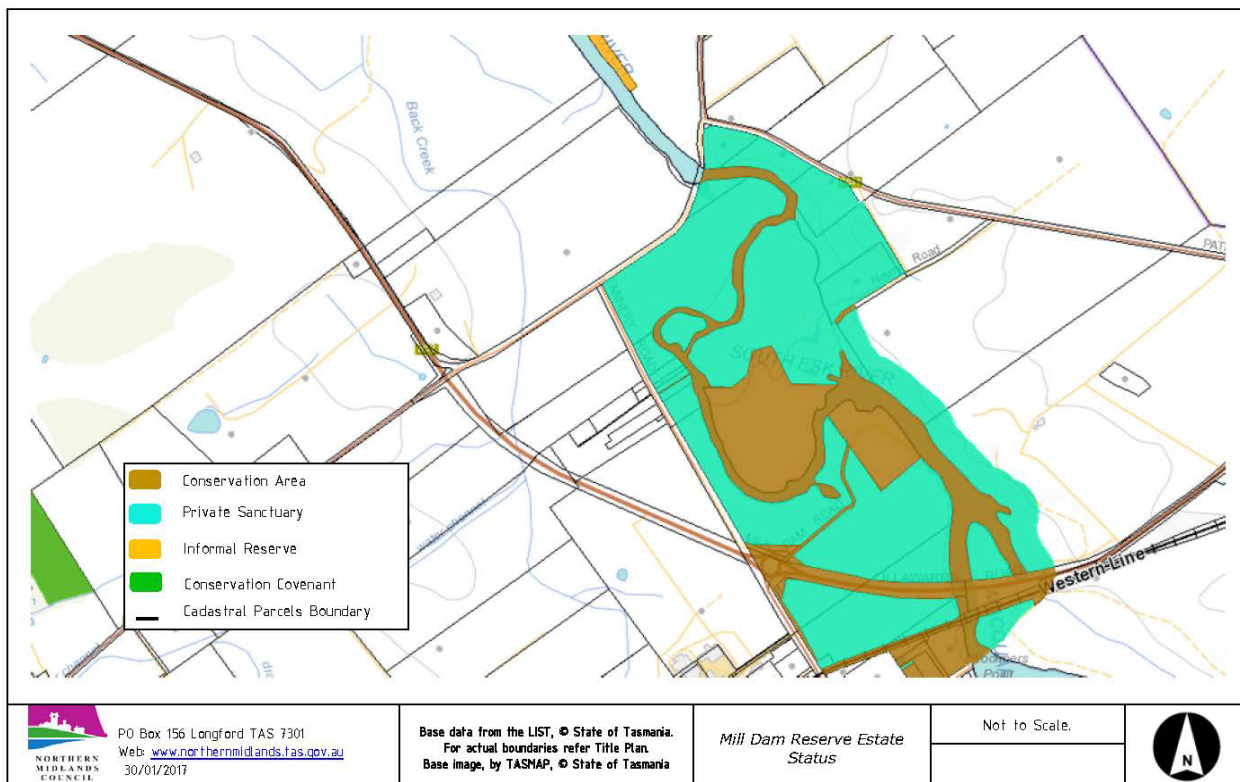
-9. Class: Private Sanctuary
 - Values of Land:*
An area of land that has significant natural or cultural values, or both.
 - Purpose of Reserve:*
The protection and maintenance of the natural or cultural values of the area of land, or both, while permitting the carrying out of agricultural or other activities on that land consistent with conserving those values.

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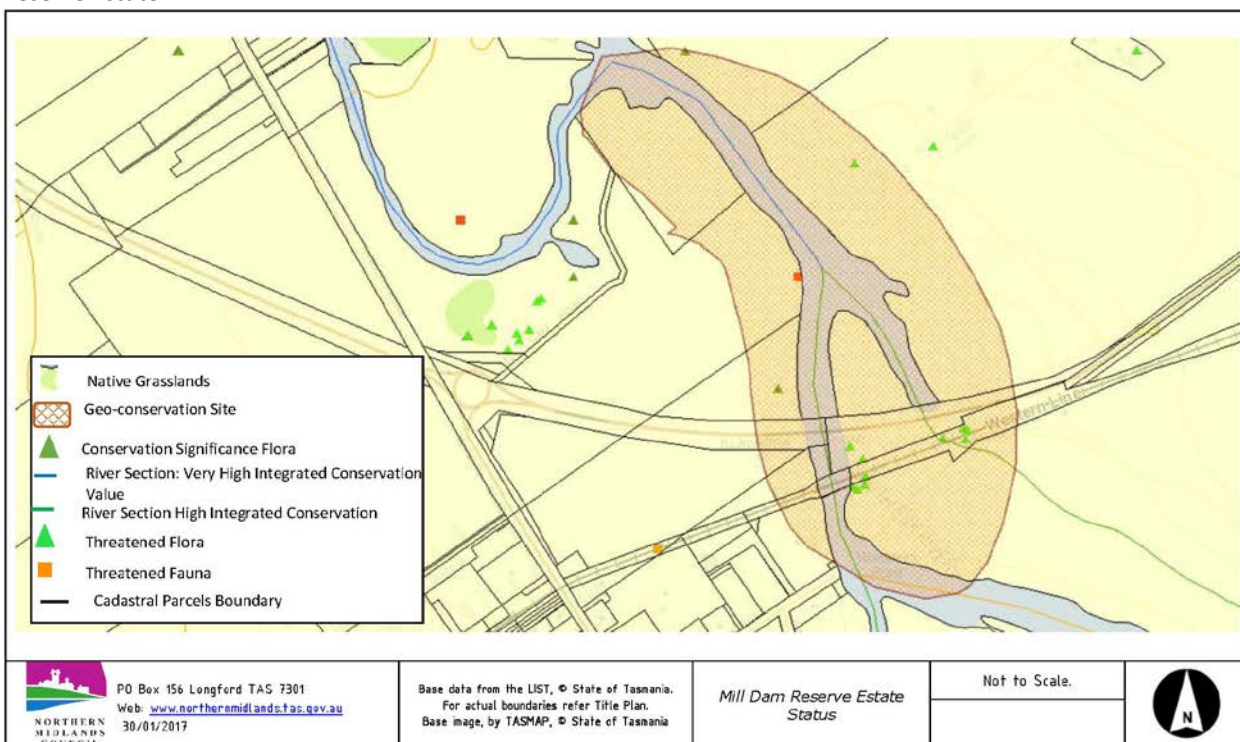
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The Reserve Estate and identified natural values within are further illustrated in the following figures and summarised in section 5.3 below.



Reserve Estate



Natural Values Records as taken from Land Information System Tasmania.

5.2 Tenure and Assets:

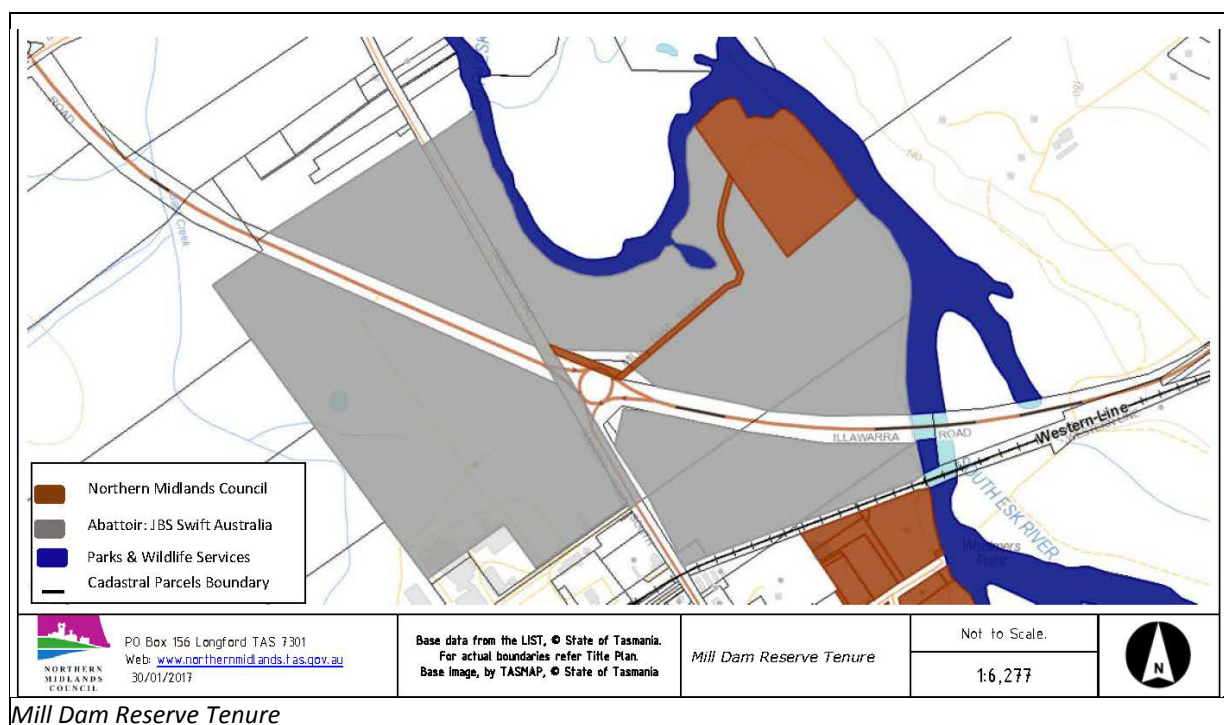
- Council: 99 year lease from Hydro Tas of 4 hectare parcel that includes the southern abutment of weir.

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- Council also has authority over Mill Dam Road easement from Tannery Road to the Weir parcel.
- Walking Track – initiated in 1987 via the *Bicentennial Longford Project*
- Walking Track – signage, mapping /walking track maps designed by Council.
 - According to the 2005 Longford Mill Dam Public Safety Review, the Longford 1:25,000 TSMAP shows the recreation area is owned by Hydro Electric Commission.
- Hydro Tas – as above.
- Weir – Hydro Tasmania responsibility.
- Department of State Growth – road easement running east west through site in association with Bridge and Illawarra Road.
- TasRail – rail easement running east west through site in association with Bridge and rail corridor.
- Parks and Wildlife Services - river channel and steam bank (On Shore Water body) which means that most riparian works/activities require liaison with Parks and potentially undertake Reserve Activity Assessment Level I or II.
- JBS Swift - remainder of land north of rail bridge and generally known as Mill Dam. This tenure is also illustrated in Figure 2: Mill Dam Tenure appended at the end of this report.



5.3 Desktop Analysis Summary of Natural Values:

We are required to manage and conserve our threatened species by law. Threatened species are protected under the Tasmanian *Threatened Species Protection Act 1995*. Species in Tasmania may also be listed as threatened under the Commonwealth *Environment Protection and Biodiversity Conservation Act 1999*. Other Acts and regulations also protect certain plant and animal species.

5.3.1 Recorded Threatened Fauna: Natural Values Atlas Verified Records 1976-2011

Common Name	Scientific Name	National Status	State Status	Where	When
Green and Gold Frog	<i>Litoria raniformis</i>	Vulnerable	Vulnerable	Within 500 m	1994
Tas Wedge Tailed Eagle	<i>Aquila audax subsp. fleayi</i>	Endangered	Endangered	Within 5000 m	1985
Green Lined ground beetle	<i>Catadromus lacordairei</i>	-	Vulnerable	Within 5000 m	2007
Spotted tailed quoll	<i>Dasyurus maculatus susp. maculatus</i>	Vulnerable	Rare	Within 5000 m	1976
Swift parrot	<i>Lathamus discolor</i>	Endangered	Endangered	Within 5000 m	1988
Eastern barred bandicoot	<i>Perameles gunnii</i>	Vulnerable	-	Within 5000 m	2011

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Tasmanian devil	<i>Sarcophilus harrisii</i>	Endangered	Endangered	Within 5000 m	2010
Masked owl	<i>Tyto novaehollandiae</i>	Potentially Endangered	Potentially Vulnerable	Within 5000 m	1996

5.3.2 Recorded Conservation Significance Fauna: Natural Atlas Verified Records

Common Name	Scientific Name	Where	When
Brown thornbill	<i>Acanthiza pusilla</i>	Within 500 m	2003
Yellow wattlebird	<i>Anthochaera paradoxa</i>	Within 500 m	2003
Brown froglet	<i>Crinia signifera</i>	Within 500 m	2003
Brown tree frog	<i>Litoria ewingii</i>	Within 500 m	2003
Superb fairy	<i>Malurus syaneus</i>	Within 500 m	2003
Rabbit	<i>Oryctolagus cuniculus</i>	Within 500 m	2003

5.3.3 Recorded Threatened Flora; Natural Values Atlas Verified Records 1842-2013

Common Name	Scientific Name	National Status	State Status	Where	When
Curly sedge	<i>Carex tasmanica</i>	Vulnerable	-	Within 500 m	2013
Water woodruff	<i>Asperula subsimplex</i>	-	Rare	Within 500 m	2009
Tall quillwort	<i>Isoetes elatior</i>	-	Rare	Within 500 m	1971
Purple loosestrife	<i>Lythrum salicaria</i>	-	Vulnerable	Within 500 m	1975
Matted lignum	<i>Muehlenbeckia axillaris</i>	-	Rare	Within 500 m	1842
Tiny milfoil	<i>Myriophyllum integrifolium</i>	-	Vulnerable	Within 500 m	1984
Slenderwaterpepper	<i>Persicaria decipiens</i>	-	Vulnerable	Within 500 m	2009
Ferny buttercup	<i>Ranunculus pumilio</i>	-	Rare	Within 500 m	1997

5.3.4 Recorded Conservation Significance Flora: Natural Values Verified Records 1833-1991

Common Name	Scientific Name	Where	When
Common raspfern	<i>Doodia australis</i>	Within 500 m	1833
Southern brooklime	<i>Gratiola peruviana</i>	Within 500 m	1948
Jointleaf rush	<i>Juncus holoschoenus</i>	Within 500 m	1985
Dwarf wire-lily	<i>Laxmannia orientalis</i>	Within 500 m	0001
Green waterpepper	<i>Persicaria hydropiper</i>	Within 500 m	1991
Blunt pondweed	<i>Potamogeton ochreateus</i>	Within 500 m	1969

5.3.5 Conservation of Fresh Water Ecosystem Values (CFEV) River Sections:

The Conservation of Freshwater Ecosystem Values (CFEV) Project is a Tasmanian Government initiative that has developed a Comprehensive, Adequate and Representative (CAR) system as a strategic framework for the management and conservation of freshwater – dependent ecosystem values in Tasmania

Table: Section of CFEV integrated conservation values as summarized from LIST.

Some CFEV Rivers Integrated Conservation Values for Medium Conservation Priority River Section – Confluence to downstream of weir as indicated in 5.1 (Natural Values Records as taken from Land Information System Tasmania)..		
River Section (RS) Feature:	Value:	What Does This Mean?
RS Stream Order	8	Strahler Stream Order is a stream classification that describes how large a channel is and something about its location within the drainage basin.
RS Naturalness Category (n)	Low	High indicates near natural condition. using estimates of pre-European settlement condition as a baseline. N scores were banded to produce categories.
RS Representative Conservation Value (RCV)	B	Relative importance of a representative biophysical class with priority weighting to those areas of high naturalness
RS Integrated Conservation Value (ICV)	VH	Value of ecosystem spatial unit's relative importance where RCV has been combined with its SV rating.
RS Special Values Diversity	3	Includes: threatened flora and fauna species, threatened flora and fauna communities, priority geomorphic and limnological features and important bird sites. 1 is high SVD
RS Conservation Management Priority Immediate (CMPI) 2	VH	Immediate priorities of high value systems at immediate risk. Require immediate action to ensure and/or restore their significant values. Sites are of high reservation value.
RS Conservation Management Priority Potential (CMPP) 2	VH	There is a need for conservation management – in light of development or change of management is being proposed or occurring in the catchment.

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Table: CFEV aquatic flora assemblage and special values – limited to records not already identified in previous sections.

Name	Scientific Name	Status	Type
Platypus	<i>Ornithorhynchus anatinus</i>	Non-outstanding. In known Mucor infestation area (2004)	Phylogenetically Distinct Fauna Species
White-bellied sea-eagle	<i>Haliaeetus leucogaster</i>	Non-outstanding	Threatened Fauna Species
Lowland Poa grassland	GPL	Non-outstanding	Priority Flora Communities
Burrowing crayfish	<i>Astacopsis</i>	Non-outstanding	Interesting
Riparian scrub	RIP	Outstanding	Threatened Community
Macro-phytes	<i>Eleocharis</i> , <i>Triglochin species</i>	Non-outstanding	Emergent and sub
Outstanding – Listed on TSPA '95, EPBC '99, NCA '02 or sites assessed as significant on a world, national or state scale ie. – ICUN, ANZECC.			
Non –outstanding – Significant at a regional level but not listed under legislation. Often interesting or important features with limited management implications.			
Undifferentiated – significance assessment is pending.			
** CFEV constraints - systematic assessment for all values or wetland types. Only includes a selection of known (high value) wetlands.			

5.4 2013 Interim Planning Scheme:

Council Parcel:

Mill Dam is overlaid as:

- Flood Plain
- Priority Habitat
- Zoned as Open Space.

Swift Parcels:

- Flood Plain
- Priority Habitat
- Zoned as Open Space.

6 FINANCIAL IMPLICATIONS

Mill Dam is situated in a highly active floodplain which inherently is high risk and high maintenance for asset management and facilitation of safe public access.

Council can:

- continue to commit to maintaining and or improving the site for continued use into the future
- close the site permanently to vehicle access to reduce liabilities, overheads;
- reduce maintenance to the pedestrian access alone as the Walking Track is a feature of Longford's local tourism and foot access is not feasible to restrict.

Financial information attached.

7 RISK ISSUE

Longford Mill Dam Public Safety Review 2005 discusses previous site investigations centred on the weir and its function and maintenance in light of the introduction of Basslink.

The report outlines 5 Scenarios (pages 11-16) that cover safety concerns, safety improvement methods and their expected results.

Without the resources to manage site access via closing and opening the Tannery road boom-gate during the summer the area becomes a target for vandalism, hooning, black waste dumping from RVs and inappropriate use such as, quad bike riding; of which there is quite some documented history and new reports currently being received.

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The Northern Midlands riparian estate includes, but is not limited to: Elizabeth River at Campbell Town, Macquarie river at Ross, Mill Dam at Longford, William St Reserve and Punt Rd at Perth (discussed in *Perth Structure Plan*), Honeysuckle Banks at Evandale (*Honeysuckle Banks Masterplan*).

Council does not have a formal program (strategy) for the expected outcomes of management and development of its river reserves, however, during the annual budget process an allocation is made for on-going management and maintenance of these areas for the municipality as a whole under the Works Department: Parks and Reserves

Priority is given to maintenance of reserves in natural state due to flooding with minimal facilities.

Experience to date has proven that priority should be given to keeping in natural state due to severe flood damage of these areas.

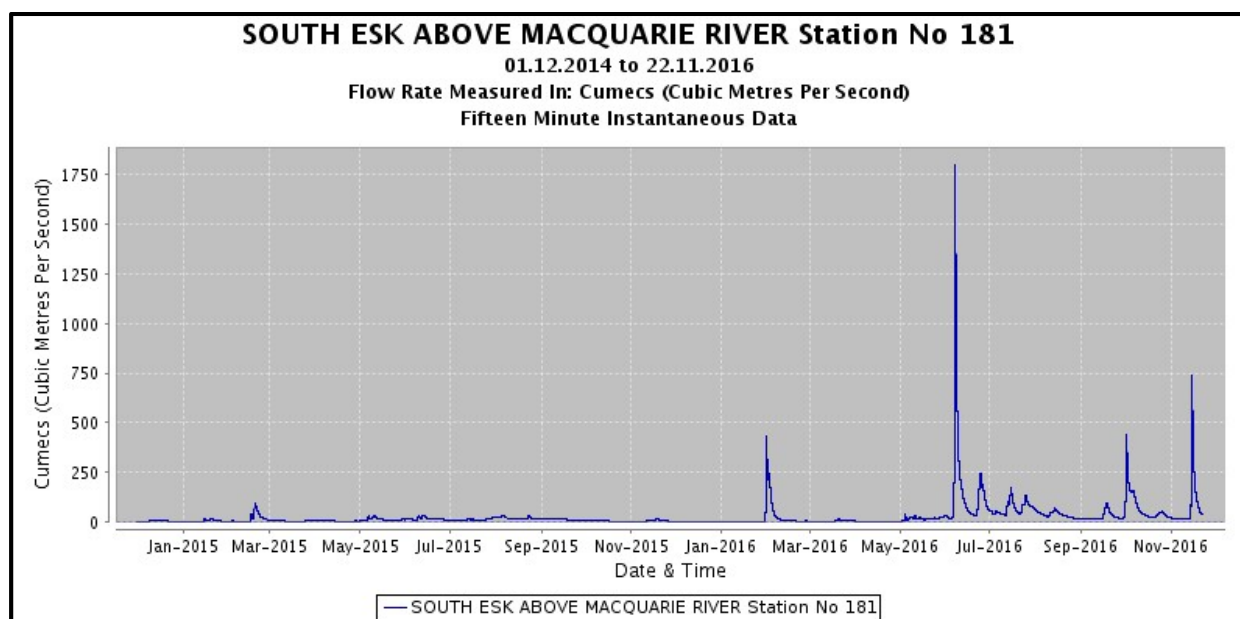
It is timely to suggest consolidating Council's position on Council Public Reserve lands on-going management and functions for both the benefit of ecosystem service provision and community health, wealth and wellbeing.

Enacting such a Policy would provide staff and the community with a consistent and transparent framework with which to work toward collaborative achievable agreed outcomes.

Council and the local community are well aware of the flood prone nature of the Mill Dam Reserve being located with the lower South Esk sub-catchment and immediately below the confluence of the South Esk and Macquarie Rivers. Mill Dam has remained a popular area since the 1920s, due to its proximity to the river, walking circuit and natural green open space; all ideal for passive recreation.

Subsequently, Council through the review will need to balance the value of the funds expended to maintain the area and provide a community recreation area which is prone to flooding with appropriate infrastructure.

During periods of flooding the area is closed and over winter, generally from April through to November. During 2016 the Reserve was inundated on a number of occasions with the peak major event being recorded in June. These high flow events are illustrated in the following diagram.



Flow rates at South Esk above Macquarie; to assist illustrations of 2016 flood events at Mill Dam reserve. June 2016's peak event classified as major (over 7 m).

The floods have caused:

- Bank erosion

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- Debris accumulations
- Damaged and or removed fencing;
- Impacted rock armoring at:
 - 2015/16 *Riverbank Erosion Grant* – Hot Spot 1 and upstream,
 - Under the rail bridge
- Scoured
 - Walking track
 - Right of way road
 - Bridge pylons

Council will need to determine whether the costs associated with mediating and protecting, the infrastructure and rehabilitation measures are justifiable for the short and long term benefits.

8 COMMUNITY CONSULTATION

There has been substantial, community and stakeholder engagement throughout the life of the Mill Dam Action Group's projects.

The Mill Dam Action Group is made up of members of the Longford community, Council and JBS Swift representatives, whom have a keen interest in the long term function and management of the Reserve.

The Action Group has sought the input and engagement of the wider community, appropriate regulators (DPIPWE, PWS, Council), adjacent neighbours, and, collaborative agencies such as: Parks and Wildlife, NRM North and Hydro Tas.

This has been undertaken through a number of avenues which have included: membership drives, social and print media, reporting minutes and recommendations to Council, workshops/meetings, direct communications with authorising agencies and partners and media releases.

As well as the major stakeholders as outlined in section 5.2 ; Mill Dam has a number of catchment neighbours that require consideration when making decisions for the Mill Dam, particularly when those actions are considered to have direct impacts on the riparian zone, both upstream and downstream.

9 OPTIONS FOR COUNCIL TO CONSIDER

For its size, Mill Dam is a highly dynamic and multifaceted site when all factors are taken into consideration.

As outlined in Financial Implications Council can:

- continue to commit to maintaining and or improving the site for continued use into the future
- close the site permanently to vehicle access to reduce liabilities, overheads;
- reduce maintenance to pedestrian access alone as the Walking Track is a feature of Longford's local tourism and foot access is not feasible to restrict.

To date there has been no dedicated flora and fauna assessment undertaken for the entirety of either the Abattoir Private Sanctuary parcels associated with Mill Dam walking track or the Council leasehold. If Council wishes to pursue continual improvement and maintenance of the area then assessing extant and *in situ* values would be prudent in guiding any future directions and actions.

10 OFFICER'S COMMENTS/CONCLUSION

Good public access to the region's rivers is of great significance to both the municipality's residents and visitors. The Northern Midlands' rivers and their associated systems and functions are one of our most important assets. Access to healthy rivers facilitates many of our community's perceived environmental values of the Lower South Esk including: kayaking, fishing, swimming, canoeing, picnicking, walking.

Small and degraded areas of land can have high nature conservation significance (Kirkpatrick 2016).

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Research of restoration and rehabilitation of floodplains has consistently increased the multi-functionality of the landscape by enhancing supply of provisioning, regulation/maintenance and cultural services. In contrast conventional technical regulation and interventions related to extraction, infrastructure and intensive land use cause decreases in functionality and ecosystem service provision (Schindler, S. et al. 2014) <http://link.springer.com/article/10.1007/s10980-014-9989-y>

10.1 Value of Floodplains and Wetlands

Riparian zones, river-marginal wetland environments and flood plains are dynamic systems; which are key landscape elements with a high diversity of natural functions and services. This dynamic nature makes flood plains among the most biologically productive and diverse systems on earth (Tocker et al. 2008). Floodplains are also of great cultural and economic importance as: rich agriculture resource, focal points for urban development and use of their natural functions.

These water dependant ecosystems provide services that include:

- Flood water storage
- Desynchronize flood flows
- Slow flood velocities
 - Therefore, diminishing downstream flooding and attendant damage
- Some of the rarest species in the Midlands are found in association with wetlands.
- Act as a breeding ground for many species.
- Filtering system improving water quality;
- Are increasingly being acknowledged for their processes' pre atmospheric release transformative role in the global cycles of carbon, nitrogen, and sulphur
- Groundwater recharge
- Native vegetation of banks and plains stabilizes banks and reduces erosion
 - Reducing sediment input
- Great cultural significance, usually having high traditional cultural value.
- Important for science including research into climate change and aboriginal fire regimes.

Accordingly, floodplain systems deserve increased attention for their inherent biodiversity, for the goods and services provided to their dependant societies and for their aesthetic and cultural appeal.

Council's priority is to maintain public safety with respect to the planning, provision and maintenance of its public lands. Council is aware that river reserve management may conflict with other elements of site management but recognizes that all components of sustainable environmental management are essential to provide a healthy and functional landscape within which to live.

10.2 Matters to be given consideration when managing riverine reserves

Council should be mindful that the implementation of management actions comes with multiple legacies one of which is medium to long-term on-going maintenance that requires human and financial resources. Therefore, application of actions is a gradual process. Other important considerations within riverine landscape management include:

- Natural values extant and *in situ*
- Statutory requirements
- Neighbours
- Recreational users – management and facilities
- Inundation impacts – regular low flow events vs less frequent high flow events
- Other environmental conditions – flow distribution seasonal skew, climate change scenarios, geo-conservation
- Location of underground and overhead services
- Landscape and infrastructure: function and maintenance
- Available support – collaborative agencies, community

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10.2.1 Resident opposition to riparian reserve management and maintenance:

The establishment or maintenance of a consistent landscape management theme can sometimes require Council to undertake management and maintenance against the wishes of some residents. This is a difficult situation that calls for Council to make a judgement regarding the rights of the wider community over the individual resident.

When making such a decision, it should be borne in mind that an important factor in the long term success of public reserve management actions is the support and cooperation of the local and wider community.

Landscape rehabilitation should be a gradual process and there is no urgent requirement to make significant changes to Council's current management area (lease and walking track verge).

11 ATTACHMENTS

- 11.1 Mill Dam External Income and Expenditure Summary 1/7/2009 to 13/2/2017
- 11.2 Financial Account Transactions
- 11.3 Leases
- 11.5 Minutes: Action Group
- 11.6 Minutes: Major Stakeholders Working Group

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council

- i) Receive the report;
- ii) Engage with JBS Swift and the Parks and Wildlife Service to collaborate with the undertaking of:
- iii) Engagement of appropriate consultant to undertake full site Natural Values assessment as outlined in [Guidelines for Natural Values Assessments](#)
- iv) Engage a consultant to review Council's strategy; as informed by values assessment; community values, legislation and policy relating to the development and maintenance of the Mill Dam Reserve; to assist with the consolidation of Council's position on all Council Public River Reserve lands on-going management and function into the future.

DECISION

Cr

Cr

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GOV 12 WEED MANAGEMENT & BIOSECURITY: FUTURE DIRECTIONS

Attachments: Section 1 – Page 207

Responsible Officer: Des Jennings, General Manager

Report prepared by: Monique Case, NRM Facilitator

1 PURPOSE OF REPORT

The purpose of this report is to:

- Provide information regarding Council's current weed management actions.
- Affirm and investigate improvements to current weed management processes in response to customer requests.
- Seek Council's position regarding expanding engagement with weed management within the Municipal area.
- Seek Council's approval to engage with the Department of Primary Industries, Parks, Water and Environment (DPIPWE) further with the Biosecurity: Future Directions consultation processes.

2 INTRODUCTION

Weeds have a well-documented significant impact on the Tasmanian environment and economy. Council has in the past been supportive of capacity building, awareness raising and proactive weed management in the Municipal area. This support has been evidenced by the enactment of the Natural Resource Management – Special Committee of Council and the subsequent development and adoption of the *Northern Midlands Council Integrated Weed Action Plan 2009*.

Council has also been proactive in the development of web material to support rate payers' weed control activities, production of weed control print articles, responding to customer requests/ complaints re weeds and engaging with the community at supervised show stalls which feature freely available weed control and identification materials.

The *Weed Management Act 1999* is the principal legislation concerned with the management of declared weeds in Tasmania. Inspectors are appointed by the Secretary, of DPIPWE and can be employed in state/local government or other relevant organisation.

Appointments are made based on competency, and powers under the Act can be varied in their delegation by the Secretary eg. geographical restrictions. Appointed inspectors are required to undertake basic training relating to their responsibilities under the Act.

3 BACKGROUND

The Invasive Species Branch (ISB) was formed in July 2012 within the Department of Primary Industries, Parks, Water and Environment (DPIPWE) to:

- Facilitate research to increase knowledge of invasive species impacts.
- Provide technical support for the management of invasive species.
- Develop community understanding of invasive species issues.

The ISB has brought together resources and expertise from a range of invasive animal and weed management programs to better coordinate the effort to protect Tasmania from the impacts of invasive species.

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3.1 **DPIPWE 's Biosecurity: Future Directions:**

To support sustainable growth within the State, Biosecurity Tasmania began to review Tasmania's biosecurity laws in 2014.

The review resulted in the Tasmanian Biosecurity Framework which sets out the aims, objectives and principles for biosecurity. This framework has received in-principle support from stakeholders

To implement the framework, the Tasmanian Government intends to create a new single Biosecurity Act. The new Biosecurity Act will

- Promote good regulatory practices through an efficient and effective legislative framework;
- Build stakeholder partnerships; and
- Support a strong biosecurity system that facilitates trade opportunities and protects businesses, environment and the community.

The new Biosecurity Act will be framework legislation which replaces seven existing Acts.

3.2 **Opportunities for Input:**

In addition to consultation on the policy position to be used in biosecurity regulation there will be extensive consultation on draft legislation in early 2017 prior to Parliament considering it in late 2017.

4 **CURRENT COUNCIL PROCESSES**

In addition to the existing Works Department weed management program, Council currently receives an influx of weed complaints and/or requests between September and March each year. Whilst this is an ideal time to identify new infestations, incomplete treatment programs and reduce seed loads, it is not the appropriate time for the most effective control measures.

The diversity of species and intensity of infestations appears anecdotally at least to be increasing, whilst the available resources to manage these issues is decreasing.

Currently there is no formal process in place to address these complaints and requests, unless the infestation is Declared under the *Weed Management Act 1999* and occurring on Council land. However, Council officers have applied the following steps in responding to customer or other agency requests in relation to Declared Weeds.

- Visit site to:
 - Assess infestation,
 - Verify identification,
 - Identification photos and or photo monitoring points, and
 - Sample for Tas Herbarium if unsure.
- Map infestation in Land Information Services Tas (LIST)
- Verify landholder
- Inform landholder (and neighbours if a new incursion of zone A) via awareness raising mail out
- Follow up with customer if requested
- If no action is forthcoming from landholder, follow up directly with a phone call if possible
- If the landholder remains uncooperative and or the infestation is a high priority, then officer follows up with DPIPWE's Invasive Species Branch.

4.1 **Continual Improvements:**

Whilst the above processes have improved outcomes when a landholder is cooperative, when the situation is reversed Council's actions cannot be acknowledged by the *Weed Management Act 1999* or its administrators as Council has no authorised weed officer and all of the steps outlined above are

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duplicated before any infringement can be applied.

5 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017/2027 provides the guidelines within which Council operates. The following Strategic outcomes and strategies have relevance to this issue:

- People and Place
 - People
 - Sense of Place*
 - Lifestyle*
 - Place
 - Environment*
- Core Departmental Responsibilities
 - Works and Infrastructure

6 POLICY IMPLICATIONS

The *Northern Midlands Council Integrated Weed Action Plan 2009* was developed as an initiative of the Special Committee of Natural Resource Management for Council. The *Plan* operates within the context of the Northern Natural Resource Management Region's *Weed Management Strategy* and Council's *Environmental Plan*.

Key outcomes of the Integrated *Weed Action Plan* include:

- Implementation by NMC of best practice weed management;
- Participation by NMC in Regional Weed Management processes;
- Work in conjunction with NRM North and State department eradication programs;
- Improved roadside weed management, controlling existing weeds and preventing their further spread;
- Establishment of the NMC Weed Working Group;
- Development of a weed reporting database linked to GIS for the NMC,
 - Incorporating management reminder system;
- Development of a Weeds page on Northern Council web page; with links to control information and processes for community reporting.

Council has historically maintained a strong position on lobbying the State Government for further Regional Weed Officer's for the North.

7 STATUTORY REQUIREMENTS

7.1 *State Legislation:*

7.1.1 *Weed Management Act 1999*

The *Weed Management Act 1999* is the central legislation covering the control of declared weeds in Tasmania.

The Act is an important component in the delivery of the State Weed Management Strategy (*WeedPlan*) recommendations for weed management legislation that underpin community weed management efforts.

The *Weed Management Act 1999* puts weed management obligations on all landholders, whether public and private, to actively control or eradicate any declared weeds on their property.

The Department of Primary Industries, Water and Environment (DPIPWE) is responsible for the administration of the Act.

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7.1.2 *Local Government (Highways) Act 1982*

Councils have some obligations under Section 39 of the *Local Government (Highways) Act 1982* to keep roadsides clear of vegetation that may obstruct sightlines or become dangerous, including weedy vegetation.

7.2 **National Direction**

7.2.1 *Australian Weeds Strategy*

The overarching policy for weed management in Australia is the *Australian Weeds Strategy*, which outlines goals and actions required to keep Australia's economic, environmental and social assets secure from the impacts of weeds.

The Australian Weeds Committee oversees the implementation of the Australian Weeds Strategy, with members representing the Australian Government and all states and territories. The Australian Government departments with primary responsibility for weed management are the Department of Agriculture and the Department of the Environment.

7.2.2 *Agreements, Strategies and Programmes*

Weed management is also addressed in a number of international agreements, or national strategies and programmes such as: *Convention on Biological Diversity*, *RAMSAR Convention on Wetlands*, *The World Heritage Convention* and *Australia's Biodiversity Conservation Strategy*.

Intergovernmental Agreement on Biosecurity (IGAB)

The *Intergovernmental Agreement on Biosecurity (IGAB)* is an agreement between the Commonwealth, state and territory governments (except Tasmania) to strengthen the biosecurity system. It defines the roles and responsibilities of governments and outlines the priority areas for collaboration to minimise the impact of pests and diseases on Australia's economy, environment and community.

The first deliverable under the IGAB was the *National Environmental Biosecurity Response Agreement (NEBRA)*. The NEBRA sets out emergency response arrangements, including cost-sharing arrangements, for responding to biosecurity incidents that primarily impact the environment and/or social amenity and where the response is for the public good.

It includes marine pest and other incidents which are not covered under the Emergency Animal Disease Response Agreement or Emergency Plant Pest Response Deed.

The Commonwealth and all states and territories are signatories to the NEBRA.

8 **FINANCIAL IMPLICATIONS**

For Council to advance their engagement in Invasive Species will require formalisation of current processes and some investment to ensure effective participation and municipal level outcomes, for our community's on-going health and prosperity.

Before finalising a position; further investigation, collaboration and dialogue with our community, partners and DPIPW's Biosecurity Branch is necessary to inform a rapidly evolving landscape.

Council's current program focuses on infrastructure assets including: roads/road furniture, drains, street furniture, parks and reserves.

Within the rural roads works program there is a number of high priority treatment sites due to: their vicinity to significant natural values, the legislative status of the weed that require eradication efforts rather than control and or customer requests/complaints. These sites currently include: Lake River Road, Jones

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Road and Deddington Road.

Where Council Reserves Team have carried out any spraying they would have costed time, plant hire and materials to the general maintenance account of the reserve or building concerned, it is therefore not possible to extract data for the spraying they have done.

Table 1: Current municipality expenditure on infrastructure weed management 2011 - 2016

	2015/16	2014/15	2013/14	2013/12	2011/12	Average
Total Paid to Spraying Contractor	60,050	72,190	79,635	69,785	61,390	
Location:						
Urban Sealed Rds Nth	9,536	13,004	9,460	8,061	4,456	8,903
Rural Sealed Rds Nth	12,895	21,240	24,771	19,116	13,586	18,322
Unsealed Rds Nth	7,815	8,240	9,053	4,603	7,406	7,423
Urban Sealed Rds Sth	6,465	6,963	8,833	4,735	6,671	6,733
Rural Sealed Rds Sth	9,262	14,342	13,948	14,925	11,487	12,793
Unsealed Rds Sth	3,637	6,303	5,833	4,390	10,110	6,055
Sub-Total:	49,610	70,092	71,898	55,830	53,716	60,229
Other Contractor Spraying	10,440	2,099	7,737	13,955	7,675	8,381

9 RISK ISSUES

The risks involved with invasive species is well document and include but are not limited to: damage to local agriculture sector, potential impacts to residents' health and wellbeing.

As well as, damage to Council brand and reputation if a "do nothing" approach is fully adopted with regard to customer complaints/request regarding invasive species.

10 CONSULTATION WITH STATE GOVERNMENT

Council officers engage regularly and reciprocally with State Government officers whether they be with State Growth, Weed Management Branch or the Invasive Species Branch. This engagement sought to work collaboratively and reciprocally to improve on-ground outcomes with priority weed management. With the Department's on-going changes in resources, staff and their work-plans this has become increasingly difficult to achieve.

11 COMMUNITY CONSULTATION

The development of Council's *Integrated Weed Action Plan* was developed under the guidance of Special Committee of NRM. A broad range of stakeholders and the wider community were invited to participate and provide feedback.

With the continuing reports and calls received by Council from ratepayers and visitors alike regarding invasive flora species there is at least anecdotal evidence of some level of community concern regarding this issue.

12 OPTIONS FOR COUNCIL TO CONSIDER

- Reduce weed management to Council owned land and existing works programs on said land:
 - remove all related information and documentation from Council website;
 - redirect all customer requests, queries and complaints to the Invasive Species Branch.
- Expand existing engagement with Weed management in the municipal area by delegating an authorised officer.
- Update outdoor staff Weed Training.

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13 OFFICER'S COMMENTS/CONCLUSION

Effective biosecurity management is of increasing concern for Tasmania's brand and the health of our environment, business and community.

It is important that Council participate in the shared responsibility for the management of biosecurity and be proactive in protecting our businesses, environment and the community.

14 ATTACHMENTS

14.1 *Northern Midlands Council Integrated Weed Action Plan 2009*

14.2 *Future Direction for a new contemporary Biosecurity Legislative Framework*

RECOMMENDATION 1

That the report be discussed

RECOMMENDATION 2

That Council:

- a) Affirm and investigate improvements to current weed management processes in response to customer requests.
- b) Investigate expanding engagement with weed management within the Municipal area by:
 - Cost benefit analysis,
 - Participating in the up-coming rounds of consultation for the Biosecurity Legislation.
- c) Seek Council's approval to engage with DPIPW further with the Biosecurity: Future Directions consultation processes.

DECISION

Cr

Cr

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R&CS 1 NORTHERN MIDLANDS COUNCIL: ANNUAL AUSTRALIA DAY EVENT

File: 19/017/008
Responsible Officer: Amanda Bond, Regulatory and Community Services manager
Report prepared by: Georgina Brown, Executive and Communications Officer

1 PURPOSE OF REPORT

The purpose of this report is to provide Council with a comprehensive evaluation of the 2017 Northern Midlands Council Australia Day event, and for Council to define a funding strategy and long term vision for future Australia Day events coordinated by Council officers.

2 INTRODUCTION/BACKGROUND

Each year, Northern Midlands Council officers coordinate an Australia Day event.

Community groups and organisations are involved in the planning and delivery of the event. This year officers collaborated with the following stakeholders:

- Perth Lions Club provided a BBQ;
- Perth Cricket Club facilitated games for children and operated the canteen;
- Swift meats, JJ's Bakery in Longford and Rustic Bake House in Cressy donated the meat and sausages for the BBQ;
- The Perth Community Centre, Perth Primary School, Perth Local District Committee, Perth Football and Cricket Clubs, Perth Lions Club and Perth Recreation Ground Management Committee ("Working Committee") were involved throughout the planning process.

The 2017 event was held at the Perth Recreation Ground. Formal proceedings commenced at 4pm. This included:

- Citizenship ceremony;
- Australia Day Ambassador address;
- Presentation of Council's Australia Day and Volunteer Recognition awards;
- Order of Australia Medal display.

Following on from the formalities, families enjoyed a range of activities including;

- Face painting and jumping castle provided by Fancy Faces;
- Cricket and games facilitated by Perth Cricket Club;
- All Star Cheer and Dance performed and facilitated activity stations where children had fun trying cheerleading moves and pom pom play;
- Live 'Aussie' themed music performed by popular band 'Midnight Rendezvous';
- 8:45pm an outdoor cinema showed family film 'Paper Planes' (rated G).

A variety of food and beverages were available at the event including:

- The Perth Lions club provided a free community BBQ with sausages donated from Swift meats and bread donated from JJ's Bakery in Longford and Rustic Bakehouse in Cressy;
- Marjies ice-cream truck;
- The Sweet Life Van food truck;
- The local canteen sold drink, snacks and popcorn;
- Guests were encouraged to bring their own picnics along.

The details of the event were promoted through various channels including:

- Multiple articles in the Examiner newspaper and Country Courier;
- A Facebook event was created with regular promotion of activities, food, entertainment, forecasted

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weather;

- Australia Day poster designed and placed in local businesses and notice boards. Poster also distributed to the Local District Committees;
- Event details uploaded to the Northern Midlands Council website.

The feedback received by Council Officers was very positive. Council's Australia Day Ambassador, Dr Christina Henri stayed and enjoyed the afternoon. Dr Henri phoned Council the following day to thank the organisers and had thoroughly enjoyed the afternoon.

The entertainment reported they had participation for each of their activities. All Star Cheer and Dance advised their performance was a great promotion for their new school and parents were enquiring about registrations.

Food stall operators were pleased with takings and asked to be invited to future events.

The following learnings were documented after the Australia Day event:

- Ensure there is ambulant access to the stage;
- It was noted by Council Officers as the weather cooled some people left the ground, this was approximately 7pm and is around dinner time. Securing another savoury food option may have encouraged families to stay for the outdoor cinema;
- Entertainment to be advised earlier of the requirement to have public liability insurance for the event.;
- In relation to the working committee, initial meetings were met with enthusiasm, however as the event drew closer responses from the working committee decreased. Due to lack of availability meetings could not be scheduled. Email communications with the working committee continued, however feedback received was the working committee were not kept in the loop. It is noted it was a difficult time to schedule meetings due to proximity of Christmas, New Year and summer holidays.
- Outdoor cinema to be shown on the evening before Australia Day (25 January), or on an evening when people aren't working the next day.

3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2007/2017 provides the guidelines within which Council operates. The following goals have relevance to this issue:

- Lead and Progress
 - Strategic Outcome: Management and Elected Representation
 - ♦ Council is connected to the community
 - Core Strategy: Management is efficient and responsive
 - ♦ Manage and deliver a responsible Council program

4 POLICY IMPLICATIONS

N/A

5 STATUTORY REQUIREMENTS

N/A

6 FINANCIAL IMPLICATIONS

Council's Regulatory and Community Services Manager applied for an Australia Day Great Ideas grant, funding of \$5,800 was received. Council contributed \$1,875.88. The total cost of the event was \$7,675.88

To receive an Australia Day Great Ideas grant, applicants must propose new ideas and concepts to celebrate Australia Day. This selection criteria was addressed by demonstrating a new program for Council's 2017

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Australia Day event. Council is unable to receive repeat funding from this stream. For example, if Council wished to proceed with an outdoor cinema, it would need to be funded from Council's budget, or seek alternative external funding e.g. sponsorship.

Given the cost of the event was largely covered by the Australia Day Great Ideas grant, future events require an increase in Council's financial contribution.

7 RISK ISSUES

- If Council increase the budget for a larger event, there is a risk of low attendance numbers;
- A reduced scale event could lose the community benefit and engagement;
- Australia Day is a public holiday; many people plan to go away or have other plans;
- It is a risk to hold an outdoor event as inclement weather can reduce attendance levels.

8 CONSULTATION WITH STATE GOVERNMENT

N/A

9 COMMUNITY CONSULTATION

Officers worked with the community in preparation of the event. All ideas were passed by the working committee and feedback sought.

Other feedback, received after the event included a suggestion to have the formal ceremony on the evening before Australia Day and a community BBQ the next day.

Council officers noted feedback received via Facebook stated Council events favour the Longford and Cressy areas.

10 OPTIONS FOR COUNCIL TO CONSIDER

It is requested that Council discuss and provide direction on the following items to ensure a clear vision for future Australia Day events:

- Location (event to move to a different township each year or to remain in a central location);
- Event timing (morning, midday, afternoon);
- Types of activities;
- Budget allocation;
- Sponsorship.

11 OFFICER'S COMMENTS/CONCLUSION

The below table lists where previous Australia Day events have been held.

Australia Day	Previous location
2017	Perth
2016	Longford
2015	Cressy
2014	Campbell Town
2013	Evandale
2012	Avoca
2011	Poatina
2010	Ross

If it is decided the location is to move to a different township each year. It is proposed the following four-year schedule be adopted.

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Australia Day	Proposed location	Comments
2018	Campbell Town or Ross	The previous three Australia Day events have been held in the north of the municipality. Feedback has been received the community would like to see the event held in a southern township.
2019	Poatina	Poatina usually host an Australia Day event. A joint event between Poatina community and Council could potentially draw additional people into the township.
2020	Avoca	Council have not hosted an Australia Day event in the Avoca, Rossarden and Royal George area since 2012.
2021	Evandale	A joint Australia Day event with the Evandale Rotary would potentially draw additional people to the township.

When considering the timing of the event, suggestions were received to host formalities and/or evening activity on the eve of Australia Day with a community breakfast the following morning. The benefit of this is that the community can attend and then go to personal events on the day. It is noted it is a difficult day to hold an event and people are often away or have other plans.

The Australia Day program will include formal duties which comprise of a citizenship ceremony and presentation of Council's Australia Day and Volunteer Recognition awards. Council will need to determine the scale of the discretionary activities it wishes to include in the event.

Should Council wish to increase the scale of the discretionary activities, it will need to increase its budget to reflect this. The Australia Day Great Idea grant is not an ongoing funding stream.

12 ATTACHMENTS

N/A

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council:

- A) i) Determine southern township and adopt the proposed schedule of venues for the Northern Midlands Council Australia Day event for years 2018, 2019, 2020, 2021;

Australia Day	Proposed location
2018	Campbell Town/Ross
2019	Poatina
2020	Avoca
2021	Evandale

- ii) Limit its Australia Day event to formal proceedings to be held on the evening before (25 January) and community BBQ to be held on Australia Day.

Or:

- B) i) Determine southern township and adopt the proposed schedule of venues for the Northern Midlands Council Australia Day event for years 2018, 2019, 2020, 2021;

Australia Day	Proposed location
2018	Campbell Town/Ross
2019	Poatina
2020	Avoca
2021	Evandale

- ii) Expand the Australia Day program to include family entertainment and additional activities to be held on Australia Day.

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DECISION

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R&CS 2 POLICY REVIEW: OVERNIGHT CAMPING – SELF CONTAINED VEHICLES POLICY

Responsible Officer: Amanda Bond, Regulatory & Community Services Manager

Report prepared by: Amanda Bond, Regulatory & Community Services Manager

1 PURPOSE OF REPORT

The purpose of this report is to review Council's position regarding free overnight camping in the Northern Midlands.

2 INTRODUCTION/BACKGROUND

Current free sites

On 16 March 2015 the Northern Midlands Council adopted an overnight camping policy for self-contained vehicles. The policy identified the following areas as potentially suitable for free overnight camping for self-contained vehicles in the Northern Midlands:

- Evandale - Falls Park (Monday -Friday);
- Evandale - Honeysuckle Park;
- Campbell Town - Red Bridge;
- Bishopsbourne - Recreation Ground;
- Cressy - Recreation Ground.

Of these areas the following have current planning approvals to be used as an overnight camping site for self-contained vehicles:

- Campbell Town – Red Bridge
- Evandale – Falls Park (Monday – Friday)

The remaining locations had permits which have expired, or are without a permit. Prior to renewing the permits, Council officers viewed this as an opportunity for Council to review all of its free overnight camping areas.

Evandale – Falls Park (Monday – Friday)

This is a popular overnight stay location in Evandale. There is a dump point in Evandale located at Morven Park, for campers to dispose of black and grey water. Overnight camping is not permitted on the weekend due to the Evandale market. Council's compliance officer has noticed campers are not staying in the allocated area of Falls Park, and has recommended improved signage be installed. From time to time Council receives complaints regarding campers who aren't self-contained staying on site, or campers not using the prescribed areas in the park.

Evandale – Honeysuckle Park

Honeysuckle Banks (Park) is a popular recreational area in Evandale. The area is subject to flooding as it is on the river edge. Council is presently undertaking a master plan to improve the site.

The site does not presently have a permit allowing free overnight stays for self-contained vehicles. Occasionally overnight stay vehicles are observed at the site. Tents are occasionally observed at the site.

Campbell Town – Red Bridge

Wardlaw Park in Campbell Town (next to the Red Bridge) is an extremely popular overnight stay area. There is a dump point located at King Street Oval.

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Council has received the following complaints over the past two years in respect to the site:

- generator noise;
- defecation in the park and on the river bank;
- vehicles which aren't self-contained using the site;
- unsightliness of the campervans on the river bank near the historic Red Bridge.

Bishopsbourne – Recreation Ground

Bishopsbourne is also a very popular overnight stay area. The permit for this site has expired. To the officer's knowledge, Council has received very few, if any complaints regarding this site.

Cressy – Recreation Ground

The Cressy Recreation Ground is yet to be issued a permit for overnight camping. Several requests have been received for signage advertising the site and the Cressy Local District Committee has advocated for the installation of a dump point on site.

Signage will not be installed until the relevant planning permits are in place. Council is considering the preparation of a master plan for the Cressy Recreation Ground. The installation of a dump point should be considered through that process.

Commercial sites

Council also has two commercial caravan parks in the municipality, located in Ross and Longford. Council owns both sites and leases them to private operators. Council has a responsibility to the private operators to ensure it is not allowing an enterprise which operates in competition with these sites.

Current policy

The current policy is in need of review. The policy identifies charges for the sites which are not implemented. It also refers to a permit process which is not presently implemented by Council.

3 STRATEGIC PLAN 2017/2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Lead – Best Business Practice and Compliance
 - Core Strategies – Council complies with all Government legislation:
 - ♦ Update compliance policy and procedure as required
- Progress – Economic Development – Supporting Growth and Change
 - Towns are enviable places to visit, live and work

4 POLICY IMPLICATIONS

In May 2012 the State Government released a Statewide Directions Paper – Review of Council Recreational Vehicle Overnight Camping Services. The paper focuses on the principles of competitive neutrality and provides a Local Government Decision-Making Guide for Self-Contained RV Camping Services. In summary, the guide recommends the following process:

1. Assess the Need;
2. Consider Initial Service Delivery Options;
3. Discuss preferred approach with existing private caravan park owners in, or near, the municipality and other key stakeholders;
4. Formalise arrangements for service delivery;
5. Revise Council by-laws as appropriate;
6. Advise community;

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7. Monitor and review.

Council has had the overnight camping policy in place for almost two years. It is timely to now review the policy.

5 STATUTORY REQUIREMENTS

Council must have in place planning approvals prior to an identified area being used as a free overnight camping site, in accordance with section 51 of the *Land Use Planning & Approvals Act 1993*.

6 FINANCIAL IMPLICATIONS

The cost to Council for maintaining free overnight camping sites is minimal. As all users of the sites are to be self-contained, Council does not need to provide power, a dump site or water. Council does incur a cost to monitor and maintain the sites (for example, mowing and inspections).

The policy in its present form permits Council to charge up to \$10 per night to use the area. A charge has never been levied.

The policy also provides that Council issue permits for its overnight stays. Council does not presently do this. If Council were to issue permits there would be an additional cost by way of staff time, unless it was an automated process. If permits were issued, it would assist Council's compliance officer with patrolling the sites and confirming vehicles are not staying longer than the permitted 48 hours.

7 RISK ISSUES

As Council owns two commercial caravan park sites, it must be conscious of allowing free camping to operate in competition with these businesses. Action to mitigate this risk is to follow the State Government Decision Making Guide for Self-Contained RV Camping Services.

Council must ensure its policies are reasonable and implementation is achievable. This policy in its present form is not being implemented, and as such, requires review.

8 CONSULTATION WITH STATE GOVERNMENT

Council has reviewed the Statewide Directions Paper – Review of Council Recreational Vehicle Overnight Camping Services, May 2012 in the preparation of the policy and the consideration of its free overnight stay sites.

9 COMMUNITY CONSULTATION

Whilst formal consultation has not been undertaken with regard to this review, the following feedback has been received over the years from the Council's Local District Committees:

- communities are generally supportive of the free overnight stay sites;
- concern does arise regarding the use and patrol of the sites, with people staying on site who are not self-contained and for longer than the prescribed period;
- noise of generators is a concern for nearby residents;
- visual impact of camp sites in iconic areas has been raised as a concern;
- people who do not have self-contained units and therefore pollute the areas is also a concern.

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10 OPTIONS FOR COUNCIL TO CONSIDER

Council is to consider a review of its Overnight Camping – Self Contained Vehicles Policy, and the current locations it has identified for free overnight stays in the municipality.

11 ATTACHMENTS

NIL

RECOMMENDATION 1

That the report be discussed.

RECOMMENDATION 2

That Council:

1. endorse the following locations as free overnight stay areas for self-contained vehicles:
 - Bishopsbourne Recreation Ground
 - Cressy Recreation Ground
 - Falls Park, Evandale
 - Honeysuckle Banks, Evandale
 - Wardlaw Park, Campbell Townsubject to the issuing of appropriate permits for all areas, if not already in place.
2. officers review the current Overnight Camping – Self Contained Vehicles Policy by referring to the Local Government Decision Making Guide and commencing at step 3: *discuss preferred approach with existing private caravan park owners in, or near, the municipality and other key stakeholders.*

DECISION

Cr

Cr

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R&CS 3 POLICY REVIEW: OVERHANGING TREES POLICY

Attachments: Section 1 – Page 267

File: 44/001/001
Responsible Officer: Amanda Bond, Regulatory & Community Services Manager
Report prepared by: Amanda Bond, Regulatory & Community Services Manager
Tammi Axton, Compliance Officer

1 PURPOSE OF REPORT

The purpose of this report is to seek Council's endorsement of an amendment to its Overhanging Trees Policy.

2 INTRODUCTION/BACKGROUND

The Overhanging Trees Policy was adopted by Council on 16 March 2015.

Council's Compliance Officer is responsible for the implementation of the policy. Over the past three months, a large number of issues have been identified in respect to the policy, prompting this review and proposed amendment.

The issues identified with the policy are discussed below.

2.1 Wording and structure

The policy is lengthy, repetitive and does not flow. For example, the objective is identified in the policy twice, and in each instance is worded differently. The introduction of the policy is largely a repetition of legislation. It is not necessary to copy the legislation in to the policy, and further, confusion is created as the reference is largely to the *Local Government (Highways) Act 1982* when the process council follows to enforce this policy is primarily through the *Local Government Act 1993*.

The process for dealing with overhanging trees falls under the same legislation as fire abatements. As such, the policy has now been formatted to reflect the same structure as Council's recently amended Fire Abatement Policy.

2.2 Conflict with legislation

Council can address overhanging trees through the *Local Government Act 1993* or the *Local Government (Highways) Act 1982*. The policy in its current form refers to both pieces of legislation, however does not specify which Act we enforce the policy through.

The current (and recommended) practice is to enforce the policy through the nuisance provisions of the *Local Government Act 1993*. This is clarified in the amended version of the policy.

2.3 Unclear process

The process identified in the policy, conflicts with the process prescribed by the legislation. The process identified in the current policy is summarised as follows:

- a) conduct twice yearly inspections of the municipality and record results;
- b) write to identified property owners providing 14 days to remove the nuisance;
- c) reinspect properties and record results;
- d) serve abatement notices, providing a further 14 days to comply;
- e) reinspect properties and record results;

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- f) serve an infringement notice;
- g) send a further letter advising Council will remove the nuisance; and
- h) engage a contractor to undertake the required works, recovering the cost from the property owner.

The above procedure is time consuming and onerous on the Compliance Officer, requiring three inspections, and a month long period before the nuisance may be abated.

The *Local Government Act 1993* does not require a pre inspection and reminder letters to be sent. If a nuisance is identified an abatement notice can be issued immediately. On this basis the following process is proposed in the revised policy:

- a) Send a reminder letter to properties where complaints have previously arisen.
- b) Advertise a reminder for property owners to trim their foliage.
- c) Conduct twice yearly inspections of the municipality and record the results;
- d) if satisfied a nuisance exists, serve an abatement notice;
- e) reinspect the property and record the results;
- f) if nuisance is not abated, engage a contractor to remove the nuisance and recover the cost from the property owner/occupier;
- g) issue an infringement notice.

The revised process means the Compliance Officer is only required to conduct two formal inspections and means the nuisance will be abated in a more timely manner.

2.4 Unreasonable and unclear obligation on property owners

The current policy states all overhanging trees (which by definition includes trees, shrubs and plants) should be cut back to the property boundary. There is a provision in the current policy allowing “relaxation of requirements due to special circumstances”.

The wording of this part of the policy is ambiguous, and does not provide a clear guideline as to when a situation can be considered suitable to be relaxed. In some instances, planning approvals may be required for the removal of overhanging trees.

There is a risk that should Council require all properties in the municipality to strictly comply with the policy, we would be met with a situation where there would be a number of non-compliant properties. For example, in Evandale alone, should the policy be enforced, there are in excess of 30 properties with hedges growing on boundaries which according to the policy require abatement.

It is proposed that the onus should be on the property owner to satisfy Council that the overhanging tree should not be removed.

3 STRATEGIC PLAN 2017/2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Lead – Best Business Practice and Compliance
 - Core Strategies – Council complies with all Government legislation:
 - ♦ Update compliance policy and procedure as required

4 POLICY IMPLICATIONS

It is important Council’s policies accurately reflect the services offered, and do not stipulate services where Council does not have the resources available to provide.

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Further, Council's policies must not conflict with current legislation, which ultimately overrides any policy in place.

5 STATUTORY REQUIREMENTS

5.1 *Local Government Act 1993*

Section 199-204A.

5.2 *Local Government (Highways) Act 1982*

Section 39

6 FINANCIAL IMPLICATIONS

The amendment to this policy means that the process for the Compliance Officer to follow is simplified and shortened, thus acting as a cost saving to Council.

7 RISK ISSUES

The primary risk the Overhanging Tree Policy is there to prevent, is risk to footpath users from injury caused by overhanging trees.

There is a risk that should Council adopt the strict approach to the policy there will be community backlash regarding the removal of trees and hedges.

8 CONSULTATION WITH STATE GOVERNMENT

N/A

9 COMMUNITY CONSULTATION

Council officers have not received any specific comment from the community in respect to the policy.

10 OPTIONS FOR COUNCIL TO CONSIDER

To agree / not agree to update the Overhanging Trees Policy as recommended, including whether or not Council wishes to have strict adherence to the policy or some flexibility for property owners.

11 OFFICER'S COMMENTS/CONCLUSION

As per the content of the report.

12 ATTACHMENTS

12.1 Current Overhanging Trees Policy

12.2 Revised Overhanging Trees Policy

RECOMMENDATION 1

That Council endorse the amendments to the Overhanging Trees Policy.

DECISION

Cr

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R&CS 4 PROPOSED PURCHASE OF DRONE

Responsible Officer: Amanda Bond, Regulatory & Community Services Manager
Report prepared by: Chris Wicks, Environmental Health Officer

1 PURPOSE OF REPORT

To seek a budget allocation to fund the operator certification, pilot training and licensing for a remotely piloted aircraft which will be a shared resource with the George Town Council.

2 INTRODUCTION/BACKGROUND

The George Town Council intends purchase a remotely piloted aircraft (RPA) commonly referred to as a Drone, to enhance its ability to carry out a broad range of tasks in a safer, more efficient and more cost-effective way. The council is aware that RPAs are already an essential tool for many private and public authorities and it is very interested in sharing the procurement and use of the RPA with the Northern Midlands Council.

The RPA will enable Council staff to quickly, easily and safely inspect difficult to access areas such as overgrown and flooded river banks, difficult to access terrain and fire damaged areas, including buildings.



3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Progress – Economic Health and Wealth – Grow and Prosper
 - ♦ Strategic outcomes
 - Strategic, sustainable, infrastructure is progressive

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4 POLICY IMPLICATIONS

N/A

5 STATUTORY REQUIREMENTS

5.1 Civil Aviation Safety Regulations Part 101

Australia's safety laws for drones, or more technically correct, remotely piloted aircraft (RPA), as defined in the *Civil Aviation Safety Regulations Part 101*, vary whether you are flying commercially or recreationally/for fun.

When flying for money, or any form of economic gain, you need to have an RPA operator's certificate (ReOC), or if you're flying an RPA weighing less than two kilograms, simply notify the Civil Aviation and Safety Authority.

When flying for fun and not commercially, or for any form of economic gain, then the regulations are less restrictive and allow an operator to fly an RPA without needing to be certified, providing the operator follows some simple safety rules.

Holders of RPA operator's certificate can continue to operate as per their certificate and will only be issued a ReOC if the certificate is varied or renewed.

6 FINANCIAL IMPLICATIONS

Cost to purchase the RPA is \$3,800 - \$3,900. Training, licence and operator certificate \$4,200. Training can be provided in Tasmania and involves 4 – 5 days.

George Town Council have budgeted to purchase the RPA this financial year. George Town Council are seeking confirmation from the Northern Midlands Council to contribute to the cost of training a RPA operator. Once complete, both Council's will have joint use of the RPA.

Council would not need to fund the training in this financial year, if supported, the funds would be listed for the 2017/2018 Budget.

There is potential to earn revenue from the RPA by making the equipment available to the private sector and other councils for an appropriate fee.

Cost Saving

Significant cost savings will occur by reducing the need to hire 'cherry pickers' and by Council staff being able to carry out inspections much more quickly, saving on labour costs.

In many situations the RPA will simply be a faster, safer, more cost effective and better option than Council currently has available.

By prudently sharing the cost of the RPA, the George Town Council and Northern Midlands Council will have joint use of this equipment and will be able position themselves as industry leaders in the local government use of this technology, for a relatively modest outlay.

7 RISK ISSUES

Risk identified include inadvertent use over private property without permission, and damage to property or person by accident or misuse. By ensuring the RPA is operated responsibly by a licensed RPA operator risks will be controlled and managed.

There is a risk that other entities do not hire the RPA and therefore the joint Council RPA service will receive little in the way of revenue.

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8 CONSULTATION WITH STATE GOVERNMENT

Air monitoring staff at the Environment Protection Agency (EPA) have expressed interest in utilising the service of the RPA and/or accessing data captured by the RPA. The EPA staff suggest that an RPA is a very cost effective method of monitoring a range of developments and environmental incidents.

9 COMMUNITY CONSULTATION

N/A

10 OPTIONS FOR COUNCIL TO CONSIDER

Approve a budget allocation for the 2017 – 2018 budget sufficient to cover training, licensing and operator certificate.

Lease the services of the RPA from the George Town Council who would be responsible for fully funding the purchase of the RPA including training, licence and operator certification.

Decline the invitation to share in the RPA procurement.

11 OFFICER'S COMMENTS/CONCLUSION

The RPA will enable Council staff to quickly, easily and safely conduct inspections of difficult to access areas as well as regulatory monitoring of developments. Many important tasks involving inspections that are difficult, dangerous, time consuming and sometimes simply beyond Councils capacity, can now be carried out without putting staff at risk of harm. Examples include:

Use in natural disasters

During floods an RPA can be used to locate stock, inspect infrastructure such as bridges and roads for damage and capture video. Notwithstanding the essential assistance provided by helicopters, RPAs can be used to deliver small items such as medication and mobile phones to isolated people. In some situations, an RPA can go where a helicopter cannot, it can also provide support when a helicopter is not available.

RPAs can inspect areas subject to evacuation to ensure people and animals are not left behind, marooned or otherwise in danger.

Floodwaters and bushfires can easily be monitored from safe vantage points. Council Works Manager has advised that a RPA would be a valuable aid during floods and would alleviate the need for staff to negotiate flood levee areas. This is a high risk activity requiring staff to climb up and down the levee banks to inspect drain hatches. The RPA would provide a significant increase in safety for staff in this situation.

Fire damaged areas including buildings can be inspected effectively and safely. Even the inside of damaged buildings can be safely inspected with a RPA.

Routine Council Works

Council staff frequently need to inspect infrastructure such as building roofs, guttering, the underside of bridges, stormwater drains and areas subject to environmental damage and pollution events, walking paths and trails. All can be easily, efficiently and cost effectively inspected with an RPA. The RPA's ability to get up close and personal with difficult to access structures is simply unrivalled.

The RPA selected for council applications is the MMC F6 Plus. It can be fitted with tethering equipment enabling it to remain aloft for extended periods to carry out tasks such as air monitoring. It can also carry a load of up to 10 kgs of weight making it suitable for a wide range of applications.

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Regional and Project Promotion

The RPA can be used to capture high quality video for a variety of promotional uses.

Ability to Continually Upgrade the Technology

The MMC F6 Plus is designed to be continually upgradeable, making it a long term proposition. It can be fitted with 200 different 'plug and play' modules enabling a broad range of technical capabilities to be deployed if required. For example, a LIDAR* module could be purchased to enable surveys to be conducted on demand. In one recent example at Hillwood, Council staff needed to know the features and precise boundary of a river bank heavily overgrown with blackberries. A surveyor was engaged to provide the information, but had an RPA with a LIDAR module been available an estimated several thousand dollars in fees and several days of time could have been avoided.

*LIDAR – light detection and ranging – is a remote sensing method to examine the surface of the earth.

Support From Other Councils

The Meander Valley Council Director of Development Services (now the General Manager) expressed interest in using an RPA service provided jointly by George Town Council and Northern Midlands Council and has advised that they will commit to that in writing.

RECOMMENDATION 1

Council discuss the matter.

RECOMMENDATION 2

- a) Council approve the budget allocation for the shared program for the 2017 – 2018 budget to cover training, licensing and operator certificate on the basis of a joint sharing agreement with the George Town Council.

or

- B) Approve a budget allocation to engage the George Town Council to provide the RPA service as required, at a resource sharing rate.

DECISION

Cr

Cr

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R&CS 5 PROPOSED LONGFORD VILLAGE GREEN INFRASTRUCTURE UPGRADE

Attachments: Section 1 – Page 273

File: 16/052
Responsible Officer: Amanda Bond, Regulatory and Community Services Manager
Report prepared by: Lorraine Green, Project Officer

1 PURPOSE OF REPORT

To:

- i) Provide Council with plans and costings for the proposed upgrade of the Longford Village Green BBQ shelter and implementation of Stage Two of the playground development;
- ii) Seek Council's response to a proposal to apply to the 2017 State Government Community Infrastructure Fund Major Grants Program for funding for the Village Green Upgrade.

2. INTRODUCTION/BACKGROUND

One of the major findings of the Longford Visitor Appeal Study undertaken by Bill Fox and Associates in 2015, was that the town needed new experiences/products to attract more visitors to the town, hold visitors longer and thus increase the town's tourism dollar yield. In accordance with this finding, one of the key recommendations of the Longford Visitor Appeal Study was:

"create a family fun park/playground that is different, quite special and provides a quality experience that encourages repeat visits and positive word of mouth to promote it."

At the 22 June 2015 Council Meeting, Council resolved:

DECISION

Cr Polley/Cr Lambert

That:

- a) Council authorises management to progress the preparation of a concept plan for the play space in consultation with stakeholders.*
- b) Council authorises Council officers to arrange a public forum to collate the ideas of the community for the project, prepare a brief and submit to play space developers.*
- c) Allocate a budget of \$10,000.*

Carried unanimously

Ultimate Play, Launceston-based Playground installers, developed preliminary concepts for a new playground on Longford's Village Green for Council/community consideration.

Given Council's goal was to develop a destination playground that would attract families from across the state and tourists, Ultimate Play recommended the installation of a Kompan Icon Play Space: 'the electronic playground of the future which, by combining the joys of outdoor play with the immersion of video games, brings together two central elements of children's modern need for play'. Ultimate Play advised this play space would be suitable for all ages and abilities including persons reliant on wheelchairs for mobility.

At Council's August 17th, 2015, meeting, in closed Council, council considered this proposal and made the following decision available to the public:

DECISION

Cr Knowles/Cr Polley

That Council endorse the playgrounds proposal prepared by Ultimate Play and commit to funding at least \$116,579 of the cost of the playgrounds.

Carried

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Voting for the motion:

Acting Mayor Goss, Cr Polley, Cr Calvert, Cr Gordon, Cr Lambert, Cr Knowles, Cr Goninon

Voting against the motion:

Cr Adams

Council Officers subsequently made application to the 2015-2016 Tourism Funding Program and the Tasmanian Community Fund for funding for the project. These funding programs are highly competitive and Council did not secure funding from either program.

At the January 2016 Council Meeting, Council resolved:

DECISION

Cr Polley/Cr Knowles

That Council approves an initial allocation of \$250,000 for Stage 1 of the Kompan Icon Play Space and Contemporary Playground to be installed on Longford Village Green, with the balance of the allocation to be considered as part of the 2016/17 budget deliberations.

AMENDMENT

Cr Goninon/Cr Gordon

That Council allocate \$250,000 for Stage 1 of the Kompan Icon Play Space and Contemporary Playground to be installed on Longford Village Green in 2016/17 and the balance of the allocation to be considered as part of the 2017/18 budget deliberations.

Carried

Voting for the Amendment:

Cr Goss, Cr Calvert, Cr Goninon, Cr Gordon, Cr Knowles, Cr Lambert, Cr Polley

Voting against the Amendment:

Mayor Downie, Cr Adams

Ultimate Play was contracted to install Stage One of the new playground in the first half of the 2016/2017 financial year.

The new playground was launched Friday 9 December 2016. The playground was warmly welcomed by people of all ages at the launch event, and has been constantly well-utilised by locals and visitors to the town since the launch.

Kompan collects comprehensive data on the usage of the three electronic play items including the number of games played, the number of players, usage by day of the week, usage by time of day and estimates of calories burned by users of the items. A summary of the data collected for December 2016 and January 2017 is held as an Attachment.

The new playground has met the recommendation made in the Visitor Appeal Study Report, in that it has: *"...created a family fun park/playground that is different, quite special and provides a quality experience that encourages repeat visits and positive word of mouth to promote it."*

Councillor Polley has asked that this agenda item be prepared, requesting Council's consideration of implementing Stage Two of the playground development to enable the playground to meet the needs of more users of all ages on an extended range of equipment.

The original Stage Two of the playground development proposed the installation of a further three play equipment units:

- i) the fourth Kompan Icon Play Space electronic unit: 'Swirl'. Swirl is the most interactive and dynamic of the electronic units and is about rotation, climbing and gaming for players of all levels and abilities;
- ii) A Multi-Spinner Carousel for use by younger children of all abilities;
- iii) A 'Home, Labyrinth, Auto' play item for use by younger children of all abilities, encouraging ground level storytelling, role play and interaction.

It is now proposed that a "Double Tower, Ultimate" play unit be substituted for the Home, Labyrinth, Auto

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unit as part of the Stage Two development of the playground. The Double Tower unit provides children from age two years and upwards with opportunities to climb on a ladder, pole and/or netting structures to reach towers with slides available for return to the ground. The substitution of this unit will address two issues arising from Stage One of the playground development:

- Firstly, the request by a number of parents of younger children for a traditional slide to be included;
- Secondly, younger children are utilising the electronic Space unit as a climbing apparatus. Whilst this is an excellent physical activity for the younger children, it is limiting the ability of older children to play the video games incorporated in the Space unit. The incorporation of the Double Tower unit will provide the younger children with their own climbing apparatus.

The substitution of the Double Tower unit for the Home, Labyrinth, Auto unit can be accommodated within the playground's original Stage Two foot print.

The increased activity on the Village Green has also highlighted the need to upgrade the ageing BBQ shelter and associated infrastructure.

The first funding round of the State Government's Community Infrastructure Fund is currently open. The Fund aims to support community infrastructure initiatives throughout Tasmania. Applications will be assessed on a value for money basis and in terms of their ability to demonstrate:

- The project can deliver a strong community benefit;
- The project will enhance the liveability and cohesion of the relevant community;
- The organisation has the capacity to deliver the project;
- The value of the benefit to the local community is at least commensurate with the value of the grant.

It is proposed that Council submits a funding application for the Upgrade of the Village Green facilities comprising the replacement of the current BBQ shelter with a larger, contemporary facility that includes two double BBQ units and additional picnic furniture, and implementation of Stage Two of the playground.

The Village Green Upgrade project fits within the major grants component of the Community Infrastructure Fund that requires applicants to contribute in cash at least half of the project cost for projects with a cash cost over \$100,000. The closing date for applications is 31 March 2017.

3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017/2027 provides the guidelines within which Council operates. The following strategic outcomes and core strategies have relevance to this issue:

- Manage – Management is efficient and responsive
 - ♦ Drive projects that deliver a progressive local future
- Caring, healthy, safe communities – awareness, education and service
 - ♦ All abilities sport and exercise facilities available
 - ♦ Cater for community members with disabilities

4 FINANCIAL IMPLICATIONS

The Ultimate Play quote for purchase and installation of Stage Two of the playground development, comprising total site preparation, additional softfall and the three play units (Swirl, the Multi-Spinner Carousel and the Double Tower Ultimate unit) totals \$145,353 (GST exclusive). Kompan has provided this quote on discounted 2016 prices and the discounted prices are available for a maximum period of 60 days from the date of the quotation (7 February 2017). After this 60 day period, the 2017 pricing increases will take effect and a revised quotation will need to be issued to Council.

David Denman Associates has designed a larger, contemporary BBQ shelter for the Village Green at an all inclusive cost (shelter, BBQ units and picnic furniture) of \$67,708 GST exclusive.

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The total estimated cost of the proposed Village Green Upgrade is \$213,061. It is proposed that Council applies for 50% of the project cost (\$106,530.50) through the Community Infrastructure Fund and allocates \$106,530.50 towards the project in Council's 2017/2018 Budget.

5 RISK ISSUES

Delaying the implementation of this project impedes Council's goal of Longford becoming a tourist destination, and prevents the accrual of the economic and social benefits for Longford associated with the project.

6 COMMUNITY CONSULTATION

Community consultation with regard to the Kompan Icon Play Space and Playground undertaken in August 2015 indicated an overwhelming level of support for the project. Since Stage One of the playground upgrade was opened, the number of locals and visitors of all ages using the playground has increased markedly and the feedback received has been overwhelmingly positive.

7. OPTIONS FOR COUNCIL TO CONSIDER

Council can either support or not support the Village Green Upgrade Project and the associated application to the Community Infrastructure Fund for \$106,530.50 and the allocation of \$106,530.50 towards the project in Council's 2017/2018 Budget.

8. OFFICERS COMMENTS/CONCLUSION

The installation of Stage 1 of the Kompan Icon Play Space and Contemporary Playground on Longford Village Green has attracted significant numbers of visitors to Longford and is holding these visitors in the town for longer periods, thus increasing the opportunity for local businesses to benefit economically from this increased visitation.

The Village Green Upgrade Project that includes implementation of Stage Two of the playground development will attract further visitors to Longford, thus further increasing the opportunity for local businesses to benefit economically.

9. ATTACHMENTS

- 9.1 Playground Layout Plan: Stage 2
- 9.2 Playground Stage Two 3D Drawings Slide Show
- 9.3 New BBQ shelter concept plans
- 9.4 Summary data for usage of the Kompan Icon Units 9 December 2016 to 31 January 2017

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council endorse an application to the State Government Community Infrastructure Fund for \$106,530.50 for the Longford Village Green Upgrade Project, and allocate \$106,530.50 in the 2017/2018 Council Budget to the Village Green Upgrade Project.

DECISION

Cr
Cr

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



R&CS 6 CAMPBELL TOWN WAR MEMORIAL OVAL MULTI-FUNCTION CENTRE DESIGN

Attachments: Section 1 – Page 287

File: 44/001/001
Responsible Officer: Amanda Bond, Regulatory & Community Services Manager
Report prepared by: Lorraine Green, Project Officer

1 PURPOSE OF REPORT

To:

- i) present Council with the two options for the design of the new clubrooms/multi-function centre in the Campbell Town War Memorial Oval Precinct, and;
- ii) seek Council's decision as to which option is to be adopted.

2 INTRODUCTION/BACKGROUND

In April 2014 Council entered a service agreement with Landscape Consultant, Mr Jeff McClintock, to prepare a development plan for the Campbell Town War Memorial Oval Precinct. Mr McClintock's report 'Campbell Town War Memorial Oval Precinct Development Plan' was presented to Council at the 8 December 2014 Council Meeting. The report included a recommendation for the development of a multipurpose centre at the War Memorial Oval Precinct with a function room capable of holding 150 people.

Council resolved:

Cr Knowles/Cr Polley

That Council:

- i) Accept the Campbell Town War Memorial Oval Precinct Development Plan Report in principle;*
- ii) Table the Development Plan Report at the next meeting of the Campbell Town Local District Committee and advise the Committee that Council has accepted the Report in principle;*
- iii) Approve the development of a business plan, with a statewide perspective, to assess the viability of the proposed multipurpose centre;*
- iv) Authorise the Manager Economic and Community Development to progress the preparation of the project brief for the business plan, with the funding for the project to be identified within the next budget review.*

Carried unanimously

The project brief for the business plan was developed and after assessing the expressions of interest received, a contract was entered into with Strategy 42 South to undertake the study. Strategy 42 South submitted the outcome of the study, "Campbell Town War Memorial Oval Precinct Redevelopment: Financial and Economic Analysis Report" and at the December 14th 2015 Council Meeting, Council resolved:

Cr Calvert/Cr Knowles

That Council:

- i) accept in principle the Campbell Town War Memorial Oval Precinct Redevelopment: Financial and Economic Analysis Report;*
- ii) approve Council Officers pursuing external funding opportunities to implement the recommendation of the report: being that the Multi-Function Centre is economically feasible;*
- iii) seek a business plan with a statewide perspective and further information from the AFL.*

Carried unanimously

In response, Strategy 42 South submitted an appendix to the report: "Indicative Financial Analysis of Multi-Function Centre". The report stated "The capital cost for the Multi-Function Centre* has been estimated at \$2.125m, and for the club rooms at \$1.540m. Importantly, there is a significant degree of conservatism in the capital cost estimates and there may be opportunities to reduce the capital costs during the detailed design phase."

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



(*Multi-Function Centre capable of seating 120 people)

At the February 2016 Council Meeting, Council resolved:

Cr Goninon/Cr Calvert

That

- i) Council officers call quotes for the design of the smaller clubrooms (incorporating change facilities and public toilets).*
- ii) Council prepare an application for the National Stronger Regions funding round.*
- iii) Council incorporates in the 2016/2017 budget a funding allocation of \$750,000, being a 50% contribution to the project.*

Carried

Voting for the Motion:

Mayor Downie, Cr Adams, Cr Calvert, Cr Goninon, Cr Gordon, Cr Knowles, Cr Lambert

Voting against the Motion:

Deputy Mayor Goss

In March 2016 Council submitted an application to the National Stronger Regions Fund requesting \$750,000, which together with Council's \$750,000 cash and \$40,000 in-kind commitments, would provide the budget required to fund the development of the smaller clubrooms option.

In the lead-up to the 2016 Australian Government election, a commitment of \$750,000 was made by the Liberal Government to the redevelopment of the Campbell Town War Memorial Oval clubrooms. In late December 2016 Council was advised this funding would be provided through the Community Development Programme and a funding agreement is currently being finalised.

Philp Lighton Architects (PLA) were engaged in October 2016 to undertake the detailed project design work, manage the Development Application and tendering processes, and contract administration. PLA consulted Council officers and stakeholders in the development of the draft designs for the clubrooms/multi-function centre.

In January 2017 PLA submitted two design options.

- 1) The first design option is for a smaller facility that fits within the currently available budget of \$1.345m (\$155,000 of the \$1.5m original budget has been committed to the PLA costs and other associated preparatory work on the project). This option has a small function/social room, small change rooms, no rub down or coaches area and a narrow central corridor. This option does not meet the AFL Regional Standards.
- 2) One of the key objectives of the project brief was *"a new modern Sports Pavilion including sports change and clubrooms, developed to the regional standard under the AFL Preferred Facilities Guidelines"*). PLA therefore submitted a second option for a multi-function centre that has a function room with a seating capacity of 100 people, change rooms that meet the AFL Regional Standards, a rub down and coaches area and wider central corridor. This option has been costed at \$1.645m.

Both options have been designed for the facility to be the new entry point to the Campbell Town swimming pool complex. The swimming pool change room/toilet block is aged and in need of upgrading. PLA has provided a cost estimate for this upgrade of \$222,000 - \$282,000.

The AFL Regional Standard amenities and change rooms incorporated in the second option would have the capacity to serve as the amenities and change rooms for centre users as well as swimming pool patrons. Thus if this option was adopted the swimming pool change room/toilet block could be demolished and the cost of upgrade would not need to be factored into a future Council budget.

A stakeholders forum was held 31 January 2017 to review the design options and there was unanimous support for option two. This option was supported by the Campbell Town District Forum at their 7 February 2017 Meeting.

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017/2027 provides the guidelines within which Council operates. The following strategic outcomes and core strategies have relevance to this issue:

- Lead – Leaders with Impact
 - Manage – Management is efficient and responsive
 - ♦ Drive projects that deliver a progressive local future
 - o Caring, healthy, safe communities – awareness, education and service
 - o All abilities sport and exercise facilities available
 - o Cater for community members with all abilities

4 FINANCIAL IMPLICATIONS

The current budget allocation for the redevelopment of the clubrooms is \$1.345m. This is sufficient to fund the smaller option one facility.

The larger AFL Regional Standard facility has been costed at \$1.645m. If Council adopts this option, the currently unfunded \$300,000 component could be paid back from future budgets, including a saving of an estimated \$222,000 - \$282,000 associated with the colocation of the swimming pool complex and multi-function centre amenities and change rooms.

5 OPTIONS FOR COUNCIL TO CONSIDER

Council can either adopt or not adopt one of the two design options.

6 OFFICER'S COMMENTS/CONCLUSION

Conveniently located in the heart of the state, Campbell Town is renowned for its meeting and conference capability. The ability to attract sport and recreation events and functions has been severely limited by the ageing clubrooms and oval infrastructure at the town's War Memorial Oval Precinct.

Redevelopment of the Campbell Town War Memorial Oval Precinct clubrooms to create a Multi-Function Centre that meets AFL Regional Standards and has a function centre able to cater for 100 people seated, will attract sport/recreation events and functions to the town, this increasing economic activity and employment opportunities in the Campbell Town district.

7 ATTACHMENTS

- 7.1 Campbell Town War Memorial Oval Precinct New Clubrooms (Option One)
- 7.2 Campbell Town War Memorial Oval Precinct New Multi-Function Centre (Option Two)

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council adopts the Multi-Function Centre (Option Two) design as the replacement facility for the Campbell Town War Memorial Oval Precinct Clubrooms.

DECISION

Cr

Cr

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



CORP 1 MONTHLY FINANCIAL STATEMENT

Attachments: Section 1 – Page 289

File: Subject 24/023
 Responsible Officer: Maree Bricknell, Corporate Services Manager
 Report Prepared by: Maree Bricknell, Corporate Services Manager

1 PURPOSE OF REPORT

The purpose of this report is to present the monthly financial reports as at 31 January 2017.

2 INTRODUCTION/BACKGROUND

The Corporate Services Manager circulated a copy of the Monthly Financial Summary for the period ended 31 January 2017.

3 ALTERATIONS TO 2016-17 BUDGET

Following a budget review of income and expenditure items the following alterations/variances are highlighted and explained:

SUMMARY FINANCIAL REPORT

For Month Ending: 31-Jan-17 7

A. Operating Income and Expenditure

	Budget	Year to Date Budget	Actual	(\$,000)	Target 100%	Comments
Rate Revenue	-\$9,798,545	-\$9,798,545	-\$9,640,198	-\$158	98.4%	
Recurrent Grant Revenue	-\$4,084,068	-\$2,382,373	-\$2,286,126	-\$96	96.0%	
Fees and Charges Revenue	-\$1,731,851	-\$1,010,246	-\$958,032	-\$52	94.8%	
Interest Revenue	-\$435,842	-\$254,241	-\$150,693	-\$104	59.3%	
Reimbursements Revenue	-\$96,867	-\$56,506	-\$46,316	-\$10	82.0%	
Other Revenue	-\$1,660,334	-\$968,528	-\$285,408	-\$683	29.5%	
	-\$17,807,507	-\$14,470,440	-\$13,366,773	-\$1,104	92.4%	
Employee costs	\$5,165,838	\$3,013,406	\$3,388,384	-\$375	112.4%	
Material & Services Expenditure	\$4,563,969	\$2,662,315	\$3,086,025	-\$424	115.9%	
Depreciation Expenditure	\$5,327,234	\$3,107,553	\$3,107,384	\$0	100.0%	
Government Levies & Charges	\$685,419	\$399,828	\$313,301	\$87	78.4%	
Councillors Expenditure	\$190,097	\$110,890	\$69,191	\$42	62.4%	
Other Expenditure	\$1,284,412	\$915,263	\$642,391	\$273	70.2%	
Plant Expenditure Paid	\$497,495	\$290,205	\$350,403	-\$60	120.7%	
	\$17,714,464	\$10,499,460	\$10,957,079	-\$458	104.4%	
	-\$93,043	-\$3,970,979	-\$2,409,694			
Gain on sale of Fixed Assets	\$0	\$0	\$0	\$0	0.0%	
Loss on Sale of Fixed Assets	\$300,000	\$175,000	\$51,392	\$124	29.4%	
Underlying (Surplus) / Deficit	\$206,957	-\$3,795,979	-\$2,358,302			
	\$0		\$0			
Capital Grant Revenue	-\$2,291,976	-\$1,336,986	-\$737,301	-\$600	55.1%	
Subdivider Contributions	-\$430,000	-\$250,833	0	-\$251	0.0%	
Capital Revenue	-\$2,721,976	-\$1,587,819	-\$737,301			
	-		-			
Budget Alteration Requests						
- For Council authorisation by absolute majority						Notes
Original Budget Surplus / (Deficit)	Operating		Capital			
- Corp Reduced Interest Revenue	-\$206,957					1Cash balance lower than expected
	-\$30,000					Tfr to GM Special Exp xmas
- Gov Continuous Improvement Program exp reduction	\$2,800					2vouchers etc
- Gov GM Staff Special Expenditure increase	-\$2,800					2 "

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- Corp Reduced Rate Discount Expenditure	\$6,000			Low take up of secretarial assistance
- Gov Local District C'tee's Secretarial Support reduction	\$20,000			3program
- Corp Rate Revenue Increase	\$74,000			4 "
- Corp Collection Costs Recovered	-\$15,000			5Development/supplementary
- Corp Collection Costs	\$15,000			6Adjust Income/exp budget
- Corp Insurance Claims	-\$13,000			6 "
- Corp WHS Program reduction	\$4,000			7Allocate budget
- Corp Building Training Levy Income	-\$8,000			8Six month hold on programs
- Corp Building Training Levy Expenditure	\$8,000			9Increased income
- Corp Sports Centre lease income	\$13,000			9Adjust Income/exp budget
- Gov Remission Expenditure	-\$13,000			10Adjust budget for remission
- R&CS Centenary of ANZACS Grant	\$1,000			10 "
- R&CS Centenary of ANZACS Exp	-\$1,000			11Grant budget
- R&CS Lfd Folk Festival Exp	-\$3,890			11Grant expenditure
- R&CS Media Expenditure increase	-\$6,000			12Event funding budget
- R&CS Cat Management defer expenditure	\$15,000			13Increase budget
- R&CS Compliance Infringement Notice Revenue	\$5,000			14Defer program
- DevS FBT Expenditure reduction	\$4,000			15Budget adjust for additional revenue
- DevS Planning Fee Income reduction	-\$34,000			16Staff reduction
- DevS Strategic Planning Fees expected next year	\$167,194			17Budget adjustment
- DevS Strategic Planning Exp reduction	-\$167,194			18Defer until 2017/18
- DevS Buiding Fee Income	\$6,943			18 "
- DevS Plumbing Fee reduction	-\$25,000			19Budget for additional revenue
- DevS Fleet Income	-\$42,300			20Budget adjustment
- DevS Fleet expenditure	\$14,600			21 "
- Works Engineering Cadets expenditure	-\$15,000			21 "
- Works Emergency Grant Income	\$270,000			22 "
- Works Flood Mapping Grant Income	\$32,841			23Grant Budget
- Works Flood Risk Study expenditure	-\$3,444			24 "
- Works Public Open Space income reduction	-\$25,000			25Grant expenditure
- Works Special Project c/fwd projects	-\$8,434			26Budget adjustment
- Works Tree Assessments (Elm Tree Treatment)	-\$29,000			27 "
- Works Perth Community Centre Lighting	-\$8,000			" "
- Works NRM Sheepwash Creek Grant Income	\$55,000			28Grant Budget
- Works NRM Sheepwash Creek Expenditure	-\$55,000			28Grant expenditure
Adjusted Operating Surplus / (Deficit)		\$2,359		
- Gov Photocopier upgrade		\$4,910		C1
- Corp Computer System Upgrade		-\$4,910		C1
- Corp Office Furniture upgrade		\$7,913		C3
- Corp Computer System Upgrade		-\$7,913	\$0	C3
- Corp Fleet 34 sold no replacement		-\$18,000		C2
- DevS Fleet 3 transferred to Works		\$15,000		C4
- Works Fleet 3 Road Supervisors vehicle		-\$15,000		C4
- Works Fleet 1 Managers Vehicle sold		-\$25,010		C4
- Works Fleet 11 Replacement budget not c/fwd		\$40,000		C4
- Works Fleet 14 Building Officer vehicle		\$40,000		C4
- Works Fleet 25 additional budget		\$5,000		C4
- Works Fleet 40 Flocon deferred payment to 17/18		-\$205,000		C4
- Works Fleet 60 funded from small plant		\$3,896		C4
- Works Small Plant		-\$3,896		C4
- Works Fleet 64 additional budget		-\$6,000	-\$169,010	C4
- Works Tree Program - elf tree treatment		-\$29,000		C5
- Works Reserves Moven Park Topdressing deferred 2017/18		-\$15,000		C6
- Works Reserves Union Street Dog Park Maintenance only		-\$5,000		C7
- Works Reserves Victoria Square Xmas Lights defer 2017/18		-\$30,000		C8
- Works Reserves Lewis Street Shelter saving		-\$7,500		C9
				C1
- Works Stimulus Program Buildings Sports Centre Extension defer		-\$504,722		0 2017/18 - \$1,000,000
- Works Stimulus Program Buildings Cressy Rec Clubrooms/ Amenities		\$0		2017/18 - \$220,000
- Works Stimulus Program Buildings Lfd Rec Amenities		\$0		2017/18 - \$550,000
				C1
- Works Stimulus Program Buildings Campbell Town Complex defer		-\$1,500,000		0 2017/18 - \$1,000,000
- Works Stimulus Program Ross Town Square				2017/18 - \$300,000
- Works Stimulus Program Office Car Park/Access				2017/18 - \$200,000
- Works Stimulus Program Rec Ground Lighting				2017/18 - \$1,000,000
- Works Buildings Ctown Library not required		-\$10,000		C11
- Works Buildings Bishopsbourne Sports Centre maintenance		-\$8,000		C12
- Works Buildings Cressy Childcare maintenance only		-\$7,000		C13
- Works Buildings Evandale Hall painting defer to 2017/18		-\$17,000		C14

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



- Works Buildings Perth Community Centre lighting 50% committee		\$8,000	C15
tfr operating		-\$2,000	C16
- Works Building Ross Hall entrance door defer need further funds			C17
- Works Buildings WTS reallocate funds from Lfd & Avoca			C18
- Works Footpaths Evan Cnr Scone / Russell Streets		\$4,622	C18
- Works Footpaths Lfd Smith Street Hay to Gate		\$12,537	C18
- Works Footpaths Cry Spencers Lane Cressy Rd to Gatenby St		\$5,900	C18
			C1
- Works Stimulus Footpaths		\$250,000	9 2017/18 - \$
- Works Sheepwash Creek		\$55,000	
Adjustment to Capital Works Program		-\$1,799,163	
		-\$1,968,173	

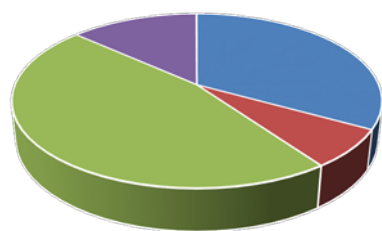
B. Balance Sheet Items

	Year to Date Actual	Monthly Change	Same time last year	Comments
Cash & Cash Equivalents Balance				
- Opening Cash balance	\$10,346,134	\$12,686,078		
- Cash Inflow	\$12,197,633	\$483,465		
- Cash Payments	-\$10,522,712	-\$1,148,489		
- Closing Cash balance	\$12,021,055	\$12,021,055		
	-	-		
Account Breakdown				
- Trading Accounts	\$821,535			
- Investments	\$11,199,520			
	\$12,021,055			
	-			

Summary of Investments

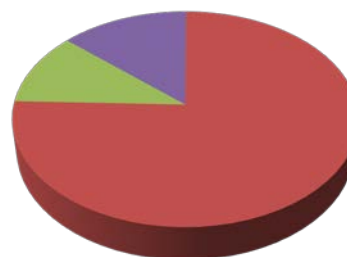
	Investment Date	Maturity Date	Interest Rate%	Purchase Price	Maturity Value
Tasmanian Public Finance Corporation Call Account	1/01/2017	31/01/2017	1.50	\$5,156	\$5,163
CBA Call Account	18/01/2017	31/01/2017	1.40	\$513,381	\$513,637
CBA	14/10/2016	13/02/2017	2.55	\$1,000,000	\$1,008,523
CBA	2/11/2016	2/03/2017	2.56	\$1,000,000	\$1,008,416
ANZ	2/10/2016	2/04/2017	2.60	\$1,557,144	\$1,577,332
CBA	14/12/2016	13/04/2017	2.52	\$1,500,000	\$1,512,427
ANZ	14/05/2016	14/05/2017	2.70	\$1,313,367	\$1,348,828
Bass & Equitable	23/11/2016	24/05/2017	2.70	\$621,220	\$629,584
CBA	30/11/2016	29/05/2017	2.58	\$1,500,000	\$1,519,085
ANZ	8/12/2016	8/06/2017	2.60	\$1,000,000	\$1,012,964
My State Financial	25/12/2016	25/12/2017	2.85	\$1,189,250	\$1,223,144
				\$11,199,520	
Total Investments				0	\$11,359,104

Investments by Institution



■ ANZ ■ B&E ■ CBA ■ MyState ■ Tascorp

Total Investments by Rating (Standard & Poor's)

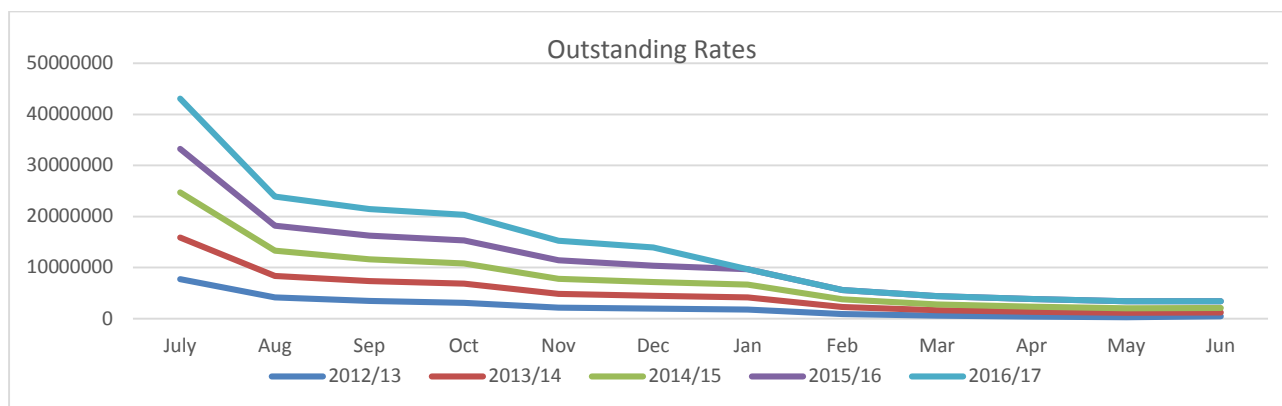


■ AA+ ■ AA- ■ BBB ■ Unrated

Rate Debtors	2016/17	% to Raised	Same Time Last Year	% to Raised
Balance b/fwd	\$1,365,785		\$1,017,753	
Rates Raised	\$9,701,495		\$9,338,374	
	\$11,067,280		\$10,356,127	
Rates collected	\$7,348,536	75.7%	\$6,969,620	74.6%
Pension Rebates	\$427,872	4.4%	\$409,214	4.4%
Discount & Remissions	\$30,504	0.4%	\$47,787	0.5%
	\$7,806,912		\$7,426,622	
Rates Outstanding	\$3,390,462	34.9%	\$3,051,681	32.7%
Advance Payments received	-\$130,094	1.3%	-\$122,175	1.1%

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



Trade Debtors

Current balance	\$132,262	
- 30 Days	\$62,684	
- 60 Days	\$2,596	
- 90 Days	\$8,962	
- More than 90 days	\$58,020	
Summary of Accounts more than 90 days:		
- Norfolk Plains Book sales	1,004	Paid by outlet as sold
- Hire/lease of facilities	297	
- Removal of fire hazards	2,791	
- Dog Registrations & Fines	27,658	Sent to Fines Enforcement
- Sales	2,000	Arrangement to pay Pension Grants
- Grants	13,266	
- Private Works	11,003	

C. Capital Program

	Budget	Actual (\$,000)	Target 58%	Comments
Renewal	\$8,816,130	\$2,235,363	25%	
New assets	\$5,339,270	\$1,318,311	25%	
Total	\$14,155,399	\$3,553,673	25%	
Major projects:				
- Lake River Bridge Replacement	\$1,430,000	\$1,614,478	113%	Complete
- Campbell Town Recreation Ground Complex	\$1,500,000	\$1,784	0%	Design tender assessment stage
- Rossarden Bridge Replacement	\$300,000	\$0	0%	Tender March
- Nile Road reconstruction	\$264,000	\$131,353	50%	Commenced
- Woolmers Lane reconstruction	\$510,000	\$38,048	7%	Substantially complete
- Longford Playspace Equipment	\$253,000	\$253,522	100%	Complete
- Longford Boat Ramp jetty replacement	\$140,000	\$9,592	7%	Substantially complete

* Full year to date capital expenditure for 2015/16 provided as an attachment.

D. Financial Health Indicators

	Target	Actual	Variance	Trend	
Financial Ratios					
- Rate Revenue / Total Revenue	55.0%	58.4%	-3.4%	↑	
- Own Source Revenue / Total Revenue	77%	82.9%	-5.8%	↘	
Sustainability Ratio					
- Operating Surplus / Operating Revenue	-1.2%	17.6%	-18.8%	↘	
- Debt / Own Source Revenue	0.0%	0.0%	0.0%	↔	
Efficiency Ratios					
- Receivables / Own Source Revenue	25.7%	31.8%	-6.1%	↘	
- Employee costs / Revenue	29.0%	25.3%	3.7%	↗	
- Renewal / Depreciation	165.5%	71.9%	93.6%	↗	
Unit Costs					
- Waste Collection per bin	\$10.58	\$9.50		↔	
- Employee costs per hour	\$43.05	\$41.73		↗	
- Rate Revenue per property	\$1,403.40	\$1,389.50		↔	
- IT per employee hour	\$3.17	\$2.24		↘	

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



E. Employee & WHS scorecard

	YTD	This Month	
Number of Employees	82.1	87	
New Employees	22	5	
Resignations	4	1	
Total hours worked	81194.76	14975	
Lost Time Injuries	2	0	
Lost Time Days	5	0	
Safety Incidents Reported	10	0	
Hazards Reported	8	0	
Risk Incidents Reported	7	3	
Insurance claims - Public Liability	2	1	
Insurance claims - Industrial	0	0	
Insurance claims - Motor Vehicle	4	0	
IT - Unplanned lost time	0	0	
Open W/Comp claims	9	2	

4 OFFICERS COMMENTS

Copies of the financial reports are also made available at the Council office.

5 ATTACHMENTS

- 5.1 Income & Expenditure Summary for period ending January 2017.
- 5.2 Capital Works Report to end January 2017.

RECOMMENDATION

That Council

- i) receive and note the Monthly Financial Report for the period ending 31 January 2017.
- ii) authorise budget alterations as detailed in section 3.

DECISION

Cr

AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



DEV 1 MONTHLY REPORT: DEVELOPMENT SERVICES

Responsible Officer: Des Jennings – General Manager

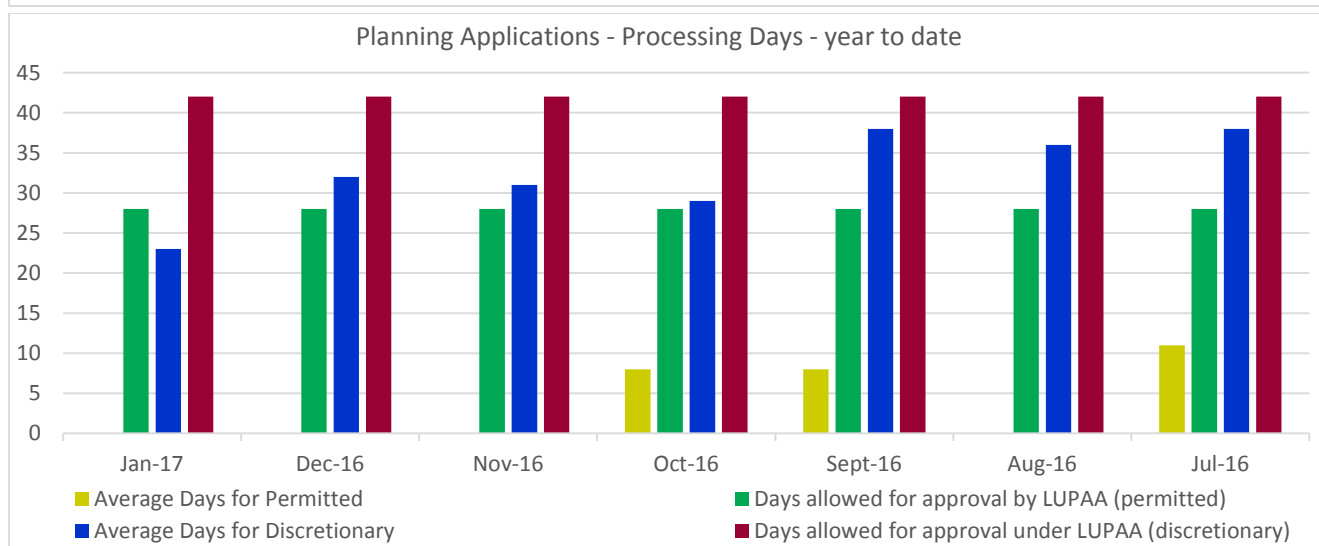
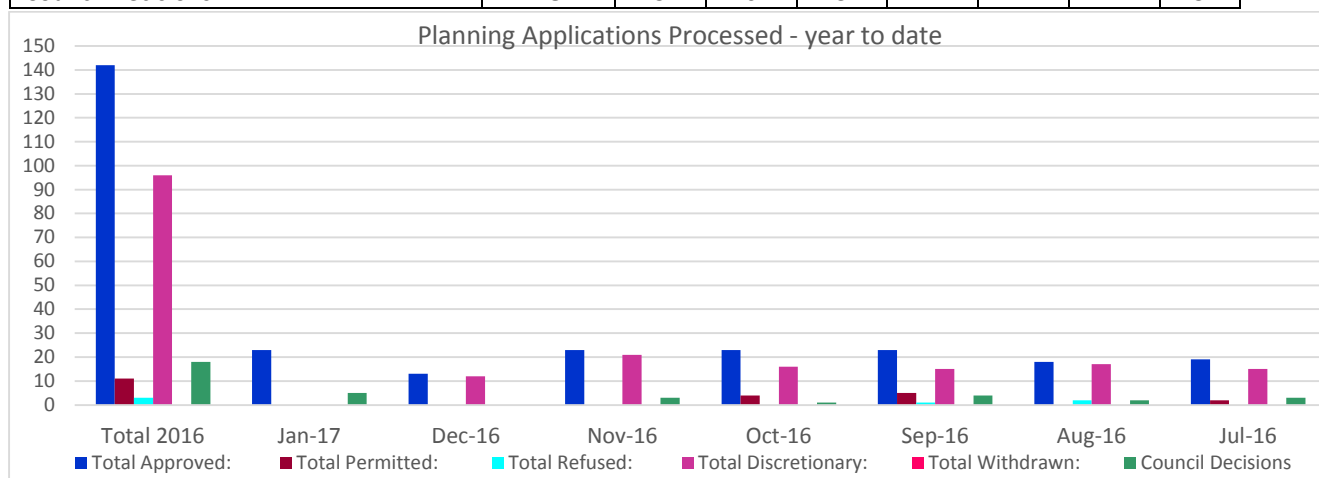
1 PURPOSE OF REPORT

The purpose of this report is to present the Development Services activities as at 31 December 2016.

2 DEVELOPMENT SERVICES REPORTING

2.1 Planning Decisions

	Total 2016	Jan- 17	Dec- 16	Nov- 16	Oct- 16	Sept- 16	Aug- 16	Jul- 16
Total Approved:	142	23	13	23	23	23	18	19
Total Permitted:	11	0	0	0	4	5	0	2
Average Days for Permitted		0	0	0	8	8	-	11
Days allowed for approval by LUPAA		28	28	28	28	28	28	28
Total Exempt under IPS:	12	0	1	2	3	3	1	2
Total Refused:	3	0	0	0	0	1	2	0
Total Discretionary:	96		12	21	16	15	17	15
Average Days for Discretionary:		23	32	31	29	38	36	38
Days allowed for approval under LUPAA:		42	42	42	42	42	42	42
Total Withdrawn:	0	0	0	0	0	0	0	0
Council Decisions:	18	5	0	3	1	4	2	3



AGENDA – ORDINARY MEETING

20 FEBRUARY 2017



January 2017

Project	Details	Address	Applicant	No of LUPAA days	Perm / Disc / Exempt
DELEGATED DECISIONS					
P16-245	Resubdivision between 3 lots	8 & 4A Seccombe St, Perth	Andy Hamilton and Associates Pty Ltd	42	D
P16-248	Shed & wash bay (ancillary to existing cement-batching plant)	18 Boral Rd, Western Junction	Wilkin Design & Drafting Pty Ltd	42	D
P16-262	Use of existing sign to include Translink promotion and commercial advertising of Northern Midlands Business Association members (Large Billboard Sign)	11 Boral Rd (corner of Evandale Rd & Boral Rd), Western Junction	Northern Midlands Business Association	1	D
P16-280	Resubdivision between 2 lots in rural zone	'Woodlands', 189 Chintah Rd & 'Wenfield', Chintah Rd, Longford	A Taylor	39	D
P16-285	Resubdivision between 2 lots in rural zone	631 Nile Rd, Nile	Cohen & Associates Pty Ltd	42	D
P16-290	Tree removal (heritage-listed place in heritage precinct)	17 Smith St, Longford	P & M Mullins	42	D
P16-294	Dwelling (vary setbacks [E, W & S] & site coverage)	166a Fairtlough St, Perth	Garwood Homes	42	D
P16-295	Alterations & additions to Queens Arms Hotel (heritage-listed place in heritage precinct) (vary parking requirements)	69 Wellington St, Longford	Duxford Pty Ltd	38	D
P16-296	Signage board (heritage area)	3 Commonwealth Ln, Campbell Town	Ms Smith-Harvey	35	D
P16-299	Garage (16m x 6m) - vary (N) side setback and demolish existing garage	61 Catherine St, Longford	L Armstrong	34	D
P16-300	Garage (12m x 7m) - vary side & rear setback & demolish existing garage	8 Scone St, Perth	D Jays	42	D
P16-301	Shed extension (7.7m x 10.9m) - vary (N) side setback	44 Cromwell St, Perth	K Williams	42	D
P16-302	Shed (including demolition of existing shed & carport) - vary side (W) (heritage area)	38 Russell St, Evandale	Richard John & Sandra Margaret Rofo	42	D
P16-303	Multiple dwellings (3) & two new accesses (vary sunlight provision middle & southern dwellings)	1A Fore St, Perth	MZSR Developments	36	D
P16-306	Covered Deck (heritage area)	28 Bond St, Ross	P Evans	34	D
P16-307	Covered deck & outbuildings (vary setbacks and within 50m of railway line)	27 Barton Rd, Epping Forest	J&J Sloma	42	D
P16-308	Extension to existing residence and carport - accessed over CT18088/2 & 6 (vary side [S] boundary, siting & floor area)	5 Gibbet Hill Rise, Perth	Adams Building Design	40	D
P16-309	Multiple dwelling & carport (in front of existing dwelling) & construct new deck & porch on existing dwelling (vary visitor carpark)	7 Clarence St, Perth	R Johnston & T Hill	40	D
COUNCIL DECISIONS					
P16-077	Tyre recycling facility (tyre storage & shredding (level 2 activity under EMPCA)	437 Woolmers Ln, Longford	6ty Degrees (obo Tyre Recycle Tas)	42	C
P16-165	4 multiple dwellings - vary front (W) setback (within 50m of railway)	4 Rose Gold Crt, Perth	Urban Design Solutions	42	C
P16-215	Installation of covered anaerobic lagoon - (ancillary to level 2 activity under EMPCA)	22 Tannery Rd, Longford	Pitt & Sherry (obo JBS Australia)	42	C
P16-275	Midland Highway safety upgrade - Epping Forest to Powranna	Midland Highway, Epping Forest	Department of State Growth	42	C
P16-286	1.8m high Colorbond front fence, gate and personal access gate	66 Bulwer St, Longford	K McCall	42	C
COUNCIL DECISIONS - REFUSALS					
RMPAT DECISIONS					

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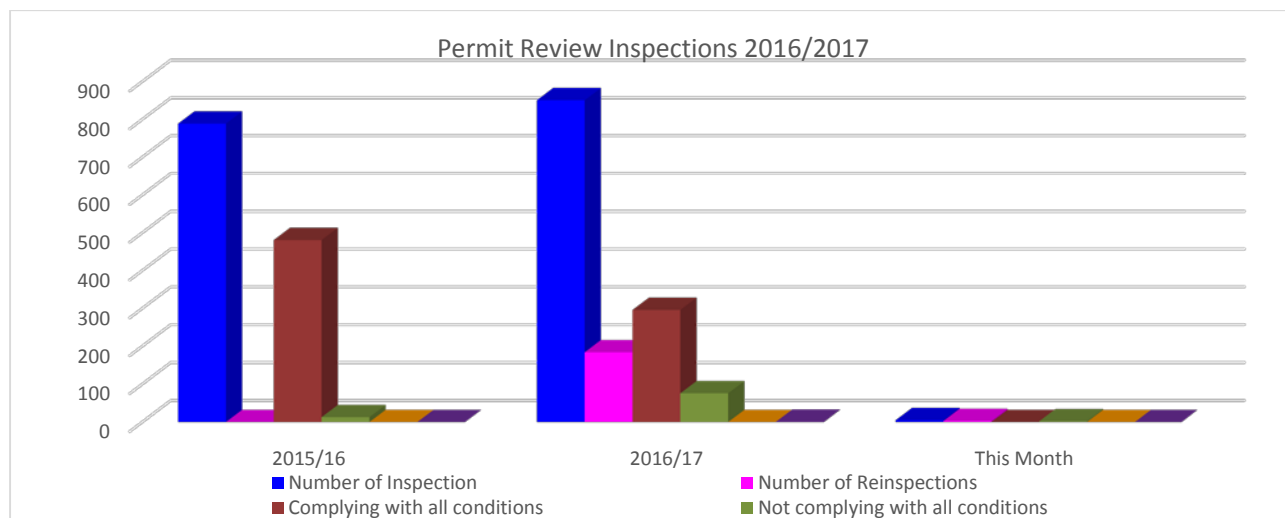
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2.2 Planning Compliance – Permit Review

Permit Reviews Undertaken

	2015/2016	This Month	2016/2017
Number of Inspections	789	5	851
Property owner not home or only recently started (Recheck in three months)	295		295
Complying with all conditions / signed off	481		296
Not complying with all conditions	13	2	76
Reinspections		3	184
Building Notice Orders issued			1



2.3 Matters Awaiting Decision by TPC & RMPAT

TPC	Tasmanian Planning Commission
IPS	Northern Midlands Interim Planning Scheme 2013 – effective date 1.6.13. Report on representations sent to TPC. TPC held a meeting on 21.5.15 with Council staff and representors to discuss representations to the Interim Scheme. No further action from TPC at this time.
TPS	Tasmanian Planning Scheme – State Planning Provisions (SPP). TPC panel heard submissions in relation to the SPP zones and codes on dates from July to October 2016 and are complete. The Commission has to complete its consideration of the draft SPPs and report to the Minister.
07/15	Draft Amendment & Planning Permit P15-331 - 2 Hudson Fysh Drive, Western Junction – Carpark (variations to development standards). TPC held hearing 17.6.16. Amendment modified as directed by the TPC by way of making the amendment more widely applicable and sent to TPC.
01/16	Site-specific Planning Scheme Amendment 01/16 & 24-hour service station. TPC hearing held 24.01.17
RMPAT	Resource Management & Planning Appeals Tribunal
12/17S	P16-245 3 Lot Boundary Adjustment,
Decisions received	
TPC	
02/15	Draft Amendment 02/15 – revisions to heritage provisions – TPC approved 27-Jan-2017
RMPAT	
	.

2.4 Building Approvals

The following table provides a comparison of the number and total value of building works for 2015/16 and 2016/17.

	YEAR – 2015/16				YEAR – 2016/17			
	Jan-16		July 15 - Jan 16		Jan-16		July 16 - Jan 17	
	No.	Total Value	No.	Total Value	No.	Total Value	No.	Total Value
		\$		\$		\$		\$
New Dwellings	4	1,381,689	43	10,716,937	7	2,892,656	46	12,227,904
Dwelling Additions			22	1,664,000	2	200,000	23	1,852,000
Garage/Sheds & Additions	3	55,155	47	833,561	3	193,000	48	982,860
Commercial	1	873,000	17	4,018,133			16	3,145,123

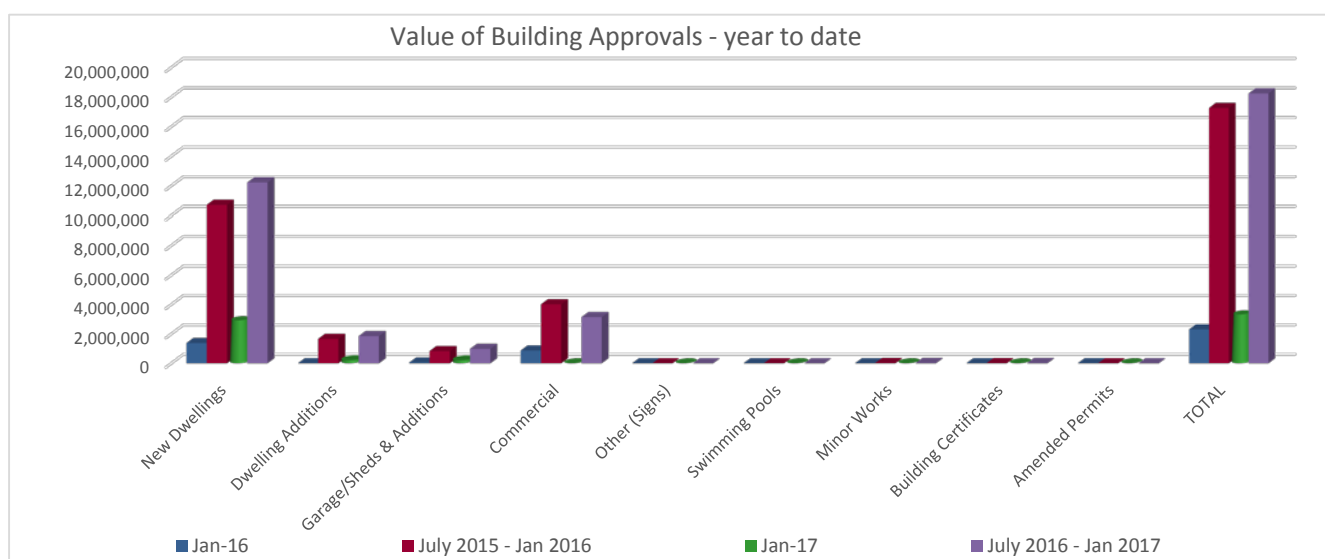
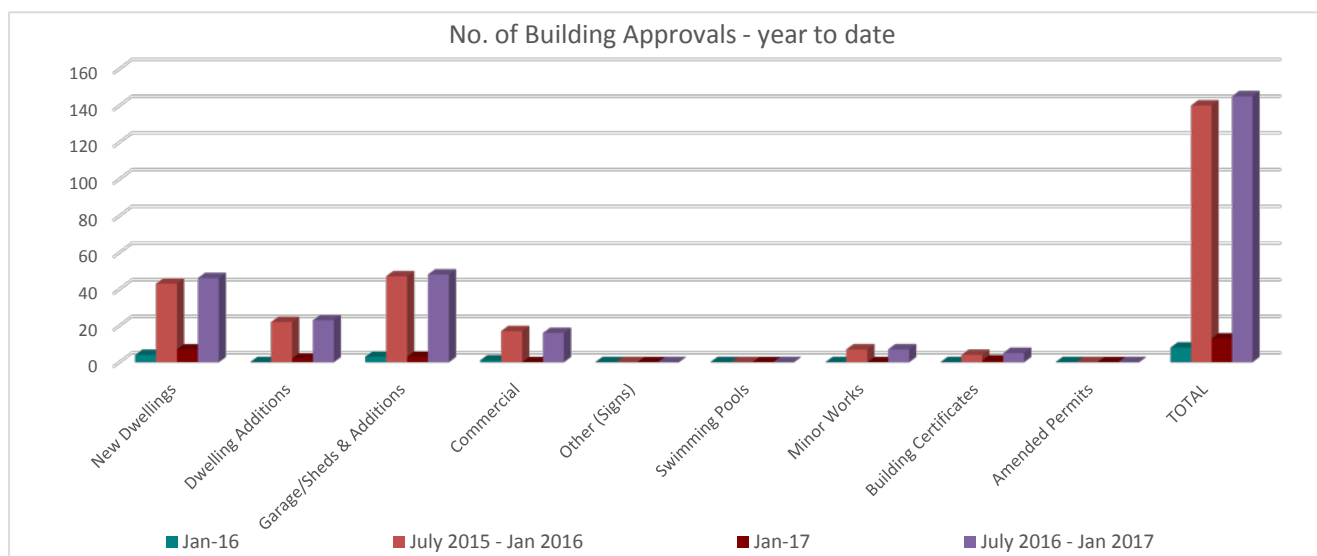
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	YEAR – 2015/16				YEAR – 2016/17			
	Jan-16		July 15 - Jan 16		Jan-16		July 16 - Jan 17	
	No.	Total Value	No.	Total Value	No.	Total Value	No.	Total Value
		\$		\$		\$		\$
Other (Signs)								
Swimming Pools								
Minor Works			7	21,419			7	21,419
Building Certificates			4	10,060	1	5,000	5	15,060
Amended Permits								
TOTAL	8	2,309,844	140	17,264,110	13	3,290,656	145	18,244,366
Inspections								
Building					22		22	
Plumbing					34		34	

Figures do not include Building Approvals processed under the Resource Sharing Agreements.



3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

- Progress – Economic Health and Wealth – Grow and Prosper
 - Strategic Project Delivery – Build Capacity for a Healthy Wealthy Future
- Core Strategies:

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- ♦ Strategic, sustainable, infrastructure is progressive
A Land Use and Development Strategy to direct growth
- Economic Development – Supporting Growth and Change
Core Strategies:
 - ♦ Towns are enviable places to visit, live and work
- People – Culture and Society – A Vibrant Future that Respects the Past
 - Sense of Place – Sustain, Protect, Progress
Core Strategies:
 - ♦ Planning benchmarks achieve desirable development
 - ♦ Council nurtures and respects historical culture
 - ♦ Developments enhance existing cultural amenity
- Place – Nurture our Heritage Environment
 - Environment – Cherish and Sustain our Landscapes
Core Strategies:
 - ♦ Meet environmental challenges
 - History – Preserve and Protect our Built Heritage for Tomorrow
 - ♦ Our heritage villages and towns are high value assets
- Core Departmental Responsibilities
 - Planning and Development

4 STATUTORY REQUIREMENTS

4.1 *Land Use Planning & Approvals Act 1993*

The planning process is regulated by the Land Use Planning & Approvals Act 1993, section 43 of which requires Council to observe and enforce the observance of its planning scheme.

4.2 *Building Act 2016*

The *Building Act 2016* requires Council to enforce compliance with the Act.

5 RISK ISSUES

Overall Council currently has a good reputation throughout the development community and that people are aware of the need for building approvals. Inconsistent decision making would place this reputation at risk.

Council strives to ensure that the planning scheme meets expectations of community. Ongoing changes driven by the State despite public exhibition may not always further this aim.

6 COMMUNITY CONSULTATION

Discretionary applications are placed on public notification in accordance with Section 57 of the *Land Use Planning & Approvals Act 1993*.

7 OFFICER'S COMMENTS/CONCLUSION

Planning approval timelines for processing of applications have decreased to 23 days (32 days last month) (42 days allowed by LUPAA).

Permit reviews are on track with last year with 851 being inspected to date, compared to 789 in the previous year.

There have been 145 building approvals for July 2016 to January 2017 at a value of \$18,244,366 compared to 140 approvals at a value of \$17,264,110 for the period July 2015 to January 2016.

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RECOMMENDATION

That the report be noted.

DECISION

Cr

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DEV 2 POLICY REVIEW: WIND TURBINES POLICY

Attachments: Section 1 – Page 323

File: 44/001
Responsible Officer: Des Jennings, General Manager
Report prepared by: Paul Godier, Senior Planner

1 PURPOSE OF REPORT

The purpose of this report is to review Council's policy on Wind Turbines.

2 INTRODUCTION/BACKGROUND

Council's Policy on Wind Turbines has been operating since 2013 and is due for review.

3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017-2027 provides the guidelines within which Council operates. The policy is within the Development Services departmental responsibility.

4 POLICY IMPLICATIONS

No policy implications are identified.

5 STATUTORY REQUIREMENTS

5.1 Section 48 - Land Use Planning and Approvals Act 1993

A person must not commence any use or development where a permit is required without such a permit.

6 FINANCIAL IMPLICATIONS

No financial implications are identified.

7 RISK ISSUES

No risk issues are identified.

8 CONSULTATION WITH STATE GOVERNMENT

Not considered necessary for this matter.

9 COMMUNITY CONSULTATION

Not considered necessary for this matter.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can amend the policy as recommended, or move alternative amendments.

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11 OFFICER'S COMMENTS/CONCLUSION

After review of the policy it is considered that no amendments are required, other than updating the name of the planning scheme.

12 ATTACHMENTS

12.1 Amended Wind Turbine Policy.

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council endorse the amended Wind Turbines Policy.

DECISION

Cr

Cr

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DEV 3 POLICY REVIEW: SOLAR PANELS POLICY

Attachments: Section 1 – Page 324

File: 44/001
Responsible Officer: Des Jennings, General Manager
Report prepared by: Paul Godier, Senior Planner

1 PURPOSE OF REPORT

The purpose of this report is to review Council's policy on Solar Panels.

2 INTRODUCTION/BACKGROUND

Council's Policy on Solar Panels has been operating since 2012 and is due for review.

3 STRATEGIC PLAN 2017-2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates. The policy is within the Development Services departmental responsibility.

4 POLICY IMPLICATIONS

No policy implications are identified.

5 STATUTORY REQUIREMENTS

5.1 Planning Directive 1 – Format and Structure of Planning Schemes

A permit is not required for solar collector panels and photovoltaic cells on a roof unless it is a heritage place or precinct.

6 FINANCIAL IMPLICATIONS

Operation of the policy is within existing budget allocations.

7 RISK ISSUES

No risk issues are identified.

8 CONSULTATION WITH STATE GOVERNMENT

Not considered necessary for this matter.

9 COMMUNITY CONSULTATION

Not considered necessary for this matter.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can amend the policy as recommended, or move alternative amendments.

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11 OFFICER'S COMMENTS/CONCLUSION

A review of the policy has found that it has been operating as intended. Minor amendments are required to reflect the name of the current planning scheme, and the relevant council department.

12 ATTACHMENTS

12.1 Amended Solar Panels Policy.

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council endorse the amendments to the Solar Panels Policy.

DECISION

Cr

Cr

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DEV 4 POLICY REVIEW: LANDSCAPING REQUIREMENTS FOR DEVELOPMENT PROPOSAL POLICY

Attachments: Section 1 – Page 326

File: 44/001
Responsible Officer: Des Jennings, General Manager
Report prepared by: Paul Godier, Senior Planner

1 PURPOSE OF REPORT

The purpose of this report is to review Council's policy on landscaping requirements for development proposals.

2 INTRODUCTION/BACKGROUND

The policy was last reviewed in October 2013 and is due for review.

3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017-2027 provides the guidelines within which Council operates. The policy is within the Development Services departmental responsibility.

4 POLICY IMPLICATIONS

The amendments do not have an impact on the operation of the policy.

5 STATUTORY REQUIREMENTS

5.1 Clause 8.11 - Northern Midlands Interim Planning Scheme 2013

Conditions on a permit may require that specific things be done to the satisfaction of the planning authority.

6 FINANCIAL IMPLICATIONS

Operation of the policy is within existing budget allocations.

7 RISK ISSUES

No risk issues were identified.

8 CONSULTATION WITH STATE GOVERNMENT

Consultation with State Government was not required.

9 COMMUNITY CONSULTATION

No community consultation was identified as being necessary.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can amend the policy as recommended, or move alternative amendments.

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11 OFFICER'S COMMENTS/CONCLUSION

Landscaping plans and bonds for landscaping works continue to be taken in accordance with the policy. The only change needed is to the name of the applicable legislation.

12 ATTACHMENTS

12.1 Amended Landscaping Requirements for Development Proposals Policy

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That Council endorse the amendments to the Landscaping Requirements for Development Proposals Policy.

DECISION

Cr

Cr

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DEV 5 POLICY REVIEW: FIREWORKS POLICY

Attachments: Section 1 – Page 327

File: 44/001
Responsible Officer: Des Jennings, General Manager
Report prepared by: Paul Godier, Senior Planner

1 PURPOSE OF REPORT

The purpose of this report is to review Council's policy on Fireworks.

2 INTRODUCTION/BACKGROUND

Council wants to ensure that fireworks displays within the built-up and rural residential areas of the Northern Midlands are conducted in such a manner to minimise any impact on residential amenity and the safety of horses and domestic animals. To this end it has adopted the Fireworks Policy.

There have been changes to the legislation that regulate fireworks permits. These are discussed below.

The previous *Dangerous Goods (General) Regulations 1998*:

- Required Workplace Standards to give a copy of an application for a fireworks permit to the general manager of the council.
- Allowed the general manager to object to the issue of a fireworks permit.

The current *Explosives Act 2012*:

- Requires application for a fireworks display permit to be made to the Secretary of the Department of Justice through Service Tasmania 21 days before the event. If approved, the firework permit holder must give at least 7 days' notice of the display to the council's general manager and the owner or occupier of each property adjoining the site, or give public notice of the display in a daily newspaper published and circulating generally in the region that the display is to be held in.
- Allows the Secretary to refuse an application for a fireworks display permit if not satisfied of any matters that the Secretary considers relevant. WorkSafe Tasmania's Firework Permit Application form advises that applications are likely to be refused:
 - o *In the following 'sensitive' suburbs due to persistent complaints, inherent risks and safety concerns - Orielton, Acton Park, Roches Beach, Sandford, **Devon Hills**, Dodges Ferry and Carlton.*
 - o *Where safety and administrative requirements of the Explosives legislation cannot be met, including risk to livestock in semi-rural areas with a concentration of cattle or private horse ownership within 1 km.*
 - o *Where there are objections from the relevant Local Council.*

3 STRATEGIC PLAN 2007/2017

The Strategic Plan 2017-2027 provides the guidelines within which Council operates. The policy is within the Development Services departmental responsibility.

4 POLICY IMPLICATIONS

Changes to the legislation that governs fireworks has had implications on Council's Fireworks Policy as discussed in this report.

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5 STATUTORY REQUIREMENTS

5.1 Section 87 - Explosives Act 2012

A person must not hold a fireworks display unless the person holds a fireworks display permit for that display.

6 FINANCIAL IMPLICATIONS

None applicable to this matter

7 RISK ISSUES

Fireworks have the potential to cause risk issues to owners of domestic animals and livestock, and to the safety of the Launceston Airport.

8 CONSULTATION WITH STATE GOVERNMENT

Not considered necessary for this matter.

9 COMMUNITY CONSULTATION

Not considered necessary given the community feedback that was used to prepare the original Fireworks Policy.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can amend the policy as recommended or move alternative amendments.

11 OFFICER'S COMMENTS/CONCLUSION

Changes to the legislation means that council:

- no longer has the opportunity to object to fireworks permits before they are issued.
- can no longer direct how notice of an application for a permit is to be given.

However, WorkSafe Tasmania's application form states that applications are likely to be refused in Devon Hills or where there is a concentration of cattle or private horse ownership within 1 km.

Where a fireworks display permit is issued the permit holder must give at least 7 days' notice of the display to the council's general manager and the owner or occupier of each property adjoining the site, **or** give public notice of the display in a daily newspaper published and circulating generally in the region that the display is to be held in.

Approved Events for Fireworks Displays

WorkSafe Tasmania's Firework Permit Application Form states that applications are likely to be refused in sensitive suburbs, including Devon Hills, or if the proposed event is not an 'approved purpose' listed as:

- 'Cracker Night' 27th May 2017
- New Year's Eve celebration
- A school or community fair
- Finale to a major agricultural show
- Finale to a major sporting or recreational event
- Traditional cultural occasion (e.g Chinese New Year)
- The opening or anniversary of a major commercial enterprise

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- Celebration of a major anniversary or milestone like Australia Day, Tasmania Day or a city centenary
- The performance of an artistic work that incorporates or is associated with the use of explosives (like Handel's "Music for the Royal
- A Military tattoo
- The testing/classification of fireworks, or related purposes, typically by a manufacturer/supplier
- A purpose that substantially corresponds to one of these purposes above

Launceston Airport

The Launceston Airport advises that there are a number of regulations prohibiting fireworks from creating a hazard to aircraft. For example, the *Civil Aviation Regulations 1988* Part 101 regulates the use of fireworks within 3 nautical miles (5.5 km) of an airport.

It is suggested that the policy refer to fireworks displays not creating a hazard to aircraft by being more than 5.5km from the airport.

Conclusion

It is considered that council should lodge an objection to a Fireworks Display Permit with the Secretary of the Department of Justice if:

- Council becomes aware that the required notice before an event was not given;
- on reviewing any complaints received about fireworks displays, it supports those complaints; or
- Council becomes aware that a fireworks display was conducted within 5.5 km of the Launceston Airport.

12 ATTACHMENTS

12.1 Amended Fireworks Policy

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That the policy be revised as follows:

DECISION

Cr

Cr

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DEV 6 LAND USE AND DEVELOPMENT BRIEF

Attachments: Section 1 – Page 333

File: 13/026
Responsible Officer: Des Jennings, General Manager
Report prepared by: Paul Godier, Senior Planner

1 PURPOSE OF REPORT

The purpose of this report is to seek council's endorsement of the Land Use and Development Strategy brief, and to the calling for tenders to undertake the project.

2 INTRODUCTION/BACKGROUND

The Land Use and Development Strategy is listed in Council's Strategic Plan as a Strategic Departmental Outcome for 2017-2020.

The draft brief has been reviewed by officers of the Tasmanian Planning Commission with a view to ensuring that it requires the information necessary to support amendments to the planning scheme.

3 STRATEGIC PLAN 2017-2027

The Strategic Plan 2017-2027 provides the guidelines within which Council operates.

The Land Use and Development Strategy is listed as a Strategic Departmental Outcome for 2017-2020.

4 POLICY IMPLICATIONS

Council's Code of Tendering and Procurement is relevant to this matter.

5 STATUTORY REQUIREMENTS

5.1 Land Use Planning and Approvals Act 1993

Amendment of Planning Schemes, preparation of Local Provisions Schedules.

6 FINANCIAL IMPLICATIONS

Cost estimates have previously been presented to Council. It has been suggested that the project be carried out over two financial years.

7 RISK ISSUES

There are risk issues that the project goes over time. This can be reduced through the use of a steering committee.

There are risks that the project does not deliver the information needed to support changes to the scheme. This has been reduced through consultation with the Tasmanian Planning Commission and subsequent revision of the brief.

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8 CONSULTATION WITH STATE GOVERNMENT

The brief has been discussed with the Tasmanian Planning Commission.

9 COMMUNITY CONSULTATION

Community consultation will be undertaken as part of the project.

10 OPTIONS FOR COUNCIL TO CONSIDER

Council can endorse the brief as presented, or move amendments to the brief.

11 OFFICER'S COMMENTS/CONCLUSION

The Land Use and Development Strategy seeks to update the strategic planning vision of the Northern Midlands and provide the basis of the Northern Midlands' local planning provisions of the Tasmanian Planning Scheme.

The brief has been written so that the strategy is sufficiently detailed to enable rezoning and planning scheme amendments to be supported, while being flexible enough to support the dynamic evolution of land use demand over the life of the strategy.

It is recommended that the brief be endorsed, and tenders called.

12 ATTACHMENTS

12.1 Land Use and Development Strategy Brief

RECOMMENDATION 1

That the matter be discussed.

RECOMMENDATION 2

That council endorse the brief and call for tenders in accordance with Council's Code of Tendering and Procurement.

DECISION

Cr

Cr

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PUBLIC QUESTIONS & STATEMENTS

Regulation 31 of the *Local Government (Meeting Procedures) Regulations 2015* relates to the provision of Public Question Time during a Council meeting. Regulation 31(7) of the Regulations stipulates that “a Council is to determine any other procedures to be followed in respect of public question time at an ordinary council meeting.”

Public question time is to commence immediately after the meal break at approximately 6:45pm and is to be conducted in accordance with the following guidelines:

- At each Council Meeting up to 20 minutes, or such longer period as Council may determine by resolution at that meeting, is to be provided for persons at the meeting to ask questions.
- A person seeking to ask a question must firstly identify himself or herself by stating their name and the town they reside in.
- If more than one person wishes to ask a question, the Mayor is to determine the order in which those questions are asked
- Questions must be directed to the Mayor who shall answer or direct the question to the appropriate Councillor or Council Officer. A question will be answered if the information is known otherwise taken on notice and responded to in writing within 10 working days. Questions should preferably be in writing and provided to the General Manager 7 days prior to the Council Meeting.
- A person is entitled to ask no more than 2 questions on any specific subject. If a person has up to two questions on several subjects, the Mayor may defer those questions until other questions have been asked and refer back to that person only if time permits.
- Each speaker is limited to a maximum of 3 minutes.

1 PUBLIC QUESTIONS

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COUNCIL ACTING AS A PLANNING AUTHORITY

Section 25 (1) of the Local Government (meeting procedures) Regulations require that if a Council intends to act at a meeting as a Planning Authority under the *Land Use Planning and Approvals Act 1993*, the Chairperson is to advise the meeting accordingly.

DECISION

Cr

That the Council intends to act as a Planning Authority under the *Land Use Planning and Approvals Act 1993* for Agenda item PLAN 1.

2 STATEMENTS

PLAN 1 P16-235 - 13 Minerva Drive, Perth

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PLAN 1 PLANNING APPLICATION P16-235 13 MINERVA DRIVE, PERTH

Attachments: Section 1 – Page 344

Responsible Officer: Des Jennings, General Manager
Report prepared by: Melissa Cunningham, Planner
File Number: 109725.07 CT169213/7

1 INTRODUCTION

This report assesses an application for 13 Minerva Drive, Perth to construct a two storey dwelling.

2 BACKGROUND

Applicant:
Honed Architecture & Design

Owner:
Waters Meeting Pty Ltd

Zone:
General Residential

Codes:
Road and Railway Assets Code; Carparking and Sustainable Transport Code

Classification under the Scheme:
Residential (Single Dwelling)

Existing Use:
Vacant

Deemed Approval Date:
21-Feb-2017

Recommendation:
Approve

Discretionary Aspects of the Application

Variation to development standards

- 10.4.2 - Building envelope
- 10.4.3 - Private open space requirement
- 10.4.6 - Privacy

Planning Instrument: *Northern Midlands Interim Planning Scheme 2013*

Preliminary Discussion

Prior to submission of the application, the applicant held discussions with Council officers regarding the requirement for a planning permit. The issue of building height, open space, windows overlooking and access over neighbouring property were raised with the applicant. Once a valid application was made, further information was requested from the applicant regarding the building envelope overlay, shadow diagrams and overlooking of neighbouring property. A response from the applicant was received – copies of outgoing and incoming correspondence attached.

3 STATUTORY REQUIREMENTS

The proposal is an application pursuant to section 57 of the *Land Use Planning & Approvals Act 1993* (ie a discretionary application). Section 48 of the *Land Use Planning & Approvals Act 1993* requires the Planning Authority to observe and enforce the observance of the Planning Scheme. Section 51 of the *Land Use Planning & Approvals Act 1993* states that a person must not commence any use or development where a permit is required without such permit.

NORTHERN
MIDLANDS
COUNCIL

NORTHERN
MIDLANDS
COUNCIL

Measured form and function

6tyc

NORTH ELEVATION

PERFORATED EASYLAP GLAZING
PAINT FINISH WHITE

EASYLAP GLAZING
PAINT COLOUR TO MATCH MORTAR

COLORBOND ROOF, FASCIA & GUTTER
IN MORTAR

BRICKWORK, DANIEL ROBERTSON DOMESTIC BRICK

VERTICAL HARDWOOD DECKING

GLAZED BALUSTRADE TO CLIENT'S SPEC.

BRICKWORK, DANIEL ROBERTSON DOMESTIC BRICK

NOTE: ALL DOORS & WINDOWS TO BE GREY TINT DOUBLE GLAZED
IN MORTAR COLOURED POWDER COAT ALUMINIUM FRAMES

WEST ELEVATION

PERFORATED EASYLAP GLAZING
PAINT COLOUR TO MATCH MORTAR

RIBBED EASYLAP GLAZING
PAINT FINISH WHITE

GLAZED BALUSTRADE TO CLIENT'S SPEC.

VERTICAL HARDWOOD DECKING

BRICKWORK, DANIEL ROBERTSON DOMESTIC BRICK

SOUTH ELEVATION

PERFORATED EASYLAP GLAZING
PAINT FINISH WHITE

EASYLAP GLAZING
PAINT COLOUR TO MATCH MORTAR

SHARPE DOOR INSTALLED TO MANUFACTURER'S DETAILS
COLOR MORTAR

BRICKWORK, DANIEL ROBERTSON DOMESTIC BRICK

NOTE: ALL DOORS & WINDOWS TO BE GREY TINT DOUBLE GLAZED
IN MORTAR COLOURED POWDER COAT ALUMINIUM FRAMES

EAST ELEVATION

PERFORATED EASYLAP GLAZING
PAINT FINISH WHITE

VERTICAL HARDWOOD DECKING

GLAZED BALUSTRADE TO CLIENT'S SPEC.

BRICKWORK, DANIEL ROBERTSON DOMESTIC BRICK

NOTE: ALL DOORS & WINDOWS TO BE GREY TINT DOUBLE GLAZED
IN MORTAR COLOURED POWDER COAT ALUMINIUM FRAMES

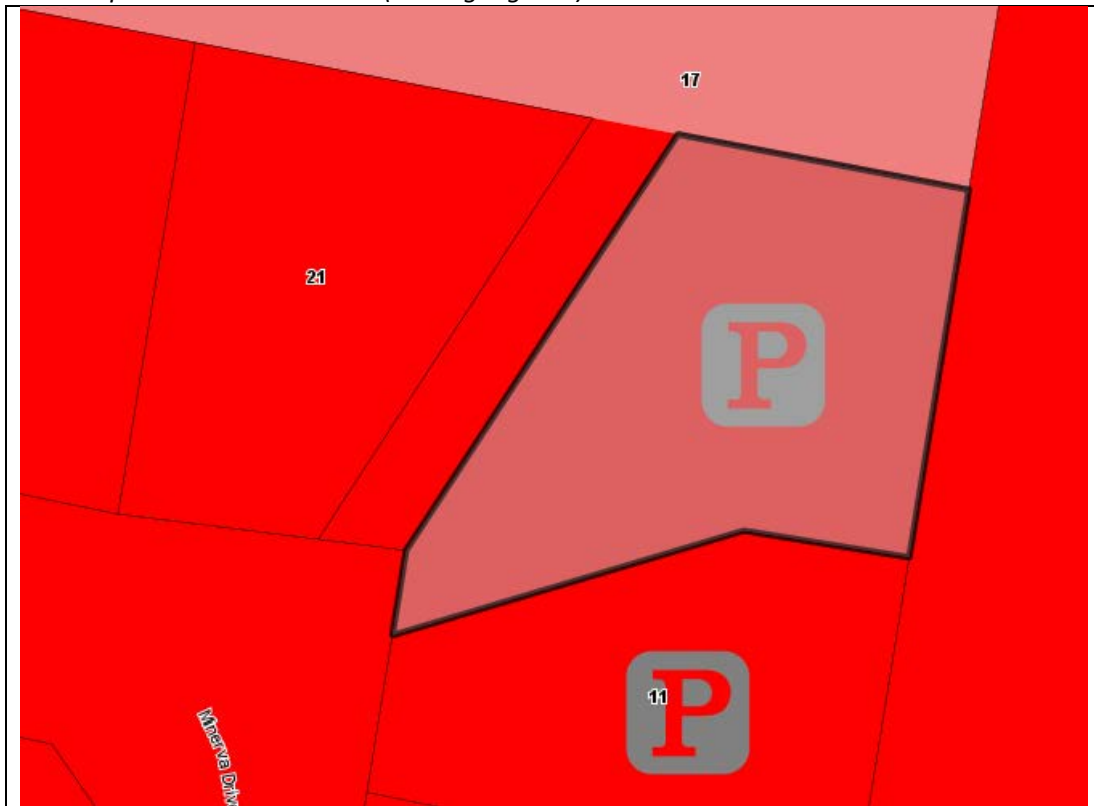
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4.2 Zone and land use

Zone Map –General Residential (site highlighted)



The land is zoned *General Residential*. The relevant Planning Scheme definition is:

<i>single dwelling</i>	<i>means a dwelling on a lot on which no other dwelling is situated; or a dwelling and an ancillary dwelling on a lot on which no other dwelling is situated.</i>
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Residential (Single Dwelling) is No Permit Required in the zone. But as there were variations to the planning scheme provisions, the application became discretionary.

A Part V Agreement is listed on the title, which relates to the requirement for the property owner, if they wish, to erect the initial solid rear boundary fence at their cost.

4.3 Subject site and locality

The author of this report carried out a site visit on 06 January 2017. The subject site is located on the northern side of Perth. The 959m² irregular shaped lot slopes to the south-west and is currently vacant. The property to the south contains a single residential dwelling, with a partially constructed fence along the boundary. The property to the east is residential zoned land and has been approved for a 17-lot subdivision. Land to the west is an internal driveway for a large internal low density zoned lot.

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Aerial photograph of area



Photographs of subject site



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4.4 Permit/site history

Relevant permit history includes:

- Title created in June 2016.
- P16-235 – Dwelling (current application)

4.5 Representations

Notice of the application was given in accordance with Section 57 of the *Land Use Planning & Approvals Act 1993*. A review of Council's Records management system after completion of the public exhibition period revealed that representation (attached) was received from:

- Michelle Riley, 11 Minerva Drive, Perth (southern neighbouring property)

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Map showing location of representor's property (highlighted) in relation to subject site



The matters raised in the representation are outlined below followed by the planner's comments.

Issue 1

- Covenant 17 on title restricts the building height to one storey.

Planner's comment:

Not a planning issue. No covenant exists on 13 Minerva Drive title restricting the building height to single storey. Furthermore, as Council is not listed on the covenant, Council has no power to enforce any covenants on this title.

Issue 2

- Building exceeds the building envelope, the walls are almost six metres high and will be approximately nine metres above the ground level from the adjacent dwelling. It will dominate the view from living areas, outdoor covered area and most of the garden of the house. The development will also significantly overshadow the garden of 11 Minerva Drive in the winter months.

Planner's comment:

The building envelope has been shown on the applicant's elevation plans. Under the planning scheme, the building envelope rises up three metres at the boundary, then projects at a 45° angle to a height of 8.5m. All measurements are taken from the natural ground level. Therefore, the planning scheme allows for the construction of double storey buildings. Due to the modern design of the dwelling, the roof is not hipped and the 'corners' of the building are protruding above the building envelope. Shadow diagrams have been provided. It is considered that the variation to the planning scheme provision will cause an unreasonable loss of amenity to the neighbouring property through visual impacts. (Discussed further in the planning scheme review at clause 10.4.2).

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Issue 3

- Privacy screening is inadequate and relies heavily on the screening of the recent landscaping at 11 Minerva Drive. The planted birch trees are only expected to grow 2-3m due to the high levels of surface rock in the area.

Planner's comment:

Loss of privacy caused by the development is considered to be an issue for the neighbouring dwelling. The window in the south-western bedroom (w12 2.1w x 0.9h) will directly overlook the neighbouring property's open space and alfresco area. As the window is raised over four metres from ground level, it will easily overlook the 1.8m boundary fence into the neighbouring property's backyard. The applicant has agreed to make the bedroom W12 opaque to reduce overlooking (Discussed further in the planning scheme review at clause 10.4.6).

Issue 4

- The double storey dwelling will impact on the visual amenity of the estate and character of the area

Planner's comment:

The proposed dwelling is not considered to be out of character for the general residential zone or cause any visual impacts on the overall area. The variations to height and setbacks cause impacts to the neighbouring property, but not to the estate overall. The overall height of the building does not exceed the zone provisions. There are also no planning scheme overlays that would restrict building materials and design.

4.6 Referrals

The application did not require any referrals.

4.7 Planning Scheme Assessment

GENERAL RESIDENTIAL ZONE
ZONE PURPOSE
<i>To provide for residential use or development that accommodates a range of dwelling types at suburban densities, where full infrastructure services are available or can be provided.</i> <i>To provide for compatible non-residential uses that primarily serve the local community.</i> <i>Non-residential uses are not to be at a level that distorts the primacy of residential uses within the zones, or adversely affect residential amenity through noise, activity outside of business hours traffic generation and movement or other off site impacts.</i> <i>To encourage residential development that respects the neighbourhood character and provides a high standard of residential amenity.</i>
Assessment: The proposal meets the zone purpose.

LOCAL AREA OBJECTIVES
<i>To consolidate growth within the existing urban land use framework of the towns and villages.</i> <i>To manage development in the General residential zone as part of or context to the Heritage Precincts in the towns and villages.</i> <i>To ensure developments within street reservations contribute positively to the Heritage Precincts in each settlement.</i>
Assessment: The proposal meets the local area objectives.

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PRECIS OF DEVELOPMENT STANDARDS FOR SINGLE DWELLINGS		
10.4.2 Setback and building envelopes for dwellings		
	A1	Unless within a building area, then
✓	(a)	4.5m from primary frontage; or not less than existing dwelling on site; OR
N/a	(b)	3m to secondary frontage; or not less than existing dwelling on site; OR
N/a	(b)	if vacant lot, setback which is not more or less than dwellings on immediately adjoining lots; OR
N/a	(c)	not less than the existing dwelling setback if less than 4.5m; OR
N/a	(d)	as per road setback specified in Planning Scheme
	A2	Garage or carport to be set back:
✓	(a)	5.5m from primary frontage or 1m behind the façade, OR
N/a	(b)	The same as the dwelling façade if under dwelling
N/a	(c)	1m if gradient > 1:5 for 10m from frontage
	A3	Dwellings (excluding minor protrusions extending to 1.5m)
x	(a)	to be within building envelope (i) frontage setback (as above), or 4.5m from rear boundary of adjoining frontage lot for internal lot (ii) 45 degrees from the horizontal at a height of 3m above natural ground level, 4m rear setback, and max height 8.5m AND
✓	(b)	1.5m side setback or built to the boundary (existing boundary wall within .2m of boundary or; 9m or 1/3 of the side boundary, whichever is lesser)
10.4.3 Site coverage and private open space for dwellings		
✓	A1 (a)	max. site coverage of 50% (excluding eaves)
✓	(c)	at least 25% free from impervious surfaces
✓	A2 (a)	POS of 24m ² in one location
x	(b)	horizontal dimension of 4m; AND
x	(c)	directly accessible from, & adjacent to, a habitable room (other than bedroom); AND
✓	(d)	not located to the S, SE or SW of dwelling, unless receives at least 3 hours of sunlight to 50% of area between 9am and 3pm on 21June; AND
✓	(e)	between dwelling and frontage only if frontage is orientated between 30 degrees west of north and 30 degrees east of north; AND
✓	(f)	not steeper than 1:10, AND
✓	(g)	not used for vehicle parking
10.4.4 Sunlight and overshadowing		
✓	A1	1 habitable room (other than bedroom) with window facing between 30 degrees west of north and 30 degrees east of north
10.4.5 Width of openings for garages and carports		
✓	A1	Garage or carport within 12m of a primary frontage (whether free-standing or not), total width of openings facing frontage of < 6m or half the width of the frontage (whichever is lesser).
10.4.6 Privacy		
X	A1	Balconies, decks, carports etc OR windows/glazed doors to a habitable room, more than 1m above natural ground level must have a permanently fixed screen to a height of at least 1.7m above the finished surface or floor level, with a uniform transparency of no more than 25%, along the sides facing a: (a) side boundary – 3m (b) rear boundary – 4m
✓	A2	Window or glazed door to be offset 1.5m from neighbour's window, OR sill height 1.7m above floor level, OR obscure glazing to 1.7m OR external screen to 1.7m
10.4.7 Frontage fences for single dwellings		
N/a	A1	Applies to maximum building height of fences on and within 4.5m of a frontage
N/a	(a)	1.2m if solid; OR
N/a	(b)	1.8m if above 1.2m has openings which provide a minimum 50% transparency
Easements		

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	✓	No construction over an easement
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10.4.2 Setbacks and building envelope for all dwellings

Objective:	To control the siting and scale of dwellings to: (a) provide reasonably consistent separation between dwellings on adjacent sites and a dwelling and its frontage; and (b) assist in the attenuation of traffic noise or any other detrimental impacts from roads with high traffic volumes; and (c) provide consistency in the apparent scale, bulk, massing and proportion of dwellings; and (d) provide separation between dwellings on adjacent sites to provide reasonable opportunity for daylight and sunlight to enter habitable rooms and private open space.
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Acceptable Solutions	Performance Criteria
A3 A dwelling, excluding outbuildings with a building height of not more than 2.4m and protrusions (such as eaves, steps, porches, and awnings) that extend not more than 0.6m horizontally beyond the building envelope, must: (a) be contained within a building envelope (refer to Diagrams 10.4.2A, 10.4.2B, 10.4.2C and 10.4.2D) determined by: (i) a distance equal to the frontage setback or, for an internal lot, a distance of 4.5m from the rear boundary of a lot with an adjoining frontage; and (ii) projecting a line at an angle of 45 degrees from the horizontal at a height of 3m above natural ground level at the side boundaries and a distance of 4m from the rear boundary to a building height of not more than 8.5m above natural ground level; and (b) only have a setback within 1.5m of a side boundary if the dwelling: (i) does not extend beyond an existing building built on or within 0.2m of the boundary of the adjoining lot; or (ii) does not exceed a total length of 9m or one-third the length of the side boundary (whichever is the lesser).	P3 The siting and scale of a dwelling must: (a) not cause unreasonable loss of amenity by: (i) reduction in sunlight to a habitable room (other than a bedroom) of a dwelling on an adjoining lot; or (ii) overshadowing the private open space of a dwelling on an adjoining lot; or (iii) overshadowing of an adjoining vacant lot; or (iv) visual impacts caused by the apparent scale, bulk or proportions of the dwelling when viewed from an adjoining lot; and (b) provide separation between dwellings on adjoining lots that is compatible with that prevailing in the surrounding area.

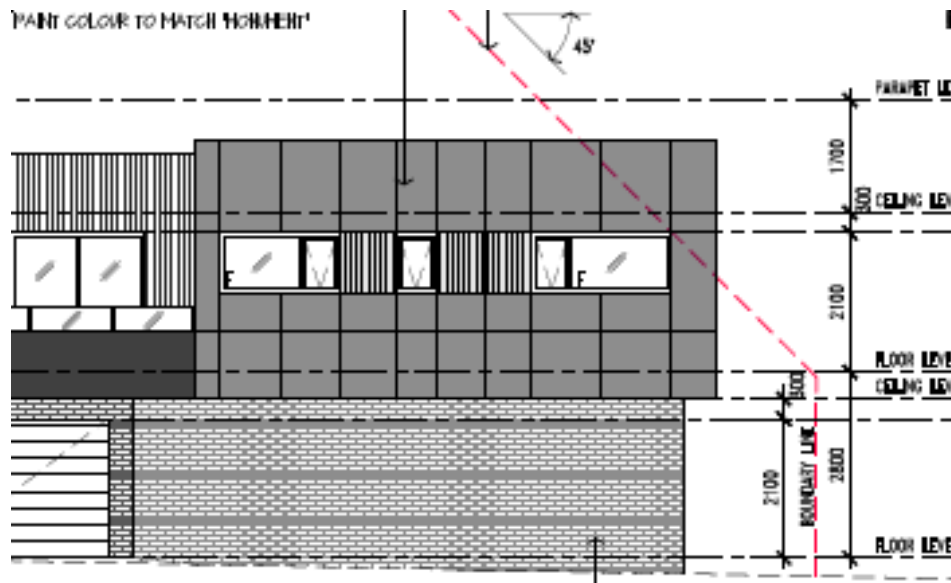
Comment:	The building extends above the building envelope and a representation has been received from the southern neighbour concerned with visual impacts and overshadowing to her property to the south. The south-eastern and south-western corners of the dwelling protrude roughly 2m above the building envelope. The south-western side of the dwelling is adjacent to a 6.67m wide driveway; therefore, does not cause any loss of amenity to the adjoining lot. The variation to the building envelope on the south-eastern side of the dwelling does cause unreasonable loss of amenity to the representor's property. Shadow plans have been provided to show the extent of overshadowing. The neighbouring property has recently been landscaped, with deciduous trees planted along the northern boundary and a 1.8m high boundary fence being erected. The representor's property has a double garage, living rooms and an alfresco area on the northern side of the dwelling. A batter has been cut into the ground, leaving a flat area around the northern side of the dwelling. The extra overshadowing caused by the protrusion into the building envelope is considered not to cause a great loss of amenity to the neighbouring property. It is the visual impacts of the building when viewed from the neighbouring property that will cause the unreasonable loss of amenity. To allow the development
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to proceed, a requirement is that the building is pushed back, so that it fits onto the building envelope on the south-eastern side and this also provides separation.



10.4.3 Site coverage and private open space for all dwellings

Objective:	To provide:
	(a) for outdoor recreation and the operational needs of the residents; and
	(b) opportunities for the planting of gardens and landscaping; and
	(c) private open space that is integrated with the living areas of the dwelling; and
	(d) private open space that has access to sunlight.

Acceptable Solutions	Performance Criteria
A1 Dwellings must have: (a) a site coverage of not more than 50% (excluding eaves up to 0.6m); and (b) for multiple dwellings, a total area of private open space of not less than 60m² associated with each dwelling, unless the dwelling has a finished floor level that is entirely more than 1.8m above the finished ground level (excluding a garage, carport or entry foyer); and (c) a site area of which at least 25% of the site area is free from impervious surfaces.	P1 Dwellings must have: (a) private open space that is of a size and dimensions that are appropriate for the size of the dwelling and is able to accommodate: (i) outdoor recreational space consistent with the projected requirements of the occupants and, for multiple dwellings, take into account any communal open space provided for this purpose within the development; and (ii) operational needs, such as clothes drying and storage; and (b) reasonable space for the planting of gardens and landscaping.
A2 A dwelling must have an area of private open space that: (a) is in one location and is at least: (i) 24m²; or (ii) 12m², if the dwelling is a multiple dwelling with a finished floor level that is entirely more than 1.8m above the finished ground level (excluding a garage, carport or entry foyer); and (b) has a minimum horizontal dimension of:	P2 A dwelling must have private open space that: (a) includes an area that is capable of serving as an extension of the dwelling for outdoor relaxation, dining, entertaining and children's play and that is: (i) conveniently located in relation to a living area of the dwelling; and

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(i) 4m; or (ii) 2m, if the dwelling is a multiple dwelling with a finished floor level that is entirely more than 1.8m above the finished ground level (excluding a garage, carport or entry foyer); and (c) is directly accessible from, and adjacent to, a habitable room (other than a bedroom); and (d) is not located to the south, south-east or south-west of the dwelling, unless the area receives at least 3 hours of sunlight to 50% of the area between 9.00am and 3.00pm on the 21st June; and (e) is located between the dwelling and the frontage, only if the frontage is orientated between 30 degrees west of north and 30 degrees east of north, excluding any dwelling located behind another on the same site; and (f) has a gradient not steeper than 1 in 10; and (g) is not used for vehicle access or parking.	(ii) orientated to take advantage of sunlight.
Comment: The dwelling has adequate private open space located at the rear of the dwelling, which is accessible via the back stairs and deck. This area receives adequate sunlight and is a usable area.	

10.4.6 Privacy for all dwellings

Objective: To provide reasonable opportunity for privacy for dwellings.

Acceptable Solutions	Performance Criteria
A1 A balcony, deck, roof terrace, parking space, or carport (whether freestanding or part of the dwelling), that has a finished surface or floor level more than 1m above natural ground level must have a permanently fixed screen to a height of at least 1.7m above the finished surface or floor level, with a uniform transparency of no more than 25%, along the sides facing a: (a) side boundary, unless the balcony, deck, roof terrace, parking space, or carport has a setback of at least 3m from the side boundary; and (b) rear boundary, unless the balcony, deck, roof terrace, parking space, or carport has a setback of at least 4m from the rear boundary; and (c) dwelling on the same site, unless the balcony, deck, roof terrace, parking space, or carport is at least 6m: (i) from a window or glazed door, to a habitable room of the other dwelling on the same site; or (ii) from a balcony, deck, roof terrace or the private open space, of the other dwelling on the same site.	P1 A balcony, deck, roof terrace, parking space or carport (whether freestanding or part of the dwelling) that has a finished surface or floor level more than 1m above natural ground level, must be screened, or otherwise designed, to minimise overlooking of: (a) a dwelling on an adjoining lot or its private open space; or (b) another dwelling on the same site or its private open space; or (c) an adjoining vacant residential lot.
A2 A window or glazed door, to a habitable room, of a dwelling, that has a floor level more than 1 m above the natural ground level, must be in accordance with (a), unless it is in accordance with (b): (a) The window or glazed door: (i) is to have a setback of at least 3 m from a side boundary; and	P2 A window or glazed door, to a habitable room of dwelling, that has a floor level more than 1 m above the natural ground level, must be screened, or otherwise located or designed, to minimise direct views to: (a) window or glazed door, to a habitable room of another dwelling; and

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(ii) is to have a setback of at least 4m from a rear boundary; and (iii) if the dwelling is a multiple dwelling, is to be at least 6m from a window or glazed door, to a habitable room, of another dwelling on the same site; and (iv) if the dwelling is a multiple dwelling, is to be at least 6m from the private open space of another dwelling on the same site. (b) The window or glazed door: (i) is to be offset, in the horizontal plane, at least 1.5 m from the edge of a window or glazed door, to a habitable room of another dwelling; or (ii) is to have a sill height of at least 1.7 m above the floor level or has fixed obscure glazing extending to a height of at least 1.7m above the floor level; or (ii) is to have a permanently fixed external screen for the full length of the window or glazed door, to a height of at least 1.7 m above floor level, with a uniform transparency of not more than 25%.	(b) the private open space of another dwelling; and (c) an adjoining vacant residential lot.
A3 A shared driveway or parking space (excluding a parking space allocated to that dwelling) must be separated from a window, or glazed door, to a habitable room of a multiple dwelling by a horizontal distance of at least: (a) 2.5m; or (b) 1m if: (i) it is separated by a screen of at least 1.7m in height; or (ii) the window, or glazed door, to a habitable room has a sill height of at least 1.7m above the shared driveway or parking space, or has fixed obscure glazing extending to a height of at least 1.7 m above the floor level.	P3 A shared driveway or parking space (excluding a parking space allocated to that dwelling), must be screened, or otherwise located or designed, to minimise detrimental impacts of vehicle noise or vehicle light intrusion to a habitable room of a multiple dwelling.
P2	Windows W3 and W12 are both within 3m of the side boundary. W3 is into the main bedroom, and as it faces south, overlooks the street and does not cause any privacy issues. W12 is into a bedroom and it directly overlooks the neighbouring property. The applicant has proposed to make the window opaque, but with the requirement that the building be moved back to conform with the building envelope, the window will be further than three metres from the boundary; and therefore, comply with the acceptable solutions. A condition is required to be placed upon the permit to ensure compliance with the acceptable solutions.

CODES	
E1.0 BUSHFIRE PRONE AREAS CODE	N/a
E2.0 POTENTIALLY CONTAMINATED LAND	N/a
E3.0 LANDSLIP CODE	N/a
E4.0 ROAD AND RAILWAY ASSETS CODE	Complies
E5.0 FLOOD PRONE AREAS CODE	N/a
E6.0 CAR PARKING AND SUSTAINABLE TRANSPORT CODE	Complies

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E7.0 SCENIC MANAGEMENT CODE	N/a
E8.0 BIODIVERSITY CODE	N/a
E9.0 WATER QUALITY CODE	N/a
E10.0 RECREATION AND OPEN SPACE CODE	N/a
E11.0 ENVIRONMENTAL IMPACTS & ATTENUATION CODE	N/a
E12.0 AIRPORTS IMPACT MANAGEMENT CODE	N/a
E13.0 LOCAL HISTORIC HERITAGE CODE	N/a
E14.0 COASTAL CODE	N/a
E15.0 SIGNS CODE	N/a

SPECIFIC AREA PLANS	
F1.0 TRANSLINK SPECIFIC AREA PLAN	N/a
F2.0 HERITAGE PRECINCTS SPECIFIC AREA PLAN	N/a

SPECIAL PROVISIONS	
9.1 Changes to an Existing Non-conforming Use	N/a
9.2 Development for Existing Discretionary Uses	N/a
9.3 Adjustment of a Boundary	N/a
9.4 Demolition	N/a
9.5 Subdivision	N/a

STATE POLICIES
The proposal is consistent with all State Policies.

OBJECTIVES OF LAND USE PLANNING & APPROVALS ACT 1993
The proposal is consistent with the objectives of the <i>Land Use Planning & Approvals Act 1993</i> .

STRATEGIC PLAN/ANNUAL PLAN/COUNCIL POLICIES
The proposal is consistent with the objectives of the <i>Strategic Plan 2017-2027</i> .

5 FINANCIAL IMPLICATIONS TO COUNCIL

Not applicable to this application.

6 OPTIONS

Approve subject to conditions, or refuse and state reasons for refusal.

7 DISCUSSION

Discretion to refuse the application is limited to impacts that the variations to the private open space requirement will have on the use of the dwelling and the impacts that the variation to the building envelope and privacy issues. The variations to the western side of the building does not cause any loss of amenity. However, as previously discussed, the variation to the building envelope and setback of the window from the boundary on the south-eastern side of the lot does cause loss amenity to the neighbouring property owner. It

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is recommended for the development to be approved, on the condition that the building is moved back, so that it complies with the acceptable solutions for the building envelope and the privacy requirements.

Conditions that relate to any aspect of the application can be placed on a permit.

The proposal will be conditioned to be used and developed in accordance with the proposal plans.

8 ATTACHMENTS

8.1 Application & plans, correspondence with applicant

8.2 Representations & applicant's response

RECOMMENDATION

That land at 13 Minerva Drive, Perth be approved to be developed and used for a dwelling in accordance with application P16-235, and subject to the following conditions:

1 Layout not altered

The use and development shall be in accordance with the endorsed plans numbered **P1 – P5**.

- **P1 – Site plan** (*Drawing No: Honed Architecture & Design, Sheet No's: A-DA-02 A, Dated: November 2016*)
- **P2 – Floor plan (level 1)** (*Drawing No: Honed Architecture & Design, Sheet No's: A-DA-03 A, Dated: November 2016*)
- **P3 – Floor plan (level 2)** (*Drawing No: Honed Architecture & Design, Sheet No's: A-DA-04 A, Dated: November 2016*)
- **P4 – Elevations – South & East** (*Drawing No: Honed Architecture & Design, Sheet No's: A-DA-06 B, Dated: November 2016*)
- **P5 – Elevations – North & West** (*Drawing No: Honed Architecture & Design, Sheet No's: A-DA-07 B, Dated: November 2016*)

2 Amended plans required

Prior to the issue of a building permit, or the commencement of development authorised by this permit, plans to the satisfaction of the Planning Authority must be submitted. The plans must be drawn to scale with dimensions. Once approved, the plan shall be endorsed and will form part of the planning permit, superseding the previous plan. The plans must show:

- a) The dwelling complying with the acceptable solutions of clause 10.4.2 A3 of the planning scheme (building envelope) for the south-eastern boundary setback (adjoining #11 Minerva Drive). Achieved by projecting a line at an angle of 45 degrees from the horizontal at a height of 3m above natural ground level at the side boundaries and to a building height of not more than 8.5m above natural ground level.
- b) Window W12 with a setback of at least three metres from a side boundary, or have a fixed obscure glazing or permanently fixed external screen for the full length of the window extending to a height of at least 1.7m above the floor level.

DECISION

Cr

Cr

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COUNCIL ACTING AS A PLANNING AUTHORITY – CESSATION

RECOMMENDATION

That the Council cease to act as a Planning Authority under the *Land Use Planning and Approvals Act 1993*, for the remainder of the meeting.

DECISION

Cr

That the Council cease to act as a Planning Authority under the *Land Use Planning and Approvals Act 1993*, for the remainder of the meeting.

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CON – ITEMS FOR THE CLOSED MEETING

DECISION

Cr

That Council move into the “Closed Meeting” with the General Manager, Corporate Services Manager, Regulatory & Community Development Manager, Works Manager and Executive Assistant.

CON 1 INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
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CON 2 APPLICATIONS BY COUNCILLORS FOR LEAVE OF ABSENCE

As per provisions of Section 15(2)(h) of the *Local Government (Meeting Procedures) Regulations 2015*.

CON 3 (1) PERSONNEL MATTERS

As per provisions of Section 15(2)(a) of the *Local Government (Meeting Procedures) Regulations 2015*.

CON 3 (2) INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Management Meetings

CON 3 (3) MATTERS RELATING TO ACTUAL OR POSSIBLE LITIGATION TAKEN, OR TO BE TAKEN, BY OR INVOLVING THE COUNCIL OR AN EMPLOYEE OF THE COUNCIL

As per provisions of Section 15(2)(i) of the *Local Government (Meeting Procedures) Regulations 2015*.
Correspondence Received

CON 3 (4) INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Action Items – Status Report

CON 3 (5) INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Compliance

CON 4 INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Cressy Recreation Ground Master Plan

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CON 5 INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Pump Station, Campbell Town

CON 6 INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Dog Matter

CON 7 INFORMATION OF A PERSONAL AND CONFIDENTIAL NATURE OR INFORMATION PROVIDED TO THE COUNCIL ON THE CONDITION IT IS KEPT CONFIDENTIAL

As per provisions of Section 15(2)(g) of the *Local Government (Meeting Procedures) Regulations 2015*.
Rates Matter

CON 8 CONTRACTS, AND TENDERS FOR THE SUPPLY OF GOODS AND SERVICES AND THEIR TERMS, CONDITIONS, APPROVAL AND RENEWAL

As per provisions of Section 15(2)(d) of the *Local Government (Meeting Procedures) Regulations 2015*.
Village Green, Ross

CON 9 MATTERS RELATING TO ACTUAL OR POSSIBLE LITIGATION TAKEN, OR TO BE TAKEN, BY OR INVOLVING THE COUNCIL OR AN EMPLOYEE OF THE COUNCIL

As per provisions of Section 15(2)(i) of the *Local Government (Meeting Procedures) Regulations 2015*.
Macquarie Road

CON 10 PROPOSALS FOR THE COUNCIL TO ACQUIRE LAND OR AN INTEREST IN LAND OR FOR THE DISPOSAL OF LAND

As per provisions of Section 15(2)(f) of the *Local Government (Meeting Procedures) Regulations 2015*.
Land/Property Matter

CON 11 PERSONNEL MATTERS

As per provisions of Section 15(2)(a) of the *Local Government (Meeting Procedures) Regulations 2015*.

DECISION

Cr

That Council move out of the closed meeting.

Mayor Downie closed the meeting at